



North West Leicestershire Local Plan Sustainability Appraisal

Strategy Policies S1- S5 Assessment Findings

North West Leicestershire District Council

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SLR Project No.: 430.000110.00001

Client Reference No: C0425

27 June 2024

Revision: 2

Revision Record

Revision	Date	Prepared By	Checked By	Authorised By
1	20 June 2024	LJ	JM	JM
2	27 June 2024	LJ	JM	JM

Basis of Report

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Acronyms and Abbreviations

Glossary	
Development Plan	The statutory framework for planning decisions, comprising the Development Plan Documents prepared by local planning authorities (this includes County Council, District Councils).
DPD (Development Plan Document)	A document containing local planning policies or proposals which form part of the Development Plan, which has been subject to independent examination.
LDD (Local Development Document)	The main group of documents within the LDF, comprising Development Plan Documents and Supplementary Planning Documents.
Local Plan	The Local Plan forms part of the statutory development plan for the District and informs decisions on planning applications.
NPPF (National Planning Policy Framework)	Published in December 2023, the National Planning Policy Framework (NPPF) sets out the Government planning policies for England and how these are expected to be applied. The NPPF is supported by the National Planning Practice Guidance (NPPG).
Proposals/Policies Map	A map accompanying the LDF showing areas of protection and identifying locations for land use and development proposals included in the adopted Development Plan Documents.
SA (Sustainability Appraisal)	A systematic process required by the Planning and Compulsory Purchase Act 2004 and incorporating the requirements of the SEA Directive (see below), aimed at appraising the social, environmental and economic effects of plan strategies and policies and ensuring that they accord with the objectives of sustainable development.
SEA (Strategic Environmental Assessment)	A process required by EU Directive 2001/42/EC (known as the SEA Directive) and the SEA Regulations (Statutory Instrument No. 1633) for the formal assessment of certain plans and programmes which are likely to have significant effects on the environment.



1.0 Introduction

This report sets out the methodology and draft findings of the Sustainability Appraisal (SA) of the draft Local Plan strategy policies (Policies S1-S5), providing information to North West Leicestershire District Council (NWLDC) officers to inform discussions with Members and the development of the Regulation 19 Local Plan.

The SA is in the second stage (Stage B: Options Assessment). The purpose of this stage of the SA process is to identify the potential significant effects of the policies and sites which are being considered as options for inclusion within the new Local Plan for North West Leicestershire. The overall aim of the SA is to maximise the potential positive effects; minimise or mitigate potential negative effects and uncertainty; and to promote sustainable development.

A total of 47 policies and 1 alternative policy were included within the Regulation 18 Local Plan which was subject to public consultation between 5 February to 17 March 2024. 7 policies are yet to be drafted. The remaining 7 policies will be assessed when the Regulation 19 version of the Local Plan is prepared. This report only covers the assessment of the draft Local Plan strategy policies (Policies S1-S5); a separate report covers the assessment of the remaining draft Local Plan policies.

The findings of this report will help to refine the strategy policies to be included in the new Local Plan and to identify mitigation and enhancement measures to improve the sustainability performance of the policies.

2.0 Methodology

An SA Framework (see Appendix A) was developed in the first stage of the SA (Stage A: Scoping) to provide a set of objectives against which to identify the potential positive, negative, environmental, economic, and social effects of the proposed Local Plan policies.

All preferred policies and any alternatives have been subject to assessment against the SA Framework, which contains 17 Sustainability Objectives (SA1 to SA17) supported by sub-objectives. The SA objectives are the key objectives against which the Local Plan and its alternatives will be tested, in order to identify potential significant effects of the Plan. The sub-objectives are more detailed and have been applied to enable a greater level of detail within the assessment.

Assessments have been undertaken using detailed assessment matrices in Excel format. One assessment matrix has been completed per policy. The assessments have been undertaken by skilled and experienced assessors, using their professional judgement and with reference to baseline data from the District. The assessors consider specific requirements of the SEA Regulations including whether a potential effect could be indirect/direct, permanent or temporary, replaceable/irreplaceable, and the potential magnitude and duration. Table 1 explains how this is considered and how significance has been determined within the assessments by the assessors.



Table 1: Significance Definitions

Symbol	Definitions of Significance of Effects Against the IIA Objectives	General assumptions on the nature of effects
++	<p>Significant Positive Effect: the option or policy 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</p>	<p>Permanent Continual Magnitude: High 80%+ receptor or environmental capacity affected; or Medium 40-80% of receptor or environmental capacity of affected The effect could be to:</p> <ul style="list-style-type: none"> • enhance and redefine a location in a positive manner, making a contribution at a national or international scale; • enhance and redefine a location in a positive manner; • 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.
+	<p>Minor Positive Effect: the option or policy supports the achievement of this objective; it addresses some relevant assessment questions, although it may have only a minor beneficial effect</p>	<p>Reversible Infrequent or intermittent Magnitude: Low 20-40% of receptor or capacity affected. The size, nature and location of a proposed scheme could:</p> <ul style="list-style-type: none"> • improve undesignated yet recognised receptor qualities at the neighbourhood scale; • fit into or with the existing location and existing receptor qualities; • affect a localised receptor; and/or • enable the restoration of valued characteristic features partially lost through other land uses.
0	<p>Neutral Effect: the option or policy has no impact or effect and is neutral insofar as the benefits and drawbacks appear equal and neither is considered significant</p>	<p>N/A</p>



Symbol	Definitions of Significance of Effects Against the IIA Objectives	General assumptions on the nature of effects
?	Uncertain Effect: Uncertain or insufficient information on which to determine the assessment at this stage	N/A
-	Minor Negative Effect: the option of policy 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 could: <ul style="list-style-type: none"> • be out of scale with the location; • affect a localised receptor; and/or • leave an adverse impact on a receptor of recognised quality such as a specific district or county designation.
--	Significant Negative Effect: the option or policy works against the achievement of this objective; it does not address relevant assessment questions; 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 of affected The effect could be: <ul style="list-style-type: none"> • to permanently degrade, diminish or destroy the integrity of the receptor; • to cause a very high-quality receptor to be permanently changed and its quality diminished; • not fully mitigable and may cumulatively amount to a severe adverse effect; • at a considerable variance to the location, degrading the integrity of the receptor; and/or • substantially damaging to a high-quality receptor such as a specific regional or national designation.



Mitigation measures have been put forward within the assessment tables to address potential negative and uncertain effects. These measures are intended to either offset a potential negative effect, reduce uncertainty or reduce the significance of a potential negative effect. Enhancement measures have also been put forward within the assessment tables to improve performance where either neutral or positive effects have been identified. Mitigation and enhancement measures is provided within the assessment tables and within Section 5 of this report.

The SA findings will continue to be refined as policies are drafted and modified as the Regulation 19 Local Plan is developed following Regulation 18 consultation.

2.1 Assessment Assumptions and Limitations

Assumptions made during the policy assessment have been recorded within the detailed assessment matrices. A general assumption made in the assessments is that all of the proposed policies would be taken forward within the Local Plan and therefore, for example, development management policies will provide mitigation for the potential effects of policies which will deliver new development. More detail on the assumptions made in the assessments will be included within the SA Report when it is prepared for consultation.



3.0 Assessment Findings

3.1 Introduction

The summary tables in this section present the sustainability performance of the 5 strategy policies of the Regulation 18 draft Local Plan. Detailed policy assessments can be found in Appendix A.

A summary table is presented which contains symbols and colours showing the potential sustainability effects against each of the SA Framework Objectives. The key to the sustainability effect scores is shown in Table 2.

Table 2: Key to Sustainability Significance Scores

Potential Sustainability Effect	Symbol
Significant positive	++
Minor Positive	+
Neutral	0
Uncertain	?
Minor Negative	-
Significant Negative	---

The policies assessed are listed in the left-hand column of the summary table. A discussion of the performance of the policies is provided under the summary table.



3.2 Performance of Strategy Policies

The Strategy chapter contains five policies, as shown in the summary table below.

Table 3: Summary of the Strategy Policy Assessments

Policy	SA Objective																
	Health and Wellbeing	Accessibility and Inequalities	Communities	Housing	Economy	Town Centres	Employment	Sustainable Travel	Air, Light and Noise Pollution	Climate Change Adaptation	Climate Change Mitigation	Biodiversity and Geodiversity	Landscape and Townscape	Land-use Efficiency	Historic Environment	Water	Waste
	SA1	SA2	SA3	SA4	SA5	SA6	SA7	SA8	SA9	SA10	SA11	SA12	SA13	SA14	SA15	SA16	SA17
Policy S1- Future Housing and Economic Development Needs (Strategic Policy)	+	0	+	++	++	+	++	0	0	+	+	+	+	0	+	0	0
Policy S2- Settlement Hierarchy (Strategic Policy)	+	++	++	++	+	+	+	++	0	0	0	--	0	--	0	0	0
Policy S3- Local Housing Needs Villages (Strategic Policy)	0	+	+	+	0	0	0	0	0	0	0	0	0	0	0	0	0
Policy S4- Countryside	0	0	0	+	+	0	+	-	-	-	0	0	++	+	+	0	0



Policy	SA Objective																
(Strategic Policy)																	
Policy S5- Residential Development in Countryside (Strategic Policy)	0	0	0	+	0	0	0	0	0	0	0	0	+	?	0	0	0

Generally, the strategy policies perform well, with a number of potential significant positive effects being identified for SA2, SA3, SA4, SA5, SA7, SA8 and SA13. A potential uncertain effect has been identified for SA14 for Policy S5 as it is unclear whether dwellings for rural workers could be placed on agricultural land, thus removing such land from the production of food. A potential significant negative effect has been identified for SA12 and SA14 for Policy S2 due to the likely development of greenfield land in order to accommodate housing growth. This could lead to the permanent and irreversible loss of greenfield land, including some of the best and most versatile agricultural land. Development could also lead to the loss of key biodiversity habitats and connectivity between such spaces.



4.0 Potential Cumulative Effects

No potential cumulative effects were identified within the strategy policy assessments.

5.0 Mitigation and Enhancement Measures

One mitigation measure and no enhancement measures were identified in relation to the strategy policies. Table 4 provides a summary of the mitigation measures identified within the policy assessments in Appendix A.

Table 4: Mitigation Measures

SA Objective	Policy Reference	Potential Effect	Mitigation Measure
SA12	Policy S2: Settlement Hierarchy	Significant Negative	A policy or policy wording protecting development on key biodiversity habitats or pathways, as well as incorporating a need for biodiversity net gain measures, could reduce the impact of development on biodiversity.
SA14	Policy S2: Settlement Hierarchy	Significant Negative	A policy or policy wording protecting development on the best and most versatile agricultural land could reduce the impact of development on land.
SA14	Policy S5: Residential Development in Countryside	Uncertain	Further detail within the policy wording to clarify if best and most versatile agricultural land could be developed is needed to determine the nature of the potential effect.

6.0 Next Steps

Amendments may be made to the assessments following review of the detailed assessment matrices in Appendix A. Once the Regulation 19 Local Plan policies have been prepared, including revisions following Regulation 18 consultation, the assessment findings will be updated. The updated assessment findings will be presented within an SA Report which will accompany the Regulation 19 draft Local Plan during consultation. The SA Report will meet the requirements of the SEA Regulations and will present, for example, the baseline data, the Local Plan's relationship with other relevant plans and programmes, potential cumulative effects, and the reasons for selecting alternatives. The SA Report will be accompanied by a Non-Technical Summary (NTS).







North West Leicestershire District Council
Strategy Policies S1-S5 Assessment: Appendix A

Prepared by:
SLR Consulting Ltd

Project Ref: **C0425**

Contract No:	C0425
Issue	2
Authors	L Jones
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Date:	27/06/2024

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VERSION CONTROL RECORD				
Issue	Description of Status	Date	Reviewer Initials	Authors Initials
1	Draft	20/06/2024	JM	LJ
2	Final	27/06/2024	VP	LJ

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

Policy/Measure name	
Region	
Policy/Measure description	
Implementation date	

SA Framework		SA Policy Assessment									
SA objective	SA sub-objective	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 if assessment 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 Score' table. For cases where a neutral effect has been identified, N/A will be present across columns 3-7.					A significance score will be entered here, which corresponds with the definition provided in the 'Significance Score' table.	The potential effect identified in column 8 will be detailed here, with justification for the significance score. Any phenomena considered as a part of the assessment which has informed these potential effects will also be detailed here.	Yes or No will be inserted here. If any non-suitability or other factors of the matrix for assessing a potential adverse effect is to not develop a site, 'No mitigation identified' will be written here.	Any mitigation required for potential adverse or uncertain effects will be detailed here. The nature of the potential adverse effect is to not develop a site. 'No mitigation identified' will be written here.

<p>Identified Negative and Uncertain Effects</p> <p>All potential significant negative and uncertain effects outlined in the assessment above, will be summarised into this box.</p>											
<p>Significant Positive Effects</p> <p>All potential significant positive effects identified within the assessment will be detailed here.</p>											
<p>Potential Cumulative Effects Identified</p> <p>Details of any potential cumulative effects, including which SA objectives could be affected, will be outlined here. This could include specific cumulative effects with another site, or those which could arise as a result of development across the borough.</p>											
<p>Mitigation and Enhancements</p> <p>Details of all mitigation listed in column 10 and any potential enhancements arising from assessment will be summarised against the relevant assessment item. All potential significant negative and uncertain effects will have mitigation listed.</p>											

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 NWL District Medium (M) = Across the entire NWL District, possibly reaching to neighbouring boroughs High (H) = Beyond the NWL Local Plan Boundary, 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
++	Significant Positive Effect: 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 of 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.
+	Minor Positive Effect: 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	Neutral Effect: the policy option has no impact or effect and is neutral insofar as the benefits and drawbacks appear equal and neither is considered significant	N/A
?	Uncertain Effect: Uncertain or insufficient information on which to determine the assessment this stage	N/A
-	Minor Negative Effect: 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.
--	Significant Negative Effect: 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 of 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.

Policy Name	SA1	SA2	SA3	SA4	SA5	SA6	SA7	SA8	SA9	SA10	SA11	SA12	SA13	SA14	SA15	SA16	SA17
S1 Future Housing and Economic	+	0	+	++	++	+	++	0	0	+	+	+	+	0	+	0	0
S2 Settlement Hierarchy	+	++	++	++	+	+	+	++	0	0	0	0	0	0	0	0	0
S3 Local Housing Needs Villages	0	+	+	+	0	0	0	0	0	0	0	0	0	0	0	0	0
S4 Countryside	0	0	0	+	+	0	+	-	-	-	0	0	++	+	+	0	0
S5 Res. Development Countryside	0	0	0	+	0	0	0	0	0	0	0	0	+	?	0	0	0

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

Policy/Alternative Name	Policy 11 - Future Housing and Economic Development Needs (Strategic Policy)
Policy	
Policy/Alternative Description	This policy sets out the housing and economic growth required by the Local Plan over the plan period, to 2040.
Assumptions Made	None

SA Objective	SA sub-objective	SA Framework					SA Policy Assessment				
		Direct/Indirect	Magnitude	Duration	Spatial Extent	Permanence/Reversible/Not	Significance	Description of potential effects	Potential for cumulative effects?	Mitigation	Enhancements
SA1 Improve the health and wellbeing of the district's population.	<ul style="list-style-type: none"> Enable people to make healthy choices through the use of urban design and provision of open space and walking/cycling routes. Ensure everyone has access to natural green space and recreation facilities. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, including contributing towards creating healthy places. Therefore an indirect minor positive effect has been recorded.			
SA2 Reduce inequalities and ensure fair and equal access and opportunities for all residents.	<ul style="list-style-type: none"> Ensure all residents have equitable access to health services, taking into account the needs of an ageing population. Provide affordable homes of the tenure and size to meet the needs of each part of the District. Provide opportunities for residents to mix and meet. Help design and create from new development. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA3 Help create the conditions for communities to thrive.	<ul style="list-style-type: none"> Use an integrated approach to delivery of housing and community facilities. Protect existing community facilities and ensure new facilities are built to support the needs of new housing development. Help improve provision of local services, such as shops, GP, public transport, and community service provision in the villages of northern WDC. Provide opportunities for residents to mix and meet. Help design and create from new development. Plan for the district in the context of the wider region, including nearby areas of Leicestershire, Derbyshire and Nottinghamshire. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives including the delivery of new infrastructure to support existing and future residents and businesses. Therefore an indirect minor positive effect has been recorded.			
SA4 Provide good quality homes that meet local needs in terms of number, type and tenure in locations where it can deliver the greatest benefits and sustainable access to services and jobs.	<ul style="list-style-type: none"> Ensure a sufficient number of dwellings are provided to meet the needs of existing residents changing household size to reduce commuting, improve access to services and jobs and to reach employment growth. Provide affordable homes of the tenure and size to meet the needs of each part of the District. Provide market homes to meet needs and to match the economic growth aspirations of the wider area. Provide homes that meet the lifetime needs of residents. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	The implementation of Policy 11 will lead to the development of 13,720 dwellings within the District over the plan period, thus helping to meet the housing needs of the District.			
SA5 Support economic growth throughout the District.	<ul style="list-style-type: none"> Provide for employment developments which support existing well performing employment sectors, such as storage and distribution and growth sectors including high tech manufacturing and which take advantage of the district's unique location. Support initiatives to improve the tourism and leisure sector, in particular in the National Forest and Charnwood Regional Forest Park. Protect key existing employment sites from change of use, especially where they support local employment needs. Support and help protect the rural economy. Support low carbon industries. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	The implementation of Policy 11 will lead to the development of 255,000m ² of employment and business space within the District over the plan period, thus helping to meet the economic needs of the District.			
SA6 Enhance the vitality and viability of existing town centres and village centres.	<ul style="list-style-type: none"> Enhance footfall within town centres and village centres. Support existing and new services and facilities (e.g. retail, restaurants etc.) within town centres and village centres. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 will lead to the development of 13,720 dwellings and 255,000m ² of employment and business space across the District, both of which could help to indirectly increase footfall within town and village centres, and support some facilities such as shops and restaurants. Therefore an indirect minor positive effect has been recorded.			
SA7 Provision of a diverse range of employment opportunities that match the skills and needs of local residents.	<ul style="list-style-type: none"> Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. Maintain a diverse employment base, including growing the high skill job sector as well as lower skilled jobs to match the diverse job needs of the workforce. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	This policy will deliver at least 255,000m ² of employment and business space across the District, including space for offices and industrial and small manufacturing. This will help to ensure there are employment opportunities within the District.			
SA8 Reduce the need to travel and increase numbers of people walking, cycling or using the bus for their day-to-day travel needs.	<ul style="list-style-type: none"> Ensure new development has sustainable transport access to facilities, services and jobs. Encourage cycle use for commuting and access to services, creating direct cycle routes. Reduce congestion in locations where it impacts on road safety, local amenity, causes severance, or adversely impacts on the economy. Use development to help secure better public transport for the District, in particular links to nearby rail stations and East Midlands Airport and evening and weekend services. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA9 Reduce air, light and noise pollution to avoid damage to natural systems and protect human health.	<ul style="list-style-type: none"> Ensure new and existing communities are not adversely affected by poor quality air and noise pollution, either through their location or through causing a further deterioration as a result of new development. Reduce lighting light pollution and biodiversity impacts by ensuring external lighting is the minimum required for safety and security. Ensure natural systems are not affected by air pollution. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA10 Reduce carbon emissions throughout the District.	<ul style="list-style-type: none"> Support proposals for decentralised (i.e. small and micro renewables) and low carbon energy generation. Support large scale low carbon grid schemes where appropriate located. New development should be built to energy efficiency standards in accordance with national policies. Ensure new development and car parks provide EV charging points. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, including addressing climate change and reducing carbon emissions. Therefore an indirect minor positive effect has been recorded.			
SA11 Ensure the District is resilient to the impacts of climate change.	<ul style="list-style-type: none"> Follow the sequential test in Planning Practice Guidance in the allocation of sites in flood risk areas. Ensure new development does not exacerbate the risk of flood of risk, for instance through use of sustainable drainage. Ensure new development is designed and located to be resilient to the impacts of climate change e.g. hotter summers, winter wetters and more extreme weather events. Ensure new development contributes to green infrastructure within the District, where possible. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, including addressing climate change and reducing carbon emissions. Therefore an indirect minor positive effect has been recorded.			
SA12 Protect and enhance the District's biodiversity and protect areas identified for their nature conservation and geological importance.	<ul style="list-style-type: none"> Ensure that development results in a net gain in biodiversity and contribute to the achievement of BAP targets. Protect, restore and enhance sites both statutory and non-statutory designated for their nature conservation importance from adverse impacts of development, including the river Mease SAC and Local Wildlife Sites (LWS). Enhance access to the natural environment, including mitigating greater biodiversity into urban areas. Avoid habitat fragmentation and extend ecological corridors. Protect geological designations from adverse impacts of development. Ensure the protection and enhancement of ecosystem services. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, including the creation of development which respects the natural environment. Therefore an indirect minor positive effect has been recorded.			
SA13 Conserve and enhance the quality of the District's landscape and townscape character.	<ul style="list-style-type: none"> Enhance the character and distinctiveness of the District's landscape. Help implement objectives for the National Forest and the Charnwood Forest Regional Park. Enhance townscape character, particularly in Castle Town Centre. Enhance the transition for urban to rural at the edge of towns and villages. Enhance the relationship between new and existing communities. Built design should help in creating vibrant places, making those approaching on foot a priority. Help deliver built environment improvements through high quality design. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, which includes reflecting the Council's Design Code and being of high-quality design. Therefore an indirect minor positive effect has been recorded.			
SA14 Ensure land is used efficiently and effectively.	<ul style="list-style-type: none"> Encourage development on previously developed land. Where possible protect the best quality agricultural land. Encourage development at densities which are appropriate to the location and the local environment. Where land has the potential to be contaminated or is known to be contaminated ensure that suitable investigation and remediation is carried out to bring it back into use. Protect soil quality and avoid soil pollution. Meet the loss of and enhance the natural capital assets of the District. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA15 Conserve and enhance the character, diversity and local distinctiveness of the District's built and historic heritage.	<ul style="list-style-type: none"> Protect and conserve heritage assets, buildings and their settings. Maximise and increase access to cultural heritage assets. Protect and enhance the local historic environment and ensure new development respects the character of the historic environment. Respect archaeological remains and protect or record according to guidance. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	Policy 11 requires development to contribute towards objectives of the Local Plan, including the creation of development which respects the built environment. Therefore an indirect minor positive effect has been recorded.			
SA16 Protect water resources and ensure they are used efficiently.	<ul style="list-style-type: none"> Ensure developments are designed to a high level of water efficiency. Ensure all water resources are protected from pollution. Ensure that all water courses are enhanced at least 'Good' ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA17 Ensure the efficient use of natural resources, including reducing waste generation.	<ul style="list-style-type: none"> Ensure new development incorporates space for waste sorting and storage to aid recycling. Encourage sustainable construction making use of recycled and recyclable building materials. Reduce the use of demolition waste. Ensure mineral deposits and sites allocated for waste management are not derelict through inappropriately located development. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			

Policy/Strategic name	Policy 12: Sustainable Housing (Strategic Policy)
Owner	City of Edinburgh
Policy/Strategic description	Policy 12 sets out the outcomes for the City of Edinburgh, to direct new development to appropriate locations. Specifically, it through Town Centre (Urban Area), Key Service Centres (Urban Area) and Local Centres (Urban Area), New Settlement (New Settlement), Local Service Centres (District, Regrowth and Mosaic) and Sustainable Villages, Local Housing Needs Villages and Small Villages or hamlets. The descriptions are set out in the table below.
Assumptions Made	It has been assumed that development referred to within the policy includes both housing and economic growth in broad terms. However, the table below provides the location of housing growth, whereas employment growth is allocated by other factors such as local access, availability of land, availability of labour etc.

SA objective	SA sub-objective	Direct/ Indirect	Magnitude	Duration	Spatial Extent	Permanence/ Reversibility	Significance	Description of potential effects	Potential for cumulative effects	Mitigation	Enhancements
S41 Improve the health and wellbeing of the District's population.	<ul style="list-style-type: none"> Enable people to make healthy choices through the use of urban design and provision of open space and walking/cycling routes. Ensure everyone has access to natural green space and recreation facilities. 	Indirect	Medium	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 12 could indirectly support S41 by ensuring future residents are within easy access of green spaces, thus encouraging the use of transport modes such as walking and cycling.			
S42 Reduce inequalities and ensure fair and equal access and opportunities for all residents.	<ul style="list-style-type: none"> Ensure all residents have equitable access to health services, taking into account the needs of an ageing population. Ensure all residents have equitable access to employment, community services and facilities. Help ensure all children have access to a local school. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	While Policy 12 is not directly providing new services or facilities, it will help to ensure that growth is directed into areas which hold the services, facilities and public transport needs which future residents will need. Furthermore, criterion 3 specifically states that if Sustainable Villages were to host facilities and services which are needed for residents, then this will be accounted for when determining planning applications. Therefore, a potential significant positive effect has been identified.			
S43 Help create the conditions for communities to thrive.	<ul style="list-style-type: none"> Ensure an integrated approach to delivery of housing and community facilities. Ensure existing community facilities and ensure new facilities are able to support the needs of new housing development. Help improve provision of local services, such as shops, GPs, public transport, and community services provision in the villages of rural WVA. Provide opportunities for residents to mix and meet. Help design out crime from new development. Plan for the district in the context of the wider region, including nearby areas of Lakeland, Cumberley and Northglen. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	While Policy 12 is not directly providing new services or facilities, it will help to ensure that growth is directed into areas which hold the services, facilities and public transport needs which future residents will need. Furthermore, criterion 3 specifically states that if Sustainable Villages were to host facilities and services which are needed for residents, then this will be accounted for when determining planning applications. Therefore, a potential significant positive effect has been identified.			
S44 Provide good quality homes that meet local needs in terms of number, type and location where it can deliver the greatest benefits and sustainable access to services and jobs.	<ul style="list-style-type: none"> Ensure a sufficient number of dwellings are provided to meet the needs of existing residents changing household size, to reduce commuting, improve access to services and jobs and to match employment growth. Ensure new development is accessible to public transport, local services and facilities. Provide market homes to meet needs and to match the economic growth aspirations of the wider area. Provide homes that meet the diverse needs of residents. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	While Policy 12 is not directly providing new homes, or determining the balance of properties, it will help to ensure that growth is directed into areas which hold the services, facilities and public transport needs which future residents will need, thus encouraging sustainable access to services and jobs.			
S45 Support economic growth throughout the District.	<ul style="list-style-type: none"> Provide for employment developments which support existing well performing employment sectors, such as storage and distribution and growth sectors including high tech manufacturing and which take advantage of the District's unique location. Support roll out of new and leisure sectors, in particular in the National Forest and Charwood Forest Local Plan. Identify key existing employment sites from change of use, especially where they support local employment needs. Support and help protect the rural economy. Support low carbon industries. 	Indirect	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	While Policy 12 is not directly providing new employment space or jobs, it will help to ensure that growth is directed into areas which hold the services, facilities and public transport needs which future residents will need, thus encouraging sustainable access to jobs within the District.			
S46 Enhance the vitality and stability of existing town centres and village centres.	<ul style="list-style-type: none"> Enhance vitality within town centres and village centres. Support existing and new services and facilities (e.g. retail, restaurants etc.) within town centres and village centres. 	Indirect	Medium	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 12 will indirectly support existing town and village centres, as development and growth are directed into areas which hold the services, facilities and public transport needs which future residents will need, thus encouraging sustainable access to jobs within the District.			
S47 Provision of a diverse range of employment opportunities that match the skills and needs of local residents.	<ul style="list-style-type: none"> Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. Provide a diverse employment base, including growing the high skill job sector as well as lower skilled jobs to match the diverse job needs of the workforce. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Minor Positive	While Policy 12 is not directly providing new employment space or a diverse range of jobs, it will help to ensure that growth is directed into areas which hold the services, facilities and public transport needs which future residents will need, as well as making provision for growth in rural areas. Therefore, a potential minor positive effect is predicted.			
S48 Reduce the need to travel and increase numbers of people walking, cycling or using the bus for their day-to-day transport.	<ul style="list-style-type: none"> Ensure new development has sustainable transport access to facilities, services and jobs. Help provide walking and cycling over-earns. Support cycle use for commuting and access to services, including direct cycle routes. Reduce congestion in locations where impacts on road safety, local amenity, business revenue, or adversely impact the economy. Help develop to help secure better public transport for the District, in particular links to nearby rail stations and East Midlands Airport and existing and planned services. 	Direct	Medium	Medium/Long	Localised	Permanent/Reversible	Significant Positive	Policy 12 will support S48 by ensuring future development is focused within locations that have existing walking, cycling and public transport links. This could help to reduce the need to travel, particularly by private car.			
S49 Reduce air, light and noise pollution to avoid damage to natural systems and protect human health.	<ul style="list-style-type: none"> Ensure new and existing communities are not adversely affected by poor quality air and noise pollution, either through their location or through existing or future development as a result of new development. Identify and encourage high pollution and biodiversity impacts by keeping external lighting to the minimum required for safety and security. Ensure natural systems are not affected by air pollution. 	N/A	N/A	N/A	N/A	N/A	Neutral	Development around the Woodhouse will be in close proximity to the East Midlands Airport. Therefore there is potential for noise pollution for future residents. Policy 12 highlights that new development should be designed to minimise impact on property on existing and future residents (including noise pollution) and therefore provide mitigation for the potential effect. Therefore a neutral effect is predicted.			
S49B Reduce carbon emissions throughout the District.	<ul style="list-style-type: none"> Support proposals for decarbonised (i.e. small and micro-renewable) low carbon energy generation. Support large scale low carbon generation where appropriate. Ensure new development should be designed for energy efficiency standards in accordance with national policies. Ensure new development and car parks provide EV charging points. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
S49C Ensure the District is resilient to the impacts of climate change.	<ul style="list-style-type: none"> Follow the relevant best in Planning Practice Guidance in the allocation of sites in flood risk areas. Ensure new development does not increase the risk of flood risk, for instance through use of sustainable drainage. Ensure new development is designed and located to be resilient to the impacts of climate change e.g. better insulation, better windows and more extreme weather events. Ensure new development contributes to Green infrastructure within the District, where possible. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
S49D Protect and enhance the District's biodiversity and protect areas identified for their nature conservation and geological importance.	<ul style="list-style-type: none"> Ensure that development results in a net gain to biodiversity and contribute to the achievement of BAP targets. Protect, restore and enhance sites (both natural and non-natural) designated for their nature conservation importance from the District's development, including the National Forest and Local Wildlife Sites (LWS). Ensure that development does not result in the loss of protected areas or sites of special scientific interest. Protect geological designations from adverse impacts of development. Ensure the protection and enhancement of ecosystem services. 	Direct	Medium	Long(D+H)	Localised	Permanent/Reversible	Significant Negative	The majority of development resulting from Policy 12 will be directed into existing towns to development, which could help to encourage development on rural sites. However, the majority of development is likely to be on agricultural land. This could lead to the permanent and irreversible loss of greenfield land which often holds key biodiversity habitats. Development could also lead to the loss of connectivity between such habitats. Therefore, a significant negative effect has been identified.			A policy or policy wording protecting development on the best and most valuable agricultural land could reduce the impact of development on biodiversity.
S49E Conserve and enhance the quality of the District's landscape and heritage character.	<ul style="list-style-type: none"> Enhance the character and distinctiveness of the District's landscape. Help implement objectives for the National Forest and the Charwood Forest Regional Park. Enhance landscape character, particularly in the District's Town Centres. Enhance the transition for urban to rural at the edge of towns and villages. Enhance the relationship between new and existing communities. Help design should help in creating vibrant places, making those approaching on foot a priority. Help deliver both environment improvements through high quality design. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
S49F Ensure land is used efficiently and effectively.	<ul style="list-style-type: none"> Encourage development on previously developed land. Encourage possible protection the best quality agricultural land. Encourage development of densities which are appropriate to the location and the local environment. Ensure that the potential to be converted to a house to be converted/ensure that suitable investigation and remediation is carried out to bring back into use. Protect soil quality and avoid soil pollution. Avoid the loss of and enhance the natural capital assets of the District. 	Direct	Low	Long(D+H)	Localised	Permanent/Reversible	Significant Negative	The majority of development resulting from Policy 12 will be directed into existing towns to development, which could help to encourage development on rural sites. However, the majority of development is likely to be on agricultural land. This could lead to the permanent and irreversible loss of some of the best and most valuable agricultural land. Therefore, a significant negative effect has been identified.			A policy or policy wording protecting development on the best and most valuable agricultural land could reduce the impact of development on land.
S49G Conserve and enhance the character, diversity and local distinctiveness of the District's built and historic heritage.	<ul style="list-style-type: none"> Protect and conserve heritage assets, buildings and their settings. Enhance and increase access to cultural heritage assets. Protect and enhance the local historic environment and ensure new development respects the character of the historic environment. Protect archaeological remains and protect or record according to guidance. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
S49H Protect water resources and ensure they are used efficiently.	<ul style="list-style-type: none"> Ensure developments are designed to a high level of water efficiency. Ensure that water resources are protected from pollution. Ensure that water resources are achieved at least 'Good' ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
S49I Ensure the efficient use of natural resources, including reducing waste generation.	<ul style="list-style-type: none"> Ensure new development incorporates space for waste sorting and storage to aid recycling. Encourage sustainable construction making use of recycled and recyclable building materials. Ensure the reuse of demolition waste. Ensure that water resources are achieved at least 'Good' ecological status. Ensure that water resources are achieved at least 'Good' ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			

Policy/Alternative name	Policy 53: Local Housing Needs Villages (Strategic Policy)
Change	
Policy/Alternative description	Policy 53 sets out the specific criteria for development within Local Housing Need Villages, such as connection to the existing Village and the need for future residents to be local.
Assumptions Made	None

SA Objective	SA sub-objective	District/Indirect?	Magnitude	Duration	Spatial Extent	Permanence/Reversibility	Significance	SA Policy Assessment	Potential for Cumulative Effects?	Mitigation	Enhancements
SA1 Improve the health and wellbeing of the district's population.	<ul style="list-style-type: none"> Enable people to make healthy choices through the use of urban design and provision of open space and walking/cycling routes. Ensure everyone has access to natural green space and recreation facilities. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA2 Reduce inequalities and ensure fair and equal access and opportunities for all residents.	<ul style="list-style-type: none"> Ensure all residents have equitable access to health services, taking into account the needs of an ageing population. Ensure all residents have equitable access to education, employment, community services and facilities. Help ensure all children have access to a local school. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 53 requires new dwellings within Local Housing Needs Villages to be well related to the village. This could help to ensure new dwellings are within walking distance of services, facilities and schools. In addition, criteria 2a and 2b of the policy allow local connections to be demonstrated for elderly residents, through family members who could provide care and for other residents with ill health who no longer have suitable housing within the Parish. However, the magnitude of this positive effect is low due to the specific nature of the policy, hence a minor rather than significant positive effect has been recorded.			
SA3 Help create the conditions for communities to thrive.	<ul style="list-style-type: none"> Use an integrated approach to delivery of housing and community facilities. Protect existing community facilities and ensure new facilities are built to support the needs of new housing development. Help improve provision of local services, such as shops, GP, public transport, and community service provision in the villages of northern NVA. Provide opportunities for residents to mix and meet. Help design out crime from new development. Plan for the district in the context of the wider region, including nearby areas of Lancastershire, Derbyshire and Nottinghamshire. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 53 requires new dwellings within Local Housing Needs Villages to be well related to the village. This could help to ensure new dwellings are within walking distance of services, facilities and schools. However, the magnitude of this positive effect is low due to the specific nature of the policy, hence a minor rather than significant positive effect has been recorded.			
SA4 Provide good quality homes that meet local needs in terms of number, type and tenure in locations where it can deliver the greatest benefits and sustainable access to services and jobs.	<ul style="list-style-type: none"> Ensure a sufficient number of dwellings are provided to meet the needs of existing residents changing household size, to reduce commuting, improve access to services and jobs and to match employment growth. Provide affordable homes of the tenure and use to meet the needs of each part of the District. Provide market homes to meet needs and to match the economic growth aspirations of the wider area. Provide homes that meet the lifetime needs of residents. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 53 allows for development within Local Housing Need Villages which is well related to the village, thus helping to provide home areas with existing homes and facilities. In addition, a local connection to Parishes will be required by intended occupants, however this criterion allow for the relocation of elderly or unwell people to be closer to family members, or into homes which are more appropriate for meeting their needs. A minor rather than significant positive effect has been recorded due to the specific nature of the policy.			
SA5 Support economic growth throughout the District	<ul style="list-style-type: none"> Provide for employment developments which support existing well performing employment sectors, such as storage and distribution and growth sectors including high tech manufacturing and which take advantage of the district's unique location. Support initiatives to improve the tourism and leisure sector, in particular in the National Forest and Charnwood Regional Forest Park. Protect key existing employment sites from change of use, especially where they support local employment needs. Protect and help protect the rural economy. Support creative industries. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA6 Enhance the vitality and stability of existing town centres and village centres.	<ul style="list-style-type: none"> Enhance footfall within town centres and village centres. Support existing and new services and facilities (e.g. retail, restaurants etc) within town centres and village centres. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA7 Provision of a diverse range of employment opportunities that match the skills and needs of local residents.	<ul style="list-style-type: none"> Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. Maintain a diverse employment base, including growing the high skill job sector as well as lower skilled jobs to match the diverse job needs of the workforce. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA8 Reduce the need to travel and increase numbers of people walking, cycling or using the bus for their day-to-day travel needs.	<ul style="list-style-type: none"> Ensure new development has sustainable transport access to facilities, services and jobs. Give priority to walkers and cyclists over car users. Increase cycle use for commuting and access to services, creating direct cycle routes. Ensure development is located close to public transport, local amenities, leisure provision, or adversely impacts on the economy. Use development to help secure better public transport for the District, in particular links to nearby rail stations and East Midlands Airport and evening and weekend services. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA9 Reduce air, light and noise pollution to avoid damage to natural systems and protect human health.	<ul style="list-style-type: none"> Ensure new and existing communities are not adversely affected by poor quality air and noise pollution, either through their location or through causing a further deterioration as a result of new development. Avoid exacerbating light pollution and biodiversity impacts by keeping external lighting to the minimum required for safety and security. Ensure natural systems are not affected by air pollution. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA10 Reduce carbon emissions throughout the District.	<ul style="list-style-type: none"> Support proposals for decentralised (i.e. small and micro renewables) and low carbon energy generation. Support large scale low carbon grid schemes where appropriately located. All new development should be built to energy efficiency standards in accordance with national policies. Ensure new development and car parks provide EV charging points. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA11 Ensure the District is resilient to the impacts of climate change	<ul style="list-style-type: none"> Follow the sequential test in Planning Practice Guidance in the allocation of sites in flood risk areas. Ensure new development does not exacerbate the risk of flood off-site, for instance through use of sustainable drainage. Ensure new development is designed and located to be resilient to the impacts of climate change e.g. hotter summers, wetter winters and more extreme weather events. Ensure new development contributes to Green Infrastructure within the District, where possible. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA12 Protect and enhance the District's biodiversity and protect areas identified for their nature conservation and geological importance.	<ul style="list-style-type: none"> Ensure that development results in a net gain in biodiversity and contribute to the achievement of BAP targets. Protect, restore and enhance sites (both statutory and non-statutory) designated for their nature conservation importance from adverse impacts of development, including the new Nature SAC and Local Wildlife Sites (LWS). Enhance access to the natural environment, including integrating greater biodiversity into urban areas. Avoid habitat fragmentation and extend ecological corridors. Protect geological designations from adverse impacts of development. Ensure the protection and enhancement of ecosystem services. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA13 Conserve and enhance the quality of the District's landscape and townscape character.	<ul style="list-style-type: none"> Enhance the character and distinctiveness of the District's landscape. Help implement objectives for the National Forest and the Charnwood Forest Regional Park. Enhance townscape character, particularly in Coalville Town Centre. Enhance the transition for urban to rural at the edge of towns and villages. Enhance the relationship between new and existing communities. Build design should help in creating vibrant places, making those approaching on foot a priority. Help deliver built environment improvements through high quality design. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA14 Ensure land is used efficiently and effectively	<ul style="list-style-type: none"> Discourage development on previously developed land. Whenever possible protection the best quality agricultural land. Discourage development at densities which are appropriate to the location and the local environment. Where land has the potential to be contaminated or is known to be contaminated ensure that suitable investigation and remediation is carried out to bring it back into use. Protect soil quality and avoid soil pollution. Avoid the loss of and enhance the natural capital assets of the District. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA15 Conserve and enhance the character, diversity and local distinctiveness of the District's built and historic heritage.	<ul style="list-style-type: none"> Protect and conserve heritage assets, buildings and their settings. Maintain and increase access to cultural heritage assets. Protect and enhance the local historic environment and ensure new development respects the character of the historic environment. Respect archaeological remains and protect or record according to guidance. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA16 Protect water resources and ensure they are used efficiently.	<ul style="list-style-type: none"> Ensure developments are designed to a high level of water efficiency. Ensure all water resources are protected from pollution. Ensure that all water courses are achieving at least "Good" ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA17 Ensure the efficient use of natural resources, including reducing waste generation.	<ul style="list-style-type: none"> Ensure new development incorporates space for waste sorting and storage to aid recycling. Encourage sustainable construction making use of recycled and recyclable building materials. Ensure the re-use of demolition waste. Ensure minerals deposits and sites allocated for waste management are not destabilised through inappropriately located development. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			

Policy/Alternative name	Policy 54: Countryside (Strategic Policy)
Category	Countryside
Policy/Alternative description	Policy 54 sets out the criteria for development within the countryside, outside the existing Limit of Development, including proposed uses which would be appropriate within rural areas and criteria for consideration such as the appearance and character of the landscape.
Assessment Method	Score

SA Framework		SA Policy Assessment									
SA objective	SA sub-objective	Direct/Indirect	Magnitude	Duration	Spatial Extent	Permanence/Reversibility	Significance	Description of potential effects	Potential for cumulative effects	Mitigation	Enhancements
SA1 Improve the health and wellbeing of the district's population.	<ul style="list-style-type: none"> Enable people to make healthy choices through the use of urban design and provision of open space and walking / cycling routes. Ensure everyone has access to natural green space and recreation facilities. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA2 Reduce inequalities and ensure fair and equal access and opportunities for all residents.	<ul style="list-style-type: none"> Ensure all residents have equitable access to health services, taking into account the needs of an ageing population. Ensure all residents have equitable access to education, employment, community services and facilities. Help ensure all children have access to a local school. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA3 Help create the conditions for communities to thrive.	<ul style="list-style-type: none"> Use an integrated approach to delivery of housing and community facilities. Protect existing community facilities and ensure new facilities are built to support the needs of new housing development. Help improve provision of local services, such as shops, GP, public transport, and community service provision to residents of urban areas. Provide opportunities for residents to mix and meet. Help design out crime from new development. Plan for the district in the context of the wider region, including nearby areas of Leicestershire, Derbyshire and Nottinghamshire. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA4 Provide good quality homes that meet local needs in terms of number, type and tenure in locations where it can deliver the greatest benefits and sustainable access to services and jobs.	<ul style="list-style-type: none"> Ensure a sufficient number of dwellings are provided to meet the needs of existing residents changing household size to reduce commuting, improve access to services and jobs and to reach employment growth. Provide affordable homes of the tenure and size to meet the needs of each part of the District. Provide market homes to meet needs and to match the economic growth aspirations of the wider area. Provide homes that meet the lifetime needs of residents. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	This policy could allow for rural housing development to occur outside of the Limits to Development, providing certain criteria within the policy are met. This could help to ensure there are homes provided in all areas of the District.			
SA5 Support economic growth throughout the District	<ul style="list-style-type: none"> Provide for employment developments which support existing well performing employment sectors, such as science and distribution and growth sectors including high tech manufacturing and which take advantage of the District's unique location. Support initiatives to improve the tourism and leisure sector, in particular in the National Forest and Charnwood Regional Forest Park. Protect key existing employment sites from change of use, especially where they support local employment needs. Support and help protect the rural economy. Encourage low carbon industries. Encourage local business centres and village centres. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	This policy could allow for rural economic development to occur outside of the Limits to Development, providing certain criteria within the policy are met. This could help to ensure the rural economy is supported.			
SA6 Enhance the vitality and viability of existing town centres and village centres.	<ul style="list-style-type: none"> Protect existing and new services and facilities (e.g. retail, restaurants etc.) within town centres and village centres. Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA7 Provision of a diverse range of employment opportunities that match the skills and needs of local residents.	<ul style="list-style-type: none"> Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. Encourage local employment hubs, including growing the high skill job sector as well as lower skilled jobs to match the diverse job needs of the workforce. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	This policy could allow for rural economic development to occur outside of the Limits to Development, providing certain criteria within the policy are met. This could help to ensure there are employment opportunities provided in all parts of the District.			
SA8 Reduce the need to travel and increase numbers of people walking, cycling or using the bus for their day-to-day travel needs.	<ul style="list-style-type: none"> Ensure new development has sustainable transport access to facilities, services and jobs. Give priority to walkers and cyclists over car users. Encourage cycle use for commuting and access to services, creating direct cycle routes. Reduce congestion in locations where it impacts on road safety, local amenity, causes severance, or adversely impacts on the economy. Use development to help secure better public transport for the District, in particular links to nearby rail stations and East Midlands Airport and evening and weekend services. 	Indirect	Low	Medium/Long	Localised	Permanent/Reversible	Minor Negative	This policy could allow for some development to occur in rural locations beyond the Limits to Development. This could lead to development in locations where there is limited public transport infrastructure and active travel routes.			
SA9 Reduce air, light and noise pollution to avoid damage to natural systems and protect human health.	<ul style="list-style-type: none"> Ensure new and existing communities are not adversely affected by poor quality air and noise pollution, either through their location or through causing a further deterioration as a result of new development. Reduce exacerbating light pollution and biodiversity impacts by keeping external lighting to the minimum required for safety and security. Ensure related systems are not affected by air pollution. 	Indirect	Low	Medium/Long	Localised	Permanent/Reversible	Minor Negative	This policy could allow for some development to occur in rural locations beyond the Limits to Development. This could exacerbate light pollution in areas which currently experience dark skies at night.			
SA10 Reduce carbon emissions throughout the District.	<ul style="list-style-type: none"> Support proposals for decentralised (i.e. small and micro renewables) and low carbon energy generation. Support large scale low carbon grid schemes where appropriate located. All new development should be built to energy efficiency standards in accordance with national policies. Ensure new development and car parks provide EV charging points. 	Indirect	Low	Medium/Long	Localised	Permanent/Reversible	Minor Negative	This policy could allow for some development to occur in rural locations beyond the Limits to Development. This could lead to development in locations where there is limited public transport infrastructure and active travel routes. This could therefore increase the number of journeys made by private car.			
SA11 Ensure the District is resilient to the impacts of climate change.	<ul style="list-style-type: none"> Address the sequential need in Planning Practice Guidance in the allocation of sites to flood risk areas. Ensure new development does not exacerbate the risk of flood off-site, for instance through use of sustainable drainage. Ensure new development is designed and located to be resilient to the impacts of climate change e.g. hotter summers, winter wetters and more extreme weather events. Ensure new development contributes to Green Infrastructure within the District, where possible. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA12 Protect and enhance the District's biodiversity and protect areas identified for their nature conservation and geological importance.	<ul style="list-style-type: none"> Ensure that development results in a net gain in biodiversity and contribute to the achievement of BAP targets. Protect, restore and enhance sites both statutory and non-statutory designated for their nature conservation importance from adverse impacts of development, including the near M456 SAC and Local Wildlife Sites (LWS). Ensure access to the natural environment, including integrating greater biodiversity into urban areas. Avoid habitat fragmentation and extend ecological corridors. Protect geological designations from adverse impacts of development. Ensure the protection and enhancement of ecosystem services. 	N/A	N/A	N/A	N/A	N/A	Neutral	Development in rural locations, beyond the existing Limits to Development could reduce the development of greenfield land and thus removal of associated biodiversity. Policy 54 highlights that the biodiversity of the District should be conserved and enhanced by ensuring that development provides a net gain in biodiversity and therefore provides mitigation for any potential effect. Therefore a neutral effect is predicted.			
SA13 Conserve and enhance the quality of the District's landscape and townscape character	<ul style="list-style-type: none"> Enhance the character and distinctiveness of the District's landscape. Help implement objectives for the National Forest and the Charnwood Forest Regional Park. Enhance townscape character, particularly in Castle Town Centre. Enhance the transition from urban to rural at the edge of towns and villages. Enhance the relationship between new and existing communities. Built design should help in creating vibrant places, making those approaching on foot a priority. Help deliver built environment improvements through high quality design. 	Direct	Medium	Medium/Long	District-wide	Permanent/Reversible	Significant Positive	Policy 54 will help to protect the existing landscape within the District, by ensuring that future development is appropriate in rural areas. Specific criteria will also ensure that new development does not erode existing settlement limits, as development within settlement gaps (both alone and in combination) and the relationship between existing and new development must be carefully considered.			
SA14 Ensure land is used efficiently and effectively	<ul style="list-style-type: none"> Encourage development on previously developed land. Wherever possible protect the best quality agricultural land. Encourage development at densities which are appropriate to the location and the local environment. Ensure land has the potential to be contaminated or is known to be contaminated ensure that suitable investigation and remediation is carried out to bring it back into use. Protect soil quality and avoid soil pollution. Meet the bias of and enhance the natural capital assets of the District. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	This policy could work towards some of the SA14 sub-objectives, as it will help to protect agricultural land and encourage development at densities which are appropriate to the location and local environment. Therefore a minor positive effect has been recorded.			
SA15 Conserve and enhance the character, diversity and local distinctiveness of the District's built and historic heritage.	<ul style="list-style-type: none"> Protect and conserve heritage assets, buildings and their settings. Monitor and increase access to cultural heritage assets. Protect and enhance the local historic environment and ensure new development respects the character of the historic environment. Respect archaeological remains and protect or record according to guidance. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 54 contains a specific criterion in which future development in rural locations, beyond the Limits to Development, must consider the historic environment surrounding proposed development locations.			
SA16 Protect water resources and ensure they are used efficiently.	<ul style="list-style-type: none"> Ensure developments are designed to a high level of water efficiency. Ensure all water resources are protected from pollution. Ensure that all water courses are achieved at least 'Good' ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			
SA17 Ensure the efficient use of natural resources, including reducing waste generation.	<ul style="list-style-type: none"> Ensure new development incorporates space for waste sorting and storage to aid recycling. Encourage sustainable construction making use of recycled and recyclable building materials. Ensure the use of demolition waste. Ensure minerals deposits and sites allocated for waste management are not destabilised through inappropriate land use development. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.			

Policy/Alternative name	Policy 55: Residential Development in Countryside (Strategic Policy)
Group	Strategic
Policy/Alternative description	Policy 55 sets out the conditions which should be met for the development of homes for rural workers, adjacent or nearby to their enterprise.
Interim/Status	None

SA Objective	SA Sub-objective	SA Framework							SA Policy Assessment			
		Direct/ Indirect	Magnitude	Duration	Spatial Extent	Permanence/ Reversibility	Significance	Description of potential effects	Potential for cumulative effects?	Mitigation	Enhancements	
SA1 Improve the health and wellbeing of the district's population.	<ul style="list-style-type: none"> Enable people to make healthy choices through the use of urban design and provision of open space and walking / cycling routes. Ensure everyone has access to natural green space and recreation facilities. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA2 Reduce inequalities and ensure fair and equal access and opportunities for all residents.	<ul style="list-style-type: none"> Ensure all residents have equitable access to health services, taking into account the needs of an aging population. Ensure all residents have equitable access to education, employment, community services and facilities. Help ensure all children have access to a local school. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA3 Help create the conditions for communities to thrive.	<ul style="list-style-type: none"> Ensure an integrated approach to delivery of housing and community facilities. Protect existing community facilities and ensure new facilities are built to support the needs of new housing development. Help improve provision of local services, such as shops, GPs, public transport, and community service provision in the villages of northern NW. Provide affordable homes of the tenure and size to meet the needs of each part of the District. Help design out crime from new development. Plan for the district in the context of the wider region, including nearby areas of excellence, Derbyshire and Nottinghamshire. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA4 Provide good quality homes that meet local needs in terms of number, type and tenure in locations where it can deliver the greatest benefits and sustainable access to services and jobs.	<ul style="list-style-type: none"> Ensure a sufficient number of dwellings are provided to meet the needs of existing residents changing household size, to reduce commuting, improve access to services and jobs and to match employment growth. Provide affordable homes of the tenure and size to meet the needs of each part of the District. Provide market homes to meet needs and to match the economic growth aspirations of the wider area. Provide homes that meet the lifetime needs of residents. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 55 may help to ensure that homes are available for rural workers, where there is a clear business need demonstrated. Due to the specific nature of this policy, a minor positive effect has been recorded.				
SA5 Support economic growth throughout the District	<ul style="list-style-type: none"> Provide for employment developments which support existing well performing employment sectors, such as storage and distribution and growth sectors including high tech manufacturing and which take advantage of the District's unique location. Support initiatives to improve the tourism and leisure sector, in particular in the National Forest and Charnwood Regional Forest Park. Protect key existing employment sites from change of use, especially where they support local employment needs. Support and help protect the rural economy. Support local business initiatives. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA6 Enhance the vitality and viability of existing town centres and village centres.	<ul style="list-style-type: none"> Enhance footfall within town centres and village centres. Support existing and new services and facilities (e.g. retail, restaurants etc.) within town centres and village centres. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA7 Provision of a diverse range of employment opportunities that match the skills and needs of local residents	<ul style="list-style-type: none"> Support new employment growth in all areas, including rural locations, where it will help meet a local employment need. Maintain a diverse employment base, including growing the high skill job sector as well as lower skilled jobs to match the diverse needs of the workforce. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA8 Reduce the need to travel and increase numbers of people walking, cycling or using the bus for their day-to-day travel needs.	<ul style="list-style-type: none"> Ensure new development has sustainable transport access to facilities, services and jobs. Give priority to walkers and cyclists over car users. Increase cycle use for commuting and access to services, creating direct cycle routes. Reduce congestion in locations where it impacts on road safety, local amenities, causes nuisance, or adversely impacts on the economy. Use development to help secure better public transport for the District, in particular links to nearby rail stations and East Midlands Airport and evening and weekend services. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA9 Reduce air, light and noise pollution to avoid damage to natural systems and protect human health.	<ul style="list-style-type: none"> Ensure new and existing communities are not adversely affected by poor quality air and noise pollution, either through their location or through causing a further deterioration as a result of new development. Reduce atmospheric light pollution and biodiversity impacts by keeping external lighting to the minimum required for safety and security. Ensure natural systems are not affected by air pollution. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA10 Reduce carbon emissions throughout the District.	<ul style="list-style-type: none"> Support proposals for decentralised (i.e. small and micro renewables) and low carbon energy generation. Support large scale low carbon grid schemes where appropriately located. All new development should be built to energy efficiency standards in accordance with national policies. Ensure new development and car parks provide EV charging points. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA11 Ensure the District is resilient to the impacts of climate change.	<ul style="list-style-type: none"> Follow the sequential test in Planning Practice Guidance in the allocation of sites in flood risk areas. Ensure new development does not exacerbate the risk of food of life, for instance through use of sustainable drainage. Ensure new development is designed and located to be resilient to the impacts of climate change e.g. hotter summers, water scarcity and more extreme weather events. Ensure new development contributes to Green Infrastructure within the District, where possible. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA12 Protect and enhance the District's biodiversity and protect areas identified for their nature conservation and geological importance.	<ul style="list-style-type: none"> Ensure that development results in a net gain in biodiversity and contribute to the achievement of BAP targets. Protect, restore and enhance sites both statutory and non-statutory designated for their nature conservation importance from adverse impacts of development, including the new Nature SAC and Local Wildlife Sites (LWS). Enhance access to the natural environment, including integrating greater biodiversity into urban areas. Retain habitat fragmentation and extend ecological corridors. Protect geological designations from adverse impacts of development. Ensure the protection and enhancement of ecosystem services. 	N/A	N/A	N/A	N/A	N/A	Neutral	Residential development in the countryside to meet the needs of rural workers could require the development of greenfield land and thus removal of associated biodiversity. Policy 55 highlights that the biodiversity of the District should be conserved and enhanced by ensuring that development provides a net gain in biodiversity and therefore provides mitigation for the potential effect. Therefore a neutral effect is predicted.				
SA13 Conserve and enhance the quality of the District's landscape and townscape character.	<ul style="list-style-type: none"> Enhance the character and distinctiveness of the District's landscape. Help implement objectives for the National Forest and the Charnwood Forest Regional Park. Enhance townscape character, particularly in Central town Centre. Enhance the transition for urban to rural at the edge of towns and villages. Enhance the relationship between new and existing communities. Help design should help in creating vibrant places, making those approaching on foot a priority. Help deliver built environment improvements through high quality design. 	Direct	Low	Medium/Long	Localised	Permanent/Reversible	Minor Positive	Policy 55 could help to protect the existing landscape within the District, by ensuring that future development of rural worker accommodation in the countryside considers the location and setting of the dwelling. Due to the specific nature of the policy, a minor positive has been recorded.				
SA14 Ensure land is used efficiently and effectively	<ul style="list-style-type: none"> Discourage development on previously developed land. Whenever possible protection the best quality agricultural land. Discourage development at densities which are appropriate to the location and the local environment. Where land has the potential to be contaminated or is known to be contaminated ensure that suitable investigation and remediation is carried out to bring it back into use. Protect soil quality and avoid soil pollution. Avoid the loss of and enhance the natural capital assets of the District. 	N/A	N/A	N/A	N/A	N/A	Uncertain	It is unclear from Policy 55 if dwellings for rural workers could be placed onto agricultural land. This remaining such land from production of food. It is also likely that these dwellings will occur on greenfield land due to the rural nature of the dwellings. However, it is noted that criteria within the policy encourage the use of redundant or disused buildings on site and that enabling rural workers to live close to enterprises could assist in food production.			Further detail within the policy wording to clarify if best and most suitable agricultural land could be developed to assist to	
SA15 Conserve and enhance the character, diversity and local distinctiveness of the District's built and historic heritage.	<ul style="list-style-type: none"> Protect and conserve heritage assets, buildings and their settings. Retain and increase access to cultural heritage assets. Protect and enhance the local historic environment and ensure new development respects the character of the historic environment. Report archaeological remains and protect or record according to guidance. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA16 Protect water resources and ensure they are used efficiently.	<ul style="list-style-type: none"> Ensure developments are designed to a high level of water efficiency. Ensure all water resources are protected from pollution. Ensure that all water courses are achieving at least 'Good' ecological status. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				
SA17 Ensure the efficient use of natural resources, including reducing waste generation.	<ul style="list-style-type: none"> Ensure new development incorporates space for waste sorting and storage to aid recycling. Discourage sustainable construction making use of recycled and recyclable building materials. Ensure the re-use of demolition waste. Ensure resource deposits and sites allocated for waste management are not sited through inappropriately located development. 	N/A	N/A	N/A	N/A	N/A	Neutral	The policy neither supports nor detracts from the achievement of the SA objective. Therefore a neutral effect is predicted.				