



# Winchester District Development Framework



## Sustainability Appraisal/ Strategic Environmental Assessment



of the



## Pre-Submission Winchester District Local Plan Part 2 - Development Management and Allocations



September 2015



**SUSTAINABILITY APPRAISAL**  
incorporating  
**STRATEGIC ENVIRONMENTAL ASSESSMENT of**  
**WINCHESTER DISTRICT COUNCIL'S**  
**DEVELOPMENT FRAMEWORK:**

**Winchester District**  
**Pre-Submission Local Plan Part 2 –**  
**Development Management and Allocations**

**SUSTAINABILITY APPRAISAL REPORT**

date:	Draft 25 September 2015 Final 28 September 2015	
prepared for:	Winchester City Council	
prepared by:	Samantha Langford-Holt Alastair Peattie Barbara Carroll Cheryl Beattie	Enfusion
quality assurance:	Barbara Carroll	Enfusion

*enfusion*  
environmental planning and management for sustainability



Treenwood House  
Rowden Lane  
Bradford on Avon  
BA15 2AU  
t: 01225 867112  
[www.enfusion.co.uk](http://www.enfusion.co.uk)

## Winchester's Local Plan Part 2 – Development Management and Allocations: Sustainability Appraisal (SA)

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## **SA OF WINCHESTER'S DRAFT LOCAL PLAN PART 2- DEVELOPMENT MANAGEMENT AND SITE ALLOCATIONS SUSTAINABILITY APPRAISAL**

### **NON-TECHNICAL SUMMARY**

#### **INTRODUCTION**

- 0.1 This is the summary of the Sustainability Appraisal Report for Winchester City Council's Winchester District Development Framework (WDDF) Draft Local Plan Part 2 - Development Management and Site Allocations (LPP2). It describes how the Sustainability Appraisal (SA) process was used to assist in planning for the development and the use of land, as required by planning legislation and National Planning Guidance. The SA assists sustainable development through providing the opportunity to consider reasonable alternatives in which the plan can contribute to improving environmental, social and economic conditions as well as identifying likely effects and suggesting possibilities for mitigating any potential adverse effects that the plan might otherwise have had.

#### **WINCHESTER DISTRICT DEVELOPMENT FRAMEWORK AND THE DRAFT LOCAL PLAN PART 2: DEVELOPMENT MANAGEMENT AND ALLOCATIONS**

- 0.2 The WDDF comprises a number of Local Development Documents (LDDs) which taken as a whole, set out Winchester City Council's policies relating to the development and use of land in its area. The LDDs include: the Local Plan Part 1; Joint Core Strategy; the Local Plan Part 2: Development Management and Site Allocations Development Plan Document (DPD); the Statement of Community Involvement; and an Annual Monitoring Report. The Joint Core Strategy sets the WDDF's long-term Vision and Strategic Objectives for development planning and it considers the options available through the planning system to the Council and communities in the Winchester area.
- 0.3 In addition to the Joint Core Strategy Winchester City Council are in the process of preparing a further planning policy document. This is the Draft Local Plan Part 2 - Development Management and Site Allocations LDD and it aims to refine the development needs for the District's larger settlements (excluding the South Downs National Park) as set out in the adopted Core Strategy. The main contents of the Draft LPP2 include an introduction that sets out the planning context, evidence base, cooperative working, and community engagement. The development needs of the District are explained with reference to the spatial strategies adopted in LPP1. The methods for site assessment, selection and community engagement are reported. The vision and planning strategy for Winchester Town are set out along with policies aimed at implementing these and allocating key development sites within the town. The locations, characteristics and setting,

development needs, policies and proposals are set out for each of the market towns and larger villages. The Denmead Neighbourhood Plan is considered, and the allocations in the South Hampshire Urban Area (West of Waterlooville and North Whiteley). The final sections 6 and 7 of LPP2 contain the development management policies and monitoring of implementation. The overall objectives of LPP2 are to assess and deliver the most appropriate available sites for development whilst at the same time protecting and enhancing the existing townscape, landscape and assets of value.

## **SUSTAINABILITY APPRAISAL & STRATEGIC ENVIRONMENTAL ASSESSMENT**

- 0.4 Planning legislation requires that a Local Plan is subject to a SA, a systematic process that is designed to evaluate the predicted social, economic and environmental effects of the Plan. European and UK legislation require that the Local Plan is also subject to a Strategic Environmental Assessment (SEA), a process that considers the likely significant effects of the Plan on the environment. Government Policy and Guidance advises that these two processes should be carried out together and outlines a number of stages of SA work that need to be carried out as the Local Plan is being prepared:
- Stage A: Setting Context and Objectives, establishing the Baseline and Deciding the Scope
  - Stage B: Developing and Refining Alternatives and Assessing Effects
  - Stage C: Preparing the SA Report
  - Stage D: Publish and Consult on the SA Report and the Local Plan
  - Stage E: Post Adoption Report and Monitoring
- 0.5 The SA of the Winchester City Council's Local Plan Part 2 - Development Management and Allocations has been prepared in accordance with the requirements for both SA and SEA.

## **THE CHARACTER AND CURRENT ENVIRONMENT OF WINCHESTER DISTRICT**

- 0.6 Winchester District is situated in the South of England and comprises 66,107 hectares with over 50 rural settlements and the major settlement of Winchester Town. The landscape character of the District is one of rolling downland, typical of the Hampshire area. Approximately 40% of the District lies within the South Downs National Park. As over 40% of the District by area (and 16.6% by population) is within the South Downs National Park the Council has been working in close partnership with the South Downs National Park Authority. However LPP2, unlike the LPP1, will not cover the area of the District within the National Park as the National Park Authority is producing its own Local Plan.
- 0.7 The form and quality of the natural and built environment of the District is a fundamental feature and highly valued with special heritage characteristics. The natural environment is also valued with a range of local, national and European designations. The tidal area of the River

Hamble/Solent within the District is both a Special Area of Conservation and a Special Protection Area, and the Itchen Valley, which covers a large part of the District, is also a Special Area of Conservation. At a more local level there are over 600 sites of importance for nature conservation and 17 Sites of Special Scientific Interest.

- 0.8 The majority of the district lies within the River Test and Itchen Catchment Area but most of this is located in Flood Zone 1 with low probability of flooding. There are key areas of flood risk along the three main river courses of the Itchen, Hamble and the Meon, and much of the historical flooding events in the District have been caused from rising groundwater. The northern half of the district lies on a number of major aquifers which are considered to be of high vulnerability.
- 0.9 The 2011 Census recorded the District as having a population of 116,595. It is expected that the population between 2011 and 2031 is to grow by a further 14%<sup>1</sup>.
- 0.10 Winchester is a generally prosperous area and key employment sectors include public administration and health; banking and finance; hotels, distribution and the leisure sector. A strong, knowledge based economy is driven by over 30% of the working population holding professional skilled roles. Winchester's relative prosperity is reflected in reasonably low deprivation, excellent health conditions among the District's population (although some pockets of poorer health in the more urban areas are evident), and low crime rates.
- 0.11 Winchester is well connected to London and the South East through a number of major road links including the M3/M27 and A31. This relative ease of access supports a high level of commuting activity.
- 0.12 Air quality and traffic congestion, particularly in the main town, are key problems and this is acknowledged by a designated Air Quality Management Area (AQMA) in Winchester Town. CO<sub>2</sub> emissions per capita are particularly high in the District. Car ownership is high with the number of households with two or more cars approximately 50% higher than the national average. In addition, recycling rates across the District have decreased in the last five years<sup>2</sup>.
- 0.13 Winchester Town itself is a hub as a main employment, retail and leisure centre for both its residents and those in nearby villages. Urban areas on the southern fringes of the District have a strong functional relationship with the Southampton/Portsmouth conurbation, rather than Winchester. The remainder of the District has dispersed villages

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<sup>1</sup> Hampshire County Council forecasts for Winchester District, contained in Winchester's Housing Technical Paper, June 2011.

<sup>2</sup> Winchester City Council (2014) Household waste recycled [online] <http://www.winchester.gov.uk/data/performance-measures/environment/percentage-household-waste-recycled/> [Accessed August 2014]



and market towns which vary in their size, character and functional relationships with each other.

- 0.14 All of the eight small towns/larger villages act as a focal point for their own communities and also to a certain extent the smaller villages surrounding them. All these local communities wish to maintain and improve local facilities, including public transport. They acknowledge the importance of providing for local housing needs, especially for affordable housing and older persons' housing, with some limited growth for economic purposes.
- 0.15 They all recognise that they have a strong community identity and are concerned about threats to this identity through inappropriate development. Housing demand is focused in Winchester Town and in eight larger settlements: Bishops Waltham; Denmead; Colden Common; Kings Worthy; New Alresford; Swanmore; Waltham Chase; and Wickham. There is an identified need for affordable housing which is currently not being met. Areas for development are limited by physical constraints, including areas at risk of flooding, areas protected for their landscape value, areas protected for their historic value, and areas protected for their ecological value.

**Likely Evolution of Current Environment without the Plan**

- 0.16 Without the Local Plan it is considered that there would be a lack of coordination between where development occurs and where development is needed. Constraints to development could be further exacerbated (for example in flood risk) and there could be a lack of quality assurance, as well as detrimental impacts on sensitive receptors such as the natural environment and heritage.

**SA SCOPING & ISSUES FOR SUSTAINABILITY**

- 0.17 During late 2007 a scoping process for Winchester was carried out by Enfusion Ltd to help ensure that the SA covered key sustainability issues relevant to Winchester. Plans and programmes were reviewed and information was collated relating to the current and predicted social, environmental and economic characteristics of the areas. This information has been reviewed to check that it is still relevant and has been updated, where appropriate, for this SA.
- 0.18 From these studies, the key sustainability problems and opportunities for the WDDF and the SA were identified, as set out in the following table:

<b>Table: 0.1: Key sustainability issues/ opportunities identified for Winchester City Council</b>
<ul style="list-style-type: none"> <li>▪ Maintaining and developing Winchester City as a centre for commerce and learning, and stimulating the rural economy in the context of growing development pressures from the urban centres to the south of the District.</li> <li>▪ Reducing unsustainable traffic and transport trends (commuting</li> </ul>

**Table: 0.1:** Key sustainability issues/ opportunities identified for Winchester City Council

patterns), including associated carbon emissions by reducing the need to travel by car and creating opportunities for renewable energy development.
<ul style="list-style-type: none"> <li>▪ Improving the supply and availability of affordable housing.</li> </ul>
<ul style="list-style-type: none"> <li>▪ Protecting valued landscape and habitats; including seeking opportunities for new Green Infrastructure networks.</li> </ul>
<ul style="list-style-type: none"> <li>▪ Catering for the need of an ageing population.</li> </ul>
<ul style="list-style-type: none"> <li>▪ Ensuring that infrastructure requirements meet the needs of new development and take account of constraints (water, biodiversity etc).</li> </ul>

### SA Framework

0.19 An SA Framework was compiled and included SA Objectives that aim to resolve the issues and problems identified; these are used to test the draft DPDs as they are being prepared. This was included in the SA Scoping Report that was sent to statutory consultees. Comments were invited and received from a number of these organisations, which helped to improve the SA Framework. In addition, to assess the potential allocations to be included into the Draft LPP2, certain 'decision aiding questions' were adapted to make them more appropriate for site level assessment. All SA objectives remained the same and these are set out below:

SA Objectives	
1. Building Communities	To create and sustain communities that meet the needs of the population and promote social inclusion
2. Infrastructure	To provide for the timely delivery of infrastructure suitable to meet community needs
3. Housing	To provide good quality housing for all
4. Economy and Employment	To maintain the buoyant economy and develop greater diversity that meets local needs
5. Transport	To increase accessibility; reduce car usage and the need to travel
6. Health	To improve the health and well being of all
7. Water	To protect, enhance and manage water resources in a sustainable way
8. Waste	To ensure sustainable waste management
9. Climate Change	To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy
10. Sustainable Construction	To promote the sustainable design and

	<b>construction of buildings and places</b>
11. Biodiversity	To conserve and enhance biodiversity
12. Heritage	To protect and enhance built and cultural heritage
13. Landscape and Soils	To protect and enhance the character and quality of the landscape of Winchester District
14. Built Environment	To secure high standards of design
15. Pollution	Minimise local and global sources of pollution

### SA OF THE LOCAL PLAN PART 2 - DEVELOPMENT MANAGEMENT AND ALLOCATIONS

0.20 The LPP 2 - Development Management and Allocations was appraised systematically using the SA Objectives. The significance of effects was determined using: the criteria set out in the SEA Regulations; professional judgement; and taking into account mitigation provided in high level planning policy in Winchester LPP1 - Joint Core Strategy and the National Planning Policy Framework (as appropriate). Categories of significance were identified according to the table below.

<b>Key: Categories of Significance</b>		
<b>Symbol</b>	<b>Meaning</b>	<b>Sustainability Effect</b>
<b>x</b>	Absolute constraints	Absolute sustainability constraints to development, for example, internationally protected biodiversity
<b>--</b>	Major Negative	Problematical and improbable because of known sustainability issues; mitigation likely to be difficult and/or expensive
<b>-</b>	Minor negative	Potential sustainability issues: mitigation and/or negotiation possible
<b>+</b>	Minor positive	No sustainability constraints and development acceptable
<b>++</b>	Major Positive	Development encouraged as would resolve existing sustainability problem
<b>?</b>	Uncertain	Uncertain or Unknown Effects
<b>0</b>	Neutral	Neutral

- 0.21 Throughout the development of the Draft LPP2 and the Sustainability Appraisal process, data gaps and uncertainties were uncovered. It is not always possible to accurately predict sustainability effects when considering plans at such a strategic scale. Impacts on biodiversity and cultural heritage, for example, will depend on more detailed information and studies at site-level. Whilst climate change science is becoming more accurate, it is difficult to predict impacts likely to result from climate change, including synergistic effects. These uncertainties have been acknowledged in the appraisal matrices, where applicable.

### **Consideration of Alternatives**

- 0.22 Throughout the development of the Local Plan, alternatives have been considered and appraised through the SA process in an iterative and ongoing way such that the findings of the SA have informed plan-making. Alternatives for potential site allocations have been considered, and the process included a public 'call for sites'. The alternatives were refined by adopting an approach that seeks to find the most suitable options, not only through compliance with the strategic aims of the Local Plan, but also by recognising options that present the least constraints, maximise possible benefits, and take account of the views of local community representatives. Any reasonable alternative sites submitted through representations on the Draft LPP2 have also been considered through the SA process.

### **Likely Significant effects identified in the SA of the LPP2**

- 0.23 **Housing** (SA Objectives 3, 10 & 14) Overall, the Local Plan is considered to have the potential for major short to long-term positive cumulative effects on housing through the provision of 12,500 new homes to meet the objectively assessed need of the District during the life of the plan. Housing will be distributed across the District in urban and rural areas and Local Plan policies will ensure that a suitable mix of homes are provided to meet the needs of all people in the future. Mixed-use developments feature in the plan and have the potential for further positive effects on other SA Objectives (e.g. transport and accessibility). The Local Plan seeks to achieve a 40% affordable housing rate in new housing development proposals, or equivalent contributions for proposals of less than 5 new dwellings. This is likely to lead to long-term positive effects, however the SHMA notes that this is still likely to leave a shortfall in the assessed affordable housing need of around 151 affordable homes per year. The positive effects could be enhanced if the affordable housing rate is increased in line with the assessed need, although it is appreciated that this could potentially make more development schemes unviable. The Local Plan policies seek to protect the existing built environment where considered of value, and also require new development to be well designed and of high quality, utilising sustainable construction and design methods.

- 0.24 **Economy & Employment** (SA Objective 4) Overall, the Local Plan is considered to have the potential for major short to long-term positive cumulative effects on the economy and employment through the provision of new employment land across the District. Major allocations for employment have been located in Winchester Town, Bishop's Waltham, New Alresford, Waltham Chase, and South Hampshire. The Local Plan protects existing employment sites, and supports economic growth through both the regeneration of previously developed land and the development of suitable greenfield sites. It also seeks to protect the shopping function of the town centres and support proposals that enhance their roles.
- 0.25 **Communities & Health** (SA Objectives 1, 2 & 6) Overall, the Local Plan seeks to protect and enhance accessibility to community facilities and services, which includes open space for recreation and health facilities. Provision is made for new community facilities and measures to promote more sustainable transport modes have been incorporated to increase the accessibility of these facilities. The policies support development that is of the highest quality and ensures that new development is integrated with existing communities and the urban fabric to increase accessibility and permeability. The provision of housing and employment will help to meet the future needs of communities in the District and the amenity of residents is also protected. It is therefore considered that the Local Plan as a whole will have major positive cumulative effects in the long-term for communities and health.
- 0.26 **Transport & Accessibility** (SA Objective 5) Local Plan policies seek to address the impacts of proposed development on the road network and ensure that appropriate infrastructure is provided. The key mitigation measures that the detailed transport assessments have identified have been integrated to form a fundamental part of the development strategy. Key to this mitigation is the promotion of more sustainable modes of transport, financial contributions towards wider accessibility improvements and mixed use development. These measures alongside growth of the housing stock, economy and community facilities has the potential for a long-term positive cumulative effect on transport and accessibility.
- 0.27 **Air Quality** (SA Objective 15) It is considered that major negative effects on air quality are unlikely as a result of the Local Plan. Policies seek to address the impacts of proposed development on the road network and encourage the use of more sustainable transport modes. This includes new / enhanced pedestrian routes, cycle paths and bridleways. While there may be some localised impacts in the short-term as a result of proposed development, the mitigation proposed through Local Plan policies should ensure that these are not significant. The Local Plan promotes a park and ride system to alleviate the pressures on Winchester Town centre, which is considered the most sensitive receiving environment as it contains the only AQMA in the

District. This has the potential for long-term positive effects on air quality.

- 0.28 **Climate Change & Flooding** (SA Objective 9) Local Plan policies seek to address the impact of development on the environment, through both climate change mitigation and adaptation. The policies seek to minimise impacts on the road network, and promote more sustainable modes of transport, as well as containing trips within mixed-use developments. Many of the housing allocations also contain requirements for open space which increase carbon sinks within development proposals. Positive effects could be enhanced here with a requirement for trees within the open spaces, which not only enhance carbon sinks but also provide cooling through shading to reduce any urban heat island effects. Development is generally directed away from areas of high flood risk, unless development proposals are made acceptable in planning terms (for example low vulnerability development like open space in higher risk areas) or are for the purpose of water management (for example flood defense structures). The policies further ensure that flood risk is not displaced as a result of development, and safeguard areas for current or future flood management. Though growth is likely to impact upon climate change, the mitigation proposed through Local Plan policies should ensure that these impacts are not significant.
- 0.29 **Water Resources** (SA Objective 7) The Local Plan is considered to have the potential for minor negative cumulative effects on the water environment as a result of the anticipated growth and loss of greenfield land. The mitigation measures provided should ensure that negative cumulative effects are not significant. The Local Plan applies Sequential Testing to manage flood risk, as well as ensuring risk is not displaced, and development includes the use of SuDS. The policies are considered to have the potential for minor positive cumulative effects also through the safeguarding of space for future flood management and protection of the most sensitive water environments.
- 0.30 **Natural Environment (Landscape, Flora and Fauna and Soils)** (SA Objectives 11 & 13) The level of growth proposed through the Local Plan has the potential for major long-term negative effects on the natural environment. To address this, the Local Plan seeks to direct development away from sensitive areas and also protect, enhance and restore the natural environment, including the remediation of contaminated land. The mitigation provided by Plan policies and available at the project level should address negative effects to ensure they are not significant for the landscape or biodiversity; however, the overall cumulative effect of the Local Plan remains uncertain. The Local Plan will lead to the loss of some areas of the best and most versatile agricultural land as a result of balancing the aims and needs of the community, and meeting the planning criteria.
- 0.31 **Cultural Heritage** (SA Objective 12) Overall the Local Plan seeks to protect and enhance heritage and avoid development that could

lead to negative effects on heritage assets. Whilst growth has the potential to negatively affect a heritage setting, it also has the potential to enhance or contribute to that setting. The significance of effects is dependent on project level context and details. The mitigation measures provided within the Local Plan should however ensure that there are no significant negative effects on heritage.

- 0.32 **Waste and Recycling** (SA Objective 8) Overall, the Local Plan is considered to have the potential for minor negative cumulative effects on this topic through the anticipated growth during the life of the Plan. The policies expect development to provide sufficient provision for refuse and recycling, and a strategic approach to waste management has been adopted through cross-boundary plans and objectives. The Local Plan and supporting Minerals and Waste Plan should ensure that there are no major long-term negative effects on waste and recycling.

### **Mitigation and Enhancement Recommendations**

- 0.33 An important role of the SA process is to provide recommendations for the mitigation of negative effects and enhancement of the positive effects identified in the appraisal process. These can then be carried forward in the remainder of the plan-making process and can include further recommendations for other Development Plan Documents (for example, Neighbourhood Plans), the Development Management Policies and for processes including development management and site master planning.
- 0.34 In preparing plan policies, Winchester City Council has already sought to mitigate the negative effects of development and maximise the opportunities presented, and are commended for the work undertaken to date. The SA process has made further recommendations for the plan and these often relate to the linkages between different issues that were identified as a result of the SA. For example, there are strong synergies between the preservation and enhancement of biodiversity and the development of Green Infrastructure. Recommendations and suggestions from the SA have been integrated into the plan-making in an on-going and iterative way.
- 0.35 Potential negative effects are mitigated through strong policies that seek to protect, enhance and restore the natural environment and heritage as well as promote strong sustainable communities through high quality layout and design, and the promotion of more sustainable modes of transport. The Local Plan ensures that necessary infrastructure and investment is provided at the right times and in the right places to support new development and communities. It also seeks to create a healthy integrated network of Green Infrastructure by planning for the natural environment at a variety of spatial scales, which will have benefits for communities and nature as well as the economy.

### **Pre-Submission Local Plan Part 2 (2015)**

- 0.36 A number of changes were made to the Plan following the publication of the Draft LPP2 in October 2014. The majority of them are associated with provision of improved clarity as well as reflecting updated evidence and consultation responses received. The proposed changes were screened through the SA process and found to not significantly affect the findings of the previous SA work.

### **Monitoring the Implementation of the Local Plan Part 2**

- 0.37 Local planning authorities are required to produce Monitoring Reports including indicators and targets against which the progress of the Local Plan can be measured. There is also a requirement to monitor the predictions made in the SA and Government advises Councils to report the results of the SA monitoring in the Local Planning Authority's Monitoring Report. Winchester City Council has already prepared a monitoring strategy for other parts of its WDDF which have already been subjective to SA and it is envisaged that the same strategy will be used for Local Plan Part 2. The strategy has been reviewed during the SA process for this Plan and further recommendations have been suggested.

### **CONCLUSIONS AND NEXT STEPS**

- 0.38 The SA of the LPP2 - Development Management and Allocations has appraised the overall effect of the plan, including cumulative and incremental effects. The Appraisal has identified that the proposed Local Plan will help to address the identified sustainability issues in the area, with major positive effects particularly for communities through the allocation of a range of new housing and employment land, together with improvements to sustainable modes of transport. The key negative effects identified relate to the potential environmental impact of increased housing, employment and infrastructure development. Overall, the policies and proposed site allocations provide a strong positive framework to guide future sustainable development in the District.
- 0.39 This Non-technical Summary of the Sustainability Appraisal Report is published alongside Winchester City Council's Winchester District Development Framework Pre-Submission Local Plan Part 2 - Development Management and Allocations Local Development Document and will be subject to public consultation. The consultation responses received on the Pre-Submission LPP2 and this Sustainability Appraisal Report will be used to finalise the Plan. Any significant changes to the policies or strategic allocations proposed will be subject to further appraisal as necessary and a revised SA Report will be published alongside the Submission Document.



- 0.40 The SA Report is available for review and comments alongside the Pre-Submission LPP2 for a 6 week period week alongside the Pre-Submission LPP2.

## 1.0 INTRODUCTION

### Purpose of the SA and the SA Report

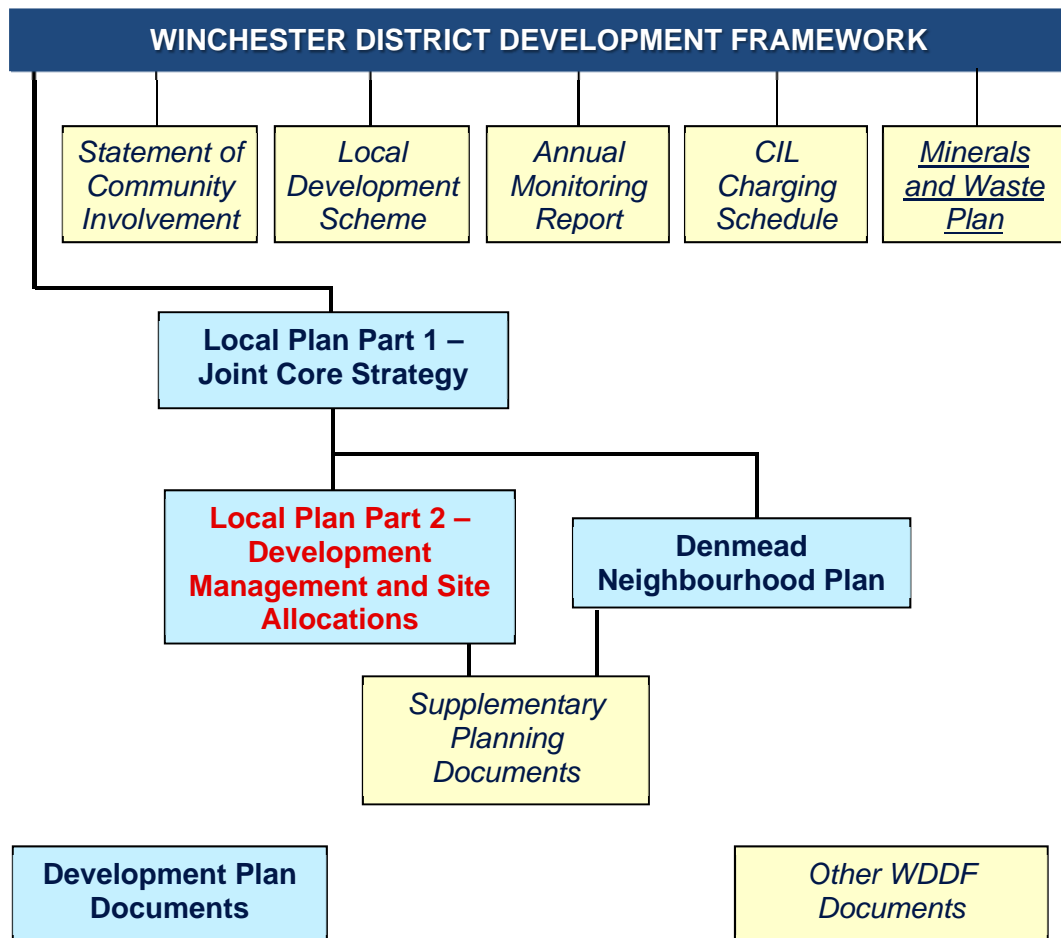
- 1.1 Sustainability Appraisal (SA) is a systematic process that must be carried out during the preparation of a local plan under section 19 (5) of the Planning and Compulsory Purchase Act 2004 ('the Act'). The SA process provides the opportunity to consider reasonable options or alternatives in which the plan can contribute to improving environmental, social and economic conditions as well as providing the opportunity to identify and mitigate any potential adverse effects that the plan might otherwise have had. It is used to assess the extent to which the emerging plan will help to achieve relevant environmental, economic and social objectives. As a result, it helps the local planning authority to meet the more general requirement under section 39 of the Act which is to prepare a local plan " *with the objective of contributing to the achievement of sustainable development.*"
- 1.2 Government Policy advises that " *a Sustainability Appraisal which meets the requirements of the European Directive on strategic environmental assessment [(the SEA Directive)] should be an integral part of the plan preparation process, and should consider all the likely significant effects on the environment, economic and social factors*" (Paragraph 165 National Planning Policy Framework, 2012). The SEA Directive has been transposed into English law through the Environmental Assessment of Plans and Programmes Regulations 2004 (commonly referred to as the 'SEA Regulations').
- 1.3 In addition, National Planning Practice Guidance (2014) outlines the stages of SA work that need to be carried out as the Local Plan is being prepared:
- Stage A: Setting Context and Objectives, establishing the Baseline and Deciding the Scope
  - Stage B: Developing and Refining Alternatives and Assessing Effects
  - Stage C: Preparing the SA Report
  - Stage D: Publish and Consult on the SA Report and the Local Plan
  - Stage E: Post Adoption Report and Monitoring
- 1.4 The SA of the Winchester City Council's Draft Local Plan Part 2 - Development Management and Allocations has been prepared in accordance with the requirements for both SA and SEA and as a result, this Report has been prepared to present the findings of both the SA and SEA processes.

## Background to Local Plan Part 2 - Development Management and Allocations

### *Winchester District Development Framework*

- 1.5 The Winchester District Development Framework (WDDF) comprises a number of documents which taken as a whole set out Winchester City Council's policies relating to the development and use of land in their area. The WDDF includes:
- Local Plan Part 1 - Joint Core Strategy
  - Local Plan Part 2 - Development Management and Allocations
  - Supplementary Planning Documents (SPDs) which supplement the Local Plan by providing direction on specific issues: Village and Neighbourhood Design Statements
  - Neighbourhood Plans
  - Statement of Community Involvement
  - Annual Monitoring Report
- 1.6 The diagram below illustrates the relationship between the different WDDF documents.

**Figure 1: Winchester District Development Framework**



*Source Pre Submission LPP2*

1.7 The LPP1 - Joint Core Strategy is the overarching strategic document of the Winchester City Council's WDDF and sets out the key elements of the planning strategy for the District; it is the spatial expression of the Community Strategy. In particular, the LPP1 established various development requirements for the District's larger settlements. These included the following levels of housing provision from 2011 to 2031:

- Winchester – 4,000 dwellings (including 2,000 at Barton Farm)
- Whiteley – 3,500 dwellings (all at North Whiteley)
- Bishops Waltham - 500 dwellings
- New Alresford - 500 dwellings
- Colden Common - 250 dwellings
- Denmead - 250 dwellings
- Kings Worthy - 250 dwellings
- Swanmore - 250 dwellings
- Waltham Chase - 250 dwellings
- Wickham - 250 dwellings

1.8 The LPP1 also supports the retention and improvement of employment, public transport, facilities and services in these settlements, as well as containing standards for the provision of open space and built recreation facilities.

1.9 The Local Plan Part 1 was developed between 2007 and 2013; all iterations underwent SA/ SEA and this informed its development. The Submission Local Plan Part 1 and accompanying SA/ SEA Report were submitted to the Secretary of State on the 18 June 2012 and went through Examination by an independent Inspector during October/ November 2012. The Council received the Planning Inspector's final report on 11th February 2013 and subsequently adopted LPP1 and the SA/SEA Report on 20 March 2013. The adopted version of Local Plan Part 1 and the accompanying SA/SEA Report is available to view / download via the links below:

<http://www.winchester.gov.uk/planning-policy/local-plan-part-1/adoption/>

<http://www.winchester.gov.uk/planning-policy/sustainability-appraisals/>

***Local Plan Part 2 (LPP2) – Development Management and Allocations***

1.10 In addition to the LPP1 – Joint Core Strategy, which is the overarching document of the WDDF, Winchester City Council are in the process of preparing a further planning policy document under Regulation 18 of the Town and country Planning (local Planning) (England) Regulations 2012 ('Local Planning Regulations'). The Local Plan Part 2 - Development Management and Allocations DPD aims to refine the

development requirements for the District's larger settlements as set out in the LPP1 (please see above paragraphs 1.7-1.9).

- 1.11 The LPP2 only covers the part of Winchester District that lie outside the South Downs National Park and it is required to be in conformity with Local Plan Part 1 and the National Planning Policy Framework.
- 1.12 A key element of LPP2 is to:
- Add detail to the development strategy set out in LPP1 by allocating sites as necessary to meet development needs
- 1.13 Furthermore, LPP2 also provides the opportunity to develop detailed development management policies required to assess and determine planning proposals and applications, particularly where these are not already covered by the general policies set out in LPP1.
- 1.14 An outline of the Pre-Submission LPP2 is set out below in Table 1.1 and the main Objectives of the Plan are as follows:
- To set out a spatial vision for the District, showing how it will change in the future in physical, economic, social and environmental terms to reflect the vision and outcomes of the Community Strategy
  - Set the strategic objectives and key policies for realising the vision
  - Identify the amount of development and broad locations for change, growth and protection, including allocating strategic sites
  - Set out an implementation and monitoring framework, together with a delivery plan to demonstrate how the infrastructure requirements necessary for the development strategy will be achieved.

**Table 1.1 – Outline of the Pre-Submission LPP2**

<b>1 Introduction &amp; Background</b>
Introduction & Background Evidence Base Sustainability Appraisal & Habitat Regulations Assessment Community Engagement Duty to Co-operate Structure of the Document Public Consultation Next Steps
<b>2 Meeting Development Needs</b>
Development Needs and Distribution - Context Site Selection: Assessment Methodology Site Selection: Community Engagement Settlement Boundaries
<b>3 Winchester Town</b>
3.1 Location, Characteristics & Setting 3.2 Development Needs

3.3 Housing
3.4 Employment
3.5 Retail
3.6 Infrastructure (Including Open Space, Leisure, and Transport)
3.7 Policies
Spatial Strategies (Local Plan Part 1)
Site Assessment Methodology
Site Selection: Community Engagement
<b>4 Market Towns and Larger Villages</b>
<b>4.2 Bishop's Waltham</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.3 Colden Common</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.4 Kings Worthy</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.5 New Alresford</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.6 Swanmore</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.7 Waltham Chase</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.8 Wickham</b> Location, Characteristics and Setting; Development Needs; Housing; Employment and Retail; Open Space and Infrastructure; Site Allocation Policies
<b>4.9 Denmead Neighbourhood Plan</b> Summary of Proposals
<b>4.10 The Smaller Villages &amp; Rural Area</b> Smaller Villages; The Rural Area;
<b>5 South Hampshire Urban Areas</b>
<b>Background</b> West of Waterlooville Strategic Housing Allocation North Whiteley Strategic Housing Allocation Welborne Whiteley Botley Bypass Other Policies
<b>6 Development Management</b>
Policies

## 7 Implementation and Monitoring

- 1.15 The preparation of the LPP2 has been informed by a number of technical studies and public consultation events in addition to the findings of the SA/SEA processes recorded in this Report.

### Summary of Compliance with the SEA Directive/ Regulations

- 1.16 National Planning Policy and National Planning Practice Guidance advises that where the SEA Directive/ Regulations apply to local plans there are some specific requirements that must be complied with and that should be addressed as an integral part of the SA process. Therefore, it is important that the Sections of this SA Report which meet the requirements of SEA Directive/ Regulations are clearly signposted. This has been provided in Appendix I: Statement on Compliance with SEA Directive / Regulations.

### Structure of this SA Report

- 1.17 This Report is divided into 7 main sections. Tables and Maps have been included within the text and appendices to provide the details and background papers to the assessment. The following table summarises the main sections of the report:

**Table 1.2: Structure of this SA Report**

Section of the Report	Summary
<b>Non-Technical Summary</b>	Provides a summary of the SA process and findings – in non-technical language; also available separately.
<b>1.0 Introduction</b>	Sets out the legislative and policy requirements, context and role of the SA; summarises work done to date. Outlines the LPP2 objectives and structure.
<b>2.0 Appraisal Methods</b>	This Section explains the approach taken to SA incorporating SEA and the findings of the HRA, and details the methods used to assess the Draft Local Plan Part 2. The scoping process and outcome is summarised with details provided separately in Appendix II.
<b>3.0 Sustainability Context and Objectives</b>	Section 3 describes the characteristics of the Winchester area, setting out the baseline conditions and the policy context, together with an indication of how the area might develop without the Draft Local Plan Part 2. Details of baseline information and policy context are provided separately in Appendices IV and V.
<b>4.0 SA of Potential Site Allocations</b>	The findings of the SA/ SEA of potential sites allocations are summarised with details provided separately in Appendix VI and Appendix VIII. The reasons for selecting and rejecting alternatives considered in the SA are provided in Appendix IX.
<b>5.0 SA of Draft LPP2 –</b>	The findings of the SA/ SEA undertaken in 2013/

<b>Development Management Policies &amp; Allocations</b>	2014 of the emerging Draft LPP2 are summarised.
<b>6.0 SA of Pre-Submission LPP2 – Development Management Policies &amp; Allocations</b>	Sets out the findings of the screening (Appendix VII) of proposed changes since the publication of the Draft Plan in Oct 2014 to determine if they significantly affect the findings of the previous SA work set out in Section 5.
<b>7.0 Implementation and Monitoring</b>	The SEA Regulations require that the Report should include a description of the measures envisaged concerning monitoring and such proposals are set out in this Section.
<b>8.0 Conclusions and Next Steps</b>	A summary of the process, the findings of the SA and the next steps to be taken.

- 1.18 In accordance with the SEA Regulations, a Non-Technical Summary is also provided - at the beginning of this SA Report and also available separately.

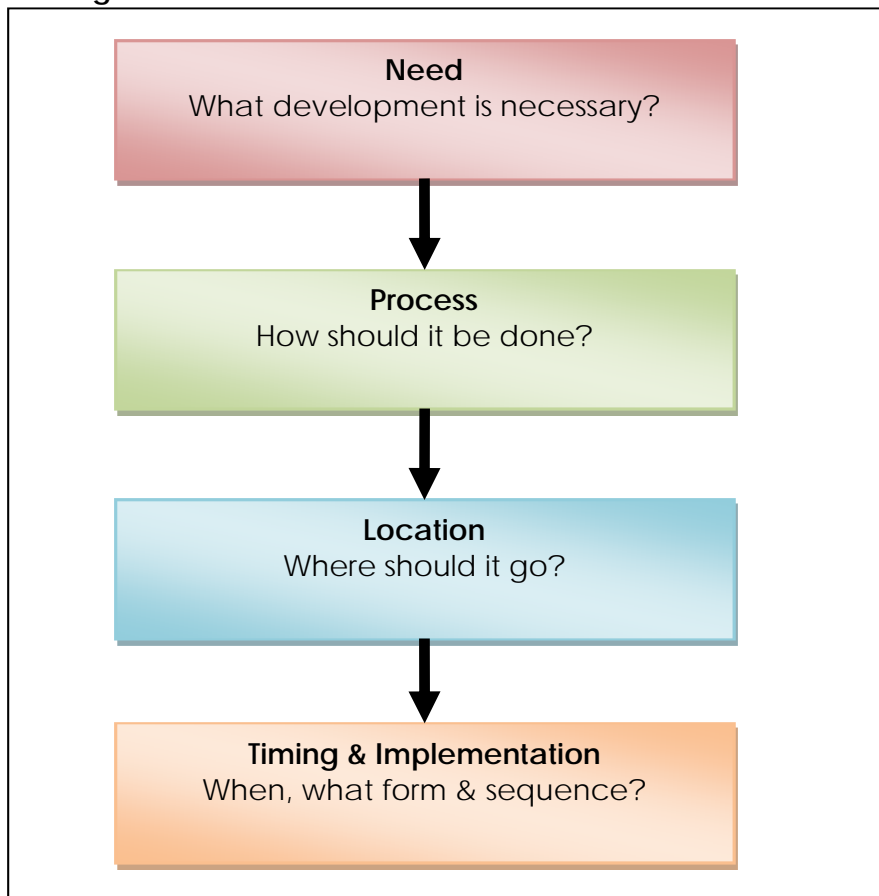


## 2.0 APPRAISAL METHODS

### Introduction

- 2.1 This section sets out the methods used to appraise the Draft LPP2. It describes the scoping process and how the initial baseline and SA Framework was developed. It also explains what refinements have been made to the SA framework since 2007 and how the baseline, including other sustainability objectives, has been kept up to date.
- 2.2 Sustainability (Integrated) Appraisal incorporating Strategic Environmental Assessment is an iterative and ongoing process that aims to provide a high level of protection for the environment and to promote sustainable development for plan-making. The role of SA is to inform the Council as the planning authority; the SA findings do not form the sole basis for decision-making – this is informed also by other studies, feasibility and feedback from consultation. There is a tiering of appraisal/assessment processes (see Figure 2.1 below) that align with the hierarchy of plans – from international/national through to local. SEA sets the context for subsequent project level studies during Environmental Impact Assessment (EIA) for major development projects.

**Figure 2.1: Hierarchy of Alternatives in SA/SEA and Options in Plan-Making**



- 2.3 This tiering is acknowledged by the NPPF (2012) in paragraph 167 stating that "*Assessments should be proportionate and should not repeat policy assessment that has already been undertaken.*" The Local Plan is a planning document that provides objectives, strategy, policy and site allocations to guide promoters, communities and the Council in their decisions regarding proposed development. SA is a criteria-based assessment process with objectives and sub-objectives (decision-aiding questions) aligned with the issues for sustainable development that are relevant to the plan and the characteristics of the plan area.
- 2.4 This SA is an Integrated Appraisal that has incorporated the requirements of the EU SEA Directive and the findings from the EU Habitats Directive. Since the Habitats Regulations Assessment (HRA) is driven by distinct legislation, the HRA Report has been provided separately to clearly demonstrate compliance (although the findings of these assessments have informed the SA).

### **Scoping the Key Sustainability Issues and the SA Framework**

- 2.5 Enfusion Ltd was commissioned in December 2006 by Winchester City Council to progress the SA work for the WDDF. A SA scoping process was undertaken during 2007 to help ensure that the SA covers the key sustainability issues that are relevant to the spatial and development planning system in the Winchester area. This included the development of an SA Framework of objectives to comprise the basis for appraisal. A SA Scoping Report was prepared to summarise the findings of the Scoping process. This was published in July 2007 for consultation with statutory consultees and is available on the Winchester City Council Website:

<http://www.winchester.gov.uk/planning-policy/sustainability-appraisals/scoping-report-07/>

- 2.6 Responses to this scoping consultation, and how they were taken into account, are reported in this SA Report Appendix II.
- 2.7 Since the production of the Scoping Report, the baseline conditions and the review of plans and programmes have been updated to reflect the current evidence. This is presented in Appendix IV and V of this SA Report and a summary of the updated baseline is provided in Section 3. As a result of updated evidence, the SA Framework has been reviewed and this is explained under the next subsection following.

### ***The SA Framework***

- 2.8 The SA Framework provides the basis by which the sustainability effects of emerging Local Development Documents will be described, analysed and compared. It includes a number of sustainability objectives, elaborated by 'decision-aiding questions'. These have

been distilled from the information collated during the scoping process of relevant Plans and Programmes, Baseline Information, the key sustainability issues, as well as from discussions with planning professionals with extensive experience working in Winchester, and responses from the scoping consultation.

- 2.9 The sustainability objectives seek to address and progress the main sustainability issues and opportunities identified as important in Winchester. The decision-aiding questions assist by clarifying the detail of the issues, improving objectivity, ensuring that the appraisal is relevant to land use planning, and making the SA Framework more locally specific.
- 2.10 The Framework was reviewed as the WDDF has progressed during the development of LPP1 – Joint Core Strategy to accommodate recommendations resulting from the consultation exercises. Further amendments to the SA Framework have been made to assess potential allocations in the Draft LPP2; this is to avoid duplication and make the appraisal specifically relevant to sites, and to take into account that this Draft Plan has to be in conformity with LPP1. No changes have been made to the overall SA Objectives or the Decision Aiding Questions to be used to assess other parts of the Draft LPP2 (ie the emerging policies and the overall effects of the Draft Plan).
- 2.11 The amendments made to the SA Framework to assess the potential allocations refined existing and formulated new Decision Aiding Questions – presented in Table 2.2 below. The amendments were derived by:
- Identifying appropriate policies in the LPP1 which set out requirements for sites to reduce negative social, economic and environmental effects and removing the questions which refer to those requirements;
  - Where ‘decision aiding questions’ from the LPP1 address particular social, economic and environmental effects that are not addressed by higher level policies (LPP1 and other national requirements), they have been amended to make them more relevant to the site level (shown in blue);
  - Inserting relevant assessment criteria from the LPP2 Site Selection Checklist, where appropriate (shown in Red);
  - Including additional questions (shown in green); and
  - Discussions with planning and environmental professionals at the Council.

	SUSTAINABILITY APPRAISAL (SA) OBJECTIVE	DECISION-AIDING QUESTIONS - LOCAL PLAN PART 1 (ALSO TO BE USED FOR POLICIES IN LOCAL PLAN PART 2 OR A NEIGHBOURHOOD PLAN)	DECISION-AIDING QUESTIONS – FOR SITE ALLOCATIONS IN LOCAL PAN PART 2 or a NEIGHBOURHOOD PLAN
1	<b>Building Communities</b>  <i>SEA topics: Population</i>		
	<b>To create and sustain communities that meet the needs of the population and promote social inclusion</b>	Does the option/policy: <ul style="list-style-type: none"> <li>▪ Help provide facilities for social interaction</li> <li>▪ Promote diverse communities and meet a range of housing needs</li> <li>▪ Ensure inclusion of all sections of the community</li> <li>▪ Ensure equality of access to services</li> <li>▪ Integrate new and existing communities</li> <li>▪ Encourage community cohesion and a sense of community ownership</li> <li>▪ Reduce social exclusion of disadvantaged groups</li> <li>▪ Meet the needs of an ageing population</li> </ul>	All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3. <ul style="list-style-type: none"> <li>▪ How does the site deliver the vision as set out in Policies WT1/SH1 or MTRA1 of LPP1?</li> <li>▪ How does the site deliver the locally derived vision and objectives identified by the community?</li> <li>▪ Could the site provide space for facilities for social interaction?</li> <li>▪ Does the site allow for equality of access to services? Please refer to objective 5 – transport for distances to services.</li> </ul>
2	<b>Infrastructure</b>  <i>SEA topics: Material Assets</i>		
	<b>To provide for the timely delivery of infrastructure suitable to meet community needs</b>	Does the option/policy: <ul style="list-style-type: none"> <li>▪ Support the provision of community facilities, for example cultural, health, recreational and social facilities.</li> <li>▪ Encourage the enhancement of green infrastructure (strategic network of protected sites, nature reserves, greenspaces, and greenway linkages)</li> </ul>	All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. <ul style="list-style-type: none"> <li>▪ Could the site provide space to deliver</li> </ul>

		<ul style="list-style-type: none"> <li>▪ Ensure the delivery of infrastructure that meets the needs of new and existing development</li> <li>▪ Ensure appropriate timing and phasing</li> </ul>	<p>enhancement of green infrastructure and open space and provide linkages to existing local network of protected sites, nature reserves, greenspaces, and greenway linkages (e.g. footpaths)?</p> <ul style="list-style-type: none"> <li>▪ Will the development of the site result in the loss of green infrastructure identified in: the Green Infrastructure Study 2010; PUSH GI Strategy; PUSH Implementation Framework 2012; or land identified in the 2012/13 Open Space Strategy?</li> <li>▪ Will the development of the site result in the loss of a local facility or service or registered community assets?</li> <li>▪ Is the site within the specified distances of other facilities as identified in Policy CP7 - Open Space, Sport and Recreation?</li> </ul>
<b>3</b>	<b>Housing</b> <i>SEA topics: Population</i>		
	<b>To provide good quality housing for all</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Deliver affordable and sustainable housing both in urban and rural areas, in keeping with local character</li> <li>▪ Support the sympathetic accommodation of housing growth in sustainable locations</li> <li>▪ Balance housing and employment land delivery with community facilities and environmental capacity</li> <li>▪ Provide for an appropriate mix of dwelling size, type, density and phasing to meet local needs</li> <li>▪ Provide for a range of housing to meet the needs of specific groups, (e.g. the elderly,</li> </ul>	<p>Sites which provide for residential development can achieve the requirements set out in the decision aiding questions through the following Local Plan Part 1 Policies, where applicable, ( Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpersons; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.</p>

		disabled, young, Gypsies and Travellers) and adaptable housing that meets the needs of people in different life stages	
<b>4</b>	<b>Economy and Employment</b> <i>SEA topics: Population</i>		
	<b>To maintain the buoyant economy and develop greater diversity that meets local needs</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Provide a diverse range of jobs that meet the needs of local people</li> <li>▪ Ensure jobs are located in sustainable locations</li> <li>▪ Support the rural economy</li> <li>▪ Reduce both out commuting and in commuting</li> <li>▪ Help maintain Winchester City as a major focus of learning and education</li> <li>▪ Assist in the retention of young people and graduates</li> <li>▪ Recognise the role of tourism in the local economy</li> <li>▪ Support retail diversity across the district</li> <li>▪ Support live work units &amp; working from home</li> <li>▪ Balance suitable employment with housing growth</li> <li>▪ Encourage environmentally and socially responsible employment and help to create local markets for local goods/services</li> <li>▪ Aim towards establishing a low carbon economy for Winchester District</li> </ul>	<p>Sites which propose mixed use or employment related development sites are required to meet the requirements of Policies: CP8 – Economic Growth; CP9 – Retention of Employment Land and Premises; and DS1 – Development Strategy and Principles.</p> <ul style="list-style-type: none"> <li>▪ How well is the site located in relation to places of employment? Please refer to objective 5 – transport for distances to employment.</li> <li>▪ Would the use of the site lead to a loss of employment land/ jobs?</li> <li>▪ Could the site provide a balance between housing and local employment opportunities and local community facilities and retail?</li> </ul>
<b>5</b>	<b>Transport</b> <i>SEA topics: Air, Climatic Factors, Population, Material Assets</i>		
		<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Support delivery of quality public transport that is accessible to all sections of the</li> </ul>	<p>All sites proposed are required to meet the requirements of Policies CP10 – Transport and DS1 – Development Strategy and Principles.</p>

	<p><b>To increase accessibility; reduce car usage and the need to travel</b></p>	<p>community</p> <ul style="list-style-type: none"> <li>▪ Enable the enhancement of a District-wide network of footpaths and cycle links between settlements, homes and work and community facilities</li> <li>▪ Support the need to reduce travel, especially during peak times</li> <li>▪ Locate new development to reduce the need to travel</li> <li>▪ Help create an integrated sustainable transport system, for example through providing for safe storage for cycles, respect for users of shared road space, green lane linkages</li> <li>▪ Adopt maximum parking standards</li> </ul>	<ul style="list-style-type: none"> <li>▪ Is the site served well by public transport (i.e. frequency of service every hour on days when a bus service operates<sup>3</sup>)?</li> <li>▪ Is the site within walking distance (ideally between 400 to 800 m<sup>4</sup>) of a number of services and facilities including<sup>5</sup>: opportunities for local employment; Bus stop; and Local facilities which could include (shop, health and education facilities)?</li> <li>▪ Is there safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, onto an adopted road with pavements to key facilities?</li> <li>▪ Are there any existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots which development of the site could exacerbate?</li> <li>▪ Is access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, constrained by typography?</li> <li>▪ Could the site enable the enhancement of a local network of footpaths and cycle links between settlements, homes and work and community facilities?</li> </ul>
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<sup>3</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, Table 3: Accessibility criteria, pp. 14. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed May 201]

<sup>4</sup> Winchester City Council (2013) Transport Assessment for Potential Allocations (Draft).

<sup>5</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 15. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed May 201]

			<ul style="list-style-type: none"> <li>Could the site help create an integrated sustainable transport system, for example through providing for shared road space, green lane linkages?</li> </ul>
<b>6</b>	<b>Health</b> <i>SEA topics: Human Health</i>		
	<b>To improve the health and well being of all</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>Protect and increase the provision of and accessibility to community, cultural and recreational facilities</li> <li>Require design that ensures safe, attractive places and engenders a sense of place</li> <li>Require design that promotes healthy lifestyles and increased physical activity</li> <li>Increase accessibility to health facilities and encourage multi-functional use of facilities</li> <li>Ensure residents have access to healthy and affordable food through, for example, the provision of allotments</li> </ul>	<p>All sites proposed are required to meet Policy DS1 – Development Strategy and Principles.</p> <p>Design is dealt with under Objective 14.</p> <ul style="list-style-type: none"> <li>Will the site improve access to healthy and affordable food through, for example, the provision of allotments? Through meeting the specified standards in CP7.</li> <li>Is there access to community, cultural facilities by walking/ cycling and access open space, sport and recreational facilities? Please refer to Objective 5 – transport for distances to community and cultural facilities and Objective 2 – Infrastructure for open space, sport and recreational facilities.</li> </ul>
<b>7</b>	<b>Water</b> <i>SEA topics: Water, Climatic Factors, Biodiversity, Health</i>		
	<b>To protect, enhance and manage water resources in a sustainable way</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>Require the use of water efficiency measures</li> <li>Manage and minimise risk of flooding including regard to future climate change (promotion of adaptation measures)</li> <li>Promote the adoption and use of sustainable drainage systems</li> <li>Protect ground and surface water sources: quality &amp; quantity</li> <li>Progress compatibility with the objectives of</li> </ul>	<p>All sites proposed are required to meet Policies: CP11 – Sustainable Low and Zero Carbon Built Development; DS1 – Development Strategy and Principles; and CP17 – Flooding, Flood risk and the Water Environment.</p> <ul style="list-style-type: none"> <li>Is the site Flood Zone 2 or 3?</li> <li>Are there any known problems with flooding on the site?</li> <li>Is the site in a ground water protection zone,</li> </ul>



		<p>the Water Framework directive</p> <ul style="list-style-type: none"> <li>Promote access to water for recreation, enjoyment and understanding (including valued biodiversity/ habitats)</li> </ul>	<p>safeguarded zone, water protection zone and/ or situated on major aquifer with high/ intermediate vulnerability?</p> <ul style="list-style-type: none"> <li>Is there potential for adverse effects on the quality of ground and surface water sources?</li> </ul>
<b>8</b>	<b>Waste</b> <i>SEA topics: Material Assets</i>		
	<b>To ensure sustainable waste management</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>Help reduce waste and facilitate recycling in construction and operation</li> <li>Encourage composting</li> <li>Encourage development that is self-sufficient in waste management</li> <li>Support the recovery of energy from waste</li> </ul>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).</p>
<b>9</b>	<b>Climate Change</b> <i>SEA topics: Climatic Factors, Air, Water</i>		
	<b>To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy</b>	<ul style="list-style-type: none"> <li>Promote renewable energy generation</li> <li>Help reduce carbon and other greenhouse gas emissions</li> <li>Ensure adaptation planning that maximises opportunities and minimises the costs of climate change.</li> <li>Promote community involvement, understanding and action on climate change</li> </ul>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).</p>
<b>10</b>	<b>Sustainable Construction</b> <i>SEA topics: Air, Water, Climatic Factors, Material assets</i>		
	<b>To promote the sustainable design and construction of buildings and places</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>Ensure the incorporation of energy and water efficiency measures and renewables in new development aiming for zero carbon dwellings and workplaces</li> <li>Seek higher density in new development in</li> </ul>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable;; and Decentralised Energy; CP14 – Effective Use of Land).</p>

		<p>appropriate locations</p> <ul style="list-style-type: none"> <li>Require the use of sustainable building standards (Code for Sustainable Homes, BREEAM)</li> <li>Promote locally and sustainably sourced (e.g. recycled) materials in construction and renovation</li> </ul>	
<b>11</b>	<b>Biodiversity</b> <i>SEA topics: Biodiversity, Fauna and Flora</i>		
	<b>To conserve and enhance biodiversity</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>Protect and enhance designated and locally valued habitats and species</li> <li>Prevent and reverse habitat fragmentation, where possible promote understanding of and access to biodiversity</li> <li>Provide opportunities for provision and enhancement of a network of greenspaces.</li> </ul>	<p>All sites proposed are required to meet Policies: CP16 – Biodiversity; DS1 – Development Strategy and Principles; and CP15 – Green Infrastructure, when developed.</p> <ul style="list-style-type: none"> <li>Does the whole or part of the site or is the site near to a designated site (international, European, national or local)?</li> <li>Does the site contain any protected species?</li> <li>Are there any locally valued habitats and or species (non-recorded biodiversity interests) present or adjacent, for example: mature hedgerows, traditional orchards, veteran trees etc.?</li> </ul> <p>Could the site:</p> <ul style="list-style-type: none"> <li>Have any adverse impact on any designated sites or protected species (International, European, National or Local) and/ or on any locally valued habitats and species (non-recorded biodiversity interests)?</li> <li>Have potential to enhance designated and locally valued habitats and species?</li> <li>Provide space to reverse habitat fragmentation?</li> </ul>

			<ul style="list-style-type: none"> <li>▪ Provide opportunities for provision and enhancement of a network of greenspaces using an ecosystems approach?</li> <li>▪ Are there streams, rivers, lakes or other watercourses/ aquatic habitat on or within 200m of the site<sup>6</sup>?</li> <li>▪ Is the site within 500m of a large<sup>7</sup> pond?</li> <li>▪ Will development of this site affect any structure or features that could be habitats for protected species?</li> </ul>
<b>12</b>	<b>Heritage</b> <i>SEA topics: Cultural Heritage</i>		
	<b>To protect and enhance built and cultural heritage</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Protect and where appropriate, enhance the historical and archaeological environment (landscapes, sites, buildings and settings), including resources of local value</li> <li>▪ Support, develop and where appropriate, enhance and increase access to cultural &amp; heritage resources and activities</li> <li>▪ Help accommodate new development without detriment to the existing built and cultural heritage</li> </ul>	<p>All proposed development on all the sites are required to meet Policies: CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles.</p> <ul style="list-style-type: none"> <li>▪ Does the site contain or is it close to heritage assets including: <ul style="list-style-type: none"> <li>○ Scheduled Monuments</li> <li>○ Conservation Areas</li> <li>○ Listed Buildings</li> <li>○ Archaeological sites (recorded and non-recorded)</li> <li>○ Historic Parks and Gardens</li> <li>○ Existing landscape and townscape character?</li> </ul> </li> <li>▪ Would the use of the site increase access to local cultural and heritage resources and activities?</li> <li>▪ Could the site accommodate new development</li> </ul>

<sup>6</sup>Hampshire & Isle of Wight Chief Planning Officers Group (No date) Biodiversity Checklist. Online at <http://www.hampshirebiodiversity.org.uk/1app.htm> [Accessed May 2013]

<sup>7</sup> Where the surface area of the pond, when water is at its highest level (excluding flood events), is 225m<sup>2</sup> (c. 15m x 15m)

			<p>without detriment to the existing local built and cultural heritage?</p> <ul style="list-style-type: none"> <li>■ Could the site have an adverse impact on the historical and archaeological environment (landscapes, sites, buildings and settings), including resources of local value?</li> <li>■ Could the site enhance the historical and archaeological environment (landscapes, sites, buildings and settings), including resources of local value?</li> </ul>
<b>13</b>	<b>Landscape &amp; Soils</b> <i>SEA topics: Landscape, Soils</i>		
	<p><b>To protect and enhance the character and quality of the landscape of Winchester District</b></p>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Minimise adverse impact on the landscape setting of the city, towns and rural settlements</li> <li>▪ Prioritise the use of previously developed land to minimise greenfield development</li> <li>▪ Conserve and enhance the natural beauty of the South Downs National Park, and locally designated landscapes</li> <li>▪ To protect soil resources and manage in a sustainable way</li> </ul>	<p>All development on proposed sites is required to meet Policies: CP20 – Heritage and Landscape Character.</p> <ul style="list-style-type: none"> <li>■ Could the site adversely impact on the landscape setting of the city, towns and rural settlements?</li> <li>■ Is the site classified as previously developed land or Greenfield? Prioritise the reusing of land that has been previously developed (brownfield land), provided that it is not of high environmental value.</li> <li>■ Could the site contribute towards conserving and enhancing: <ul style="list-style-type: none"> <li>○ recognised built form and designed or natural landscapes that include features and elements of natural beauty, cultural or historic importance;</li> <li>○ local distinctiveness, especially in terms of characteristic materials, trees, built form and layout, tranquillity, sense of place and setting.</li> </ul> </li> <li>■ Could the use of the site protect soil resources or would it result in the loss of high grade (1 – 3a)</li> </ul>

			<p>agricultural land?</p> <ul style="list-style-type: none"> <li>■ Is the site within a defined settlement gap (LPP1 Policy CP18)?</li> <li>■ Is the site or part of the site underlain by mineral reserves? Is extraction possible within the timeframe of the plan or could it be extracted prior to development?</li> <li>■ Is the site or part of the site in a Nitrate Vulnerable Zone?</li> </ul>
<b>14</b>	<b>Built Environment</b> <i>SEA topics: Cultural heritage, Population, Material Assets</i>		
	<b>To secure high standards of design</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Promote recognition of local distinctiveness and a sense of place in style, materials and scale within the public realm</li> <li>▪ Make best use of existing buildings through reuse and conversion</li> <li>▪ Promote innovation in sustainable design for new and heritage development</li> <li>▪ Promote integration of new development with existing context/design</li> <li>▪ Recognise the role of the community in securing good design e.g. Village design statements, community planning</li> </ul>	<p>All sites can achieve the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 –High quality design.</p> <ul style="list-style-type: none"> <li>■ Would the development of the site be in keeping with the character and sense of place of the local area and where applicable, aid with the delivery of locally derived design principles as set through a Village Design Statement/ Neighbourhood Design Statement?</li> </ul>
<b>15</b>	<b>Pollution</b> <i>SEA topics: Air, Climatic Factors, Human Health, Soils, Water</i>		
	<b>Minimise local and global sources of pollution</b>	<p>Does the option/policy:</p> <ul style="list-style-type: none"> <li>▪ Improve air quality, e.g. through transport management and reduction of employment related emissions</li> <li>▪ Reduce and manage noise pollution</li> <li>▪ Reduce and manage the impact of light pollution</li> </ul>	<ul style="list-style-type: none"> <li>■ Will the use of the site result in an increase in air, noise, light, water, odour and soil pollution in the area?</li> <li>■ Is there a risk of contamination on the site?</li> <li>■ Are there overhead power cables on the site?</li> <li>■ Is the site a known landfill site?</li> </ul>

		<ul style="list-style-type: none"><li>▪ Ensure there is no pollution of water sources</li><li>▪ Ensure there is no pollution of the soil</li></ul>	<ul style="list-style-type: none"><li>■ Are there any adjacent uses to the site which may cause noise, light, odour or air pollution conflicts?</li><li>■ Is the site in or adjacent to an AQMA?</li></ul>
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## Appraising the Draft Local Plan Part 2 – Development Management and Allocations

- 2.12 The SA Framework (Table 2.2) formed the basis for appraising LPP2. The baseline information and plans and programmes review presented as part of the SA of the LPP1 was updated in 2013 and 2014 to ensure that the SA for the LPP2 uses current up-to-date information - and is relevant to the assessment of Site Allocations. The summary of the updated baseline and plans and programmes review can be found in Section 3 with the detail provided in Appendices IV and V.

### Site Options

- 2.13 All reasonable site options identified by the Council were subject to SA against the full SA Framework of Objectives using the key presented in Table 2.3. Reasonable site options were grouped and detailed appraisal matrices were provided for each of the individual settlements. Winchester Town was split into 5 'areas' given the number of potential sites; therefore 5 detailed matrices were produced for that settlement. Any significant effects relating to individual site options were identified within the appraisal commentary for each of the settlements or 'areas' within Winchester Town, thus satisfying the requirement for reporting the "significant" likely effects in accordance with the SEA Directive. The appraisal was undertaken using professional judgment, supported by the baseline information and further updated evidence gathered as part of the Council's site selection method, as well as any other relevant information sources available.
- 2.14 The symbols provided in the detailed appraisal matrices relate to the cumulative effect of the potential site options for that settlement or 'area' within Winchester Town rather than for each individual site option. As previously stated, any significant effects for individual site options are noted within the appraisal commentary. The SA has taken a consistent approach to the appraisal of site options. The detailed appraisal matrices for site options are presented in Appendix VI of this Report. It should be noted that one of the potential site options (Little Park Farm) was not part of a group or cluster of sites. An individual detailed appraisal matrix was not produced for this potential site alone as it would be disproportionate compared to the detailed appraisal carried out for the other potential site options, which were done by settlement. The individual site option (Little Park Farm) was therefore considered against the full SA Framework with an appraisal commentary provided in Section 4 of this Report.
- 2.15 For consistency, the significance key used for the appraisal of site options is the same as was used for the SA of LPP1. Significance of effects was determined using: the criteria set out in Schedule 1 of the SEA Regulations; professional judgment; and taking into account mitigation provided in high level planning policy in Winchester LPP1 - Joint Core Strategy and the National Planning Policy Framework (as

appropriate). Categories of significance first developed during scoping were used to describe the level of significance attributed to each effect identified, as set out in table following.

**Table 2.3 - Categories of Significance**

Key: Categories of Significance		
Symbol	Meaning	Sustainability Effect
<b>x</b>	Absolute constraints	Absolute sustainability constraints to development, for example, internationally protected biodiversity
--	Major Negative	Problematical and improbable because of known sustainability issues; mitigation likely to be difficult and/or expensive
-	Minor negative	Potential sustainability issues: mitigation and/or negotiation possible
+	Minor positive	No sustainability constraints and development acceptable
++	Major Positive	Development encouraged as would resolve existing sustainability problem
?	Uncertain	Uncertain or Unknown Effects
<b>0</b>	Neutral	Neutral effect
+	-	In the majority of cases, the overall symbol which illustrates the significance of the effects has been shown as a split cell. This is largely due to multiple sites being assessed with the majority likely to have differing effects but also due to some of the SA Objectives considering more than one issue. For example, SA Objective 5 covers a number of issues including access to public transport, shops and other services, safety and congestion etc. A site within the plan could have excellent access to public transport leading to positive effects but also be far away in terms of walking distance from local shops and services leading to negative effects. The final symbol or symbols depict(s) the most significant positive and negative effects recorded taking into account cumulative effects.

- 2.16 Thresholds to determine the significance of effects against landscape and transport were developed as these issues were considered likely to be the key differentiators between site options. Please see Appendix III for further details.
- 2.17 A number of alternative site options were proposed by respondents during the consultation on the Draft Local Plan in 2014. These 'omission sites' were considered through the SA process using the same method as for the other site options, set out above. A summary of the findings is presented in Section 6 and the detailed appraisal matrices provided in Appendix VIII.



### ***Draft Local Plan Part 2***

- 2.18 The SA of the Draft LPP2, including policies and preferred sites, is structured under 10 topic headings, which have been linked to Objectives in the SA Framework as well as topics in the SEA Directive and the NPPF. This provides a framework and structure to evaluate the likely significant effects of the Draft LPP2 against these key topics. The appraisal of each topic has been divided into a number of sub-headings to ensure that each aspect of the emerging LPP2 (Policies and Site Allocations) is considered as well as the interrelationships between topics and cumulative effects of the Plan as a whole.
- 2.19 The appraisal was undertaken using professional judgment, supported by the updated baseline information and further updated evidence for the Plan, as well as any other relevant information sources available. The nature of the likely sustainability effects (including positive/negative, duration, permanent/temporary, secondary, cumulative and synergistic) are described, together with any uncertainty noted. Evidence is cited where applicable and a commentary provided and suggestions for mitigation or enhancement made where relevant.

### ***Pre-Submission Local Plan Part 2***

- 2.20 A number of changes have been made to the Plan since the Draft LPP2 consultation ended in December 2014. It is important to ensure that any proposed changes are screened through the SA process to determine if they significantly affect the findings of the SA presented in the Draft LPP2 SA Report (Sept 2014) and further appraisal work is required. A screening table was produced to consider all the proposed amendments, which includes proposed changes to Policies. The findings of this work is provided in Section 6 with the detailed screening matrix presented in Appendix VII of this Report.

### **Uncertainties and Data Gaps**

- 2.21 Sustainability Appraisal is informed by the best available information and data; however, data gaps and uncertainties exist and it is not always possible to accurately predict effects at a strategic level of assessment. Impacts on biodiversity and cultural heritage, for example, will depend on more detailed information and studies at a site-level. Whilst climate change science is becoming more accurate, it is difficult to predict impacts likely to result from climate change, including synergistic effects. These uncertainties have been acknowledged in the appraisal matrices, baseline and other areas of this SA Report where applicable.

### **Consultation on the SA**

- 2.22 The SEA Directive requires that the public shall be given an early and effective opportunity within appropriate timeframes to express their opinion on the draft plan and accompanying environmental report

before the adoption of the plan. With this in mind, as explained early in this Section, the key sustainability issues were identified through the SA scoping process that was placed on consultation by Winchester City Council with statutory consultees in July 2007.

- 2.21 Since 2013, the Council has been working with communities to identify their development needs in more detail and to explore which sites, if any, should be allocated to meet those needs. Reasonable site allocations were identified by the Council through a number of processes: review of its Strategic Housing Land Availability Assessment (SHLAA); review of its existing 2006 Local Plan and also from their 'Call for Sites' consultation. In addition, as part of this collaborative approach, the Council and Steering Groups for the various settlements undertook an informal consultation in the form of a number of exhibitions with the local community on the proposed development strategy for the Plan. An initial draft of the SA/SEA findings of reasonable site allocations for the larger settlements was made available to the public as part evidence base during the consultation period between October 2013 and March 2014, excluding the Neighbourhood Plan area of Denmead who undertook their own consultation process.
- 2.22 The Draft LPP2 SA Report (Sept 2014) accompanied the Draft LPP2 on public consultation for six weeks from 24 October to 5 December 2014. The responses received and how they have been taken into account are presented in Appendix II of this Report.
- 2.23 This SA Report is being published for public consultation alongside the Pre-Submission LPP2, in accordance with SEA Regulations and SA/ SEA Best Practice Guidance. This SA Report will be published on the Council's website [www.winchester.gov.uk](http://www.winchester.gov.uk) and sent to statutory consultees and other relevant stakeholders. Consultation remains an important part of the SA process and responses received from this public consultation will be considered and inform the future stages of the iterative SA process.

### **Habitats Regulations Assessment**

- 2.24 Another requirement placed on planning authorities is to undertake a Habitats Regulations Assessment (HRA) in accordance with Article 6 (3) of the Habitats Directive (92/43/EEC) 'on the conservation of natural habitats and of wild fauna and flora' - known as the Habitats Directive. The Habitats Directive is implemented through the Conservation of Habitats and Species Regulations 2010 (as amended) [the Habitats Regulations] which requires that HRA is applied to all statutory land use plans in England and Wales. The aim of the HRA process is to assess the potential effects arising from a plan against the nature conservation objectives of any site designated for its nature conservation importance. These areas consist of: Special Protection Areas (SPAs), which are designated as sites important for birds; Special Areas of Conservation (SACs), which are sites designated to protect important

habitats and species; and Ramsar sites, which are globally protected wetlands.

- 2.25 The HRA work for the Draft LPP2 has been conducted alongside the sustainability appraisal process to ensure the processes inform each other. The HRA Report which accompanies the Draft LPP2 has informed the preparation of the SA and is available separately. In addition, account has been taken of the '*Winchester Local Development Framework Habitat Regulations Assessment (HRA) Report HRA (AA) of Submission Core Strategy*' (Enfusion, June 2012) which was carried out for Local Plan Part 1.
- 2.26 The screening considered the likely significant effects on sixteen European sites within the influence the plan. It was assessed that the majority of policies/ allocations were unlikely to have a significant effect on European sites alone given the location and scale of proposed development. Some allocations are proposed in close proximity to the River Itchen SAC; however, the screening concluded that there is suitable mitigation provided through strategic policies in LPP1 and development management policies in LPP2 and available at the project level to ensure that there will be no significant effects on European sites.
- 2.27 The screening found that nine of the site allocations identified to deliver new housing fall within the Solent Recreation Mitigation Partnership Charge Zone. It was concluded that as long as the standard contribution of £172 is provided for each new housing unit within the charge zone, in line with the emerging Interim Solent Recreation Mitigation Strategy, then the development proposed will not have likely significant in combination effects on the Solent SPAs.
- 2.28 The HRA for the LPP1<sup>8</sup> concluded that there would not be adverse in combination effects on the integrity of European sites as a result of the proposed distribution and overall level of growth proposed in the Plan area (as well as surrounding areas). The Draft LPP2 does not propose any additional growth on top of what is already proposed through the adopted LPP1. It is considered that suitable mitigation is provided through strategic policies in LPP1 and development management policies in LPP2 and available at the project level to ensure that there will be no significant in combination effects on European sites.
- 2.29 The screening concluded that none of the policies/allocations in the Draft Local Plan Part 2 are likely to have a significant effect either alone or in combination on the identified European sites; therefore, an Appropriate Assessment is not required. The findings of the HRA will be subject to consultation comments and advice from NE and wider stakeholders.

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<sup>8</sup> HRA (AA) of Submission Core Strategy June 2012.

- 2.30 The Draft LPP2 HRA Screening Report accompanied the Draft LPP2 on public consultation from 24 October to 05 December 2015. Comments were received from Natural England and the RSBP and these have been taken into account through the iterative and ongoing HRA process.
- 2.31 There have been a number of changes made to the Plan since the publication of the Draft LPP2 in October 2014. The changes were screened and found to not significantly affect the findings of the HRA Screening Report (Sept 2014) which accompanied the Draft LPP2 on consultation. The findings of this work are presented in a separate Pre-Submission LPP2 HRA Screening Report (September 2015).

## 3.0 SUSTAINABILITY CONTEXT AND OBJECTIVES

### Introduction

- 3.1 Since the production of the Scoping Report in 2008 the baseline and the review of plans and programmes has been updated to reflect the current evidence. This Section provides a summary of the updated baseline information, including consideration of the likely evolution without the plan, and it provides a summary of the relationships between the Draft Local Plan Part 2 and other relevant plans and programmes. It also provides an overview of the characteristics of the Plan area and sets out the key objectives, problems and opportunities for sustainable development and spatial planning identified from the analysis of the evidence.

### Review of Relevant Plans and Programmes

- 3.2 In order to establish a clear scope for the SA of the Draft LPP2 as part of the WDDF, it is necessary (and a requirement of SEA) to review and develop an understanding of the wider range of policies, plans, programmes and sustainability objectives<sup>9</sup> that are relevant to the WDDF. This includes International, European, National, Regional and local level policies, plans and strategies. Summarising the aspirations of other relevant policies, plans, programmes and sustainability objectives (hereafter referred to as 'relevant plans and programmes') promotes systematic identification of the ways in which the Draft Local Plan Part 2 could help fulfil them.
- 3.3 A thorough review of relevant plans and programmes was undertaken during the SA/SEA scoping stage in accordance with the requirements of the SEA Directive, this included considering the wider plans reviewed as part of the development of the evidence base for the WDDF. This Plans and Programmes review was reported in the SA Scoping Report published in July 2007 and is available on the Council's website:

<http://www.winchester.gov.uk/planning-policy/sustainability-appraisals/scoping-report-07/>

- 3.4 In 2008, it was noted that the release of various new plans and programs, warranted an update of the plan and programmes review. At this point the update also included additional work to ensure that Human Health and Social/ Equality issues were appropriately addressed and informing the ongoing SA/SEA process by providing a credible evidence base. Further updating was carried out during 2011 to inform the appraisal for LPP1 - Joint Core Strategy and has been done again in 2013/2014 for the Draft LPP 2. The plan and programme review including the updates is presented as Appendix IV to this Report. Key issues and

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<sup>9</sup>*Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents*  
ODPM, November 2005

opportunities identified for Winchester from the plans and programme review are included in Table 3.1.

### **Description of the Character and Baseline Conditions of Winchester and Likely Evolution without the Local Plan Part 2**

- 3.5 Collection of baseline information is required under SEA legislation, and is fundamental to the SA process to provide a background to, and evidence base for, identifying sustainability problems and opportunities in Winchester and providing the basis for predicting and monitoring effects of the Draft LPP2. To make judgements about how the emerging content of the plan will progress or hinder sustainable development, it is essential to understand the economic, environmental and social circumstances in Winchester today and their likely evolution in the future. The aim is to collect only relevant and sufficient data on the present and future state of the District to allow the potential effects of the Draft LPP2 to be adequately predicted.
- 3.6 The SA/ SEA Guidance provided by Government proposes a practical approach to data collection, recognising that information may not yet be available and that information gaps for future improvements should be reported as well as the need to consider uncertainties in data. Collection of baseline information should be continuous as the SA process guides plan making and as new information becomes available.
- 3.7 SA/ SEA Guidance advises that, where possible, information should be collated to include:
- 'comparators' - (i.e. the same information for different areas) - as points of reference against which local data may be compared
  - established targets, which will highlight how far the current situation is from such thresholds
  - trends - to ascertain whether the situation is currently improving or deteriorating
- 3.8 A SA/SEA Baseline has been prepared for Winchester City Council's Draft LPP2. The Report draws together national, regional and local data to enable assessment of the current situation within the District. Targets and standards at international, national and local level are reviewed to provide the necessary context and to facilitate the focussing of resources into areas of non-compliance or significant failure. A summary of the updated baseline (2013/2014) information is provided below with the more detailed baseline, including comparators, established targets and trends; presented in Appendix V to this Report.
- 3.9 Drawing on information from the baseline compiled in Appendix V, a summary of the baseline has been provided below. It sets out the characteristics of Winchester as a whole and its main town and settlements likely to be affected by the implementation of the Draft Plan. It also addresses how the baseline might evolve without the Draft Plan.

## The Character and Summary of Current Baseline of Winchester

- 3.10 Winchester is situated in the South of England and comprises 66,107 hectares with over 50 rural settlements and the major settlement of Winchester Town. The landscape character of the District is one of rolling downland, typical of the Hampshire area. Approximately 40% of the District lies within the former East Hampshire AONB now integrated into the South Downs National Park. As over 40% of the District by area (and 16.6% by population) is within the South Downs National Park the Council has been working closely in partnership with the South Downs National Park Authority. However, the Local Plan Part 2 unlike the Local Plan Part 1, will not cover the area of the District within the National Park.
- 3.11 The form and quality of the natural and built environment of the District is a fundamental feature and highly valued. The District has many special heritage characteristics with over 2,000 listed buildings, more than 30 conservation areas, over 100 scheduled ancient monuments and 10 historic parks and gardens and a registered battlefield. The natural environment is also valued with a range of local, national and European designations. The tidal area of the River Hamble/Solent within the District is both a Special Area of Conservation and a Special Protection Area, and the Itchen Valley, which covers a large part of the District including the source of the River Itchen is also a Special Area of Conservation. At a more local level there are over 600 sites of importance for nature conservation and 17 Sites of Special Scientific Interest.
- 3.12 The majority of the district lies within the River Test and Itchen Catchment Area where economic damages due to flooding average £7million per year, with over 3,000 properties at risk. However, most of the District is located in Flood Zone 1 with low probability of flooding but there are key areas of flood risk along the three main river courses of the Itchen, Hamble and the Meon. Much of the historical flooding events in the District have been caused from rising groundwater. This is because the majority of the district is underlain at a shallow depth by a major Upper Chalk aquifer. Moreover, the northern half of the district lies on a number of major aquifers which are considered to be of high vulnerability.
- 3.13 The 2011 Census recorded the District as having a population of 116,595. Between 1991 and 2001 Winchester's population grew from 96,386 to 107,222 (an increase of 11.2%) and again by 8.7%, between 2001 and 2011. It is expected that the population between 2011 and 2031 is to grow by a further 14%<sup>10</sup>. In addition, Winchester has a large working age population, mostly made up of those in the mid to latter half of their working lives. It is the least densely populated district in

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<sup>10</sup> Hampshire County Council forecasts for Winchester District, contained in Winchester's Housing Technical Paper, June 2011.

Hampshire covering some 661 square kilometres with over 50 rural settlements, centred around the county town of Winchester itself. In addition, 74% of residents consider themselves in good health compared to 68% nationally. Population projections indicate that by 2031 over a third of the District's population will be of pensionable age. The population is typically white British with only a 9.4% representation non white and white other ethnic groups.

- 3.14 Winchester District is amongst the twenty most affluent districts in the country. Average house prices are significantly higher in Winchester when compared with the South East. The average price of a detached dwelling in Winchester (2011) is £287,750, which compares with the South East average of £228,000. The availability of affordable housing is set to becoming a growing issue for the authority.
- 3.15 Winchester is a generally prosperous area and key employment sectors include public administration and health; banking and finance; tourism, distribution and the leisure sector. A large proportion of the working age population is in work and at 80.4 % this is higher than the regional and national averages. A strong, knowledge based economy is driven by over 30% of the working population holding professional skilled roles. Winchester's relative prosperity is reflected in reasonably low deprivation, excellent health conditions among the District's population (although some pockets of poorer health in the more urban areas are evident), and low crime rates.
- 3.16 Winchester is well connected to London and the South East through a number of major road links including the M3/M27 and A303. This relative ease of access supports a high level of commuting activity with 32,000 commuting into the City and 21,000 commuting out on a daily basis with 50% of all in-commuting to Winchester coming from the Solent area. Winchester has direct rail connections to London and Southampton, however, public transport usage in the District (5.6%) is lower than the South East average (7.8%).
- 3.17 Air quality and traffic congestion, particularly in the main town, are key problems and Winchester Town contains an Air Quality Monitoring Area (AQMA). CO<sub>2</sub> emissions per capita are particularly high in the District. Car ownership is high with the number of households with two or more cars approximately 50% higher than the national average. In addition, household recycling rates for the District have fallen over the previous 5 years<sup>11</sup>.
- 3.18 The key characteristics of Winchester's eight larger settlements and also Winchester Town are set out under the following headings. Winchester Town itself is a hub as a main employment, retail and leisure centre for both its residents and those in nearby villages. Urban areas on the southern fringes of the District have a strong functional relationship with

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<sup>11</sup> WCC (2014) Household waste recycled [online]  
<http://www.winchester.gov.uk/data/performance-measures/environment/percentage-household-waste-recycled/> [accessed August 2014]



the Southampton/Portsmouth conurbation, rather than Winchester. The remainder of the District has dispersed villages and market towns which vary in their size, character and functional relationships with each other. All of the eight larger settlements act as a focal point for their own communities and also to a certain extent the smaller villages surrounding them. All these local communities wish to maintain and improve local facilities, including public transport. They acknowledge the importance of providing for local housing needs, especially for affordable housing and older persons' housing, with some limited growth for economic purposes, particularly for new 'start-ups' and to address the changing requirements of businesses. They all recognise that they have a strong community identity and are concerned about threats to this identity through inappropriate development.

- 3.19 As much of the District is rural in nature, development sensitivities reflect the requirement to protect environmental and heritage distinctiveness whilst providing housing and facilities for an expanding population. Areas for development are therefore limited by physical constraints, including areas at risk of flooding, areas protected for their landscape value, and areas protected for their ecological value. Some such areas are of local, regional, national and international importance, including those protected by the EU Habitats Directive.

### **Bishop Waltham**

- 3.20 Bishops Waltham is a main settlement in the Market Towns and Rural Area and has higher levels of population, service provision and connections with surrounding communities than other settlements. It is considered to be a 'district centre' and acts as service centre for a wider rural population providing a number of key facilities such as medical provision, shops, libraries, education and sports facilities.
- 3.21 Bishops Waltham has an attractive rural setting protected by a settlement gap to the south to prevent coalescence with Swanmore and Waltham Chase in particular. It is also situated in 'gateway' locations to the South Downs National Park which borders the northern edge of the settlement. Its proximity to the National Park provides opportunities for tourism.
- 3.22 The centre has much historical interest, having developed around a medieval town and contains the Scheduled Monuments of the Bishop's Palace and fish ponds. The Palace is also listed as a historic park and to the east of the settlement lies another scheduled monument at Two Bowl Barrels. There are 119 listed buildings within the settlement most are around the town centre which makes up a large part of the Conservation Area.
- 3.23 Bishops Waltham lies in the upper reaches of the River Hamble and an area at high risk of flooding runs through the settlement across the ponds in the centre of the town.

- 3.24 The Moors SSSI lies on the south eastern boundary of Bishops Waltham part of which is also a Local Nature Reserve; this contains wetland and ancient woodland habitats. In addition, a number of SINCs have been designated around the settlement.

### **Colden Common**

- 3.25 Colden Common is a rural village on the outskirts of the South Downs National Park to the North, East and West of the settlement. The triangle of Main Road, Highbridge Road and Church Lane broadly contain the main developed area of the village. The settlement lies close to many remnants of ancient woodland, part of the former Forest of Bere. There are a number of SINCs located around the settlement to the east, mainly protecting ancient or semi-natural woodlands. In addition, the River Itchen lies to the west of the settlement. The river and its wetlands have been designated as a SSSI and the channel as a SAC. Furthermore, the northern half of the settlement falls within a groundwater source protection zone and the south western tip falls within a groundwater safeguarded zone.
- 3.26 There are two historic parks in the vicinity of Colden Common (Brambridge Park and Twyford Moors House) and the avenue of lime trees leading from the B3335 to Brambridge House on the west of the village is one of the largest in Hampshire. There is only one listed building within Colden Common settlement although a number of listed buildings lie along the Main Road on the northern edge of the settlement.

### **Denmead**

- 3.27 Denmead has a rural character which is protected by a settlement gap to the east to prevent coalescence with Waterlooville. The South Downs National Park lies just to the north of the village, although part of the parish is within the National Park. There are 19 SINCs in the parish mainly covering meadows, woodlands (including ancient and semi-natural woodlands) and Anthill Common. However, there are 4 grade II listed buildings within the settlement boundary.
- 3.28 Denmead lies along the upper reaches of the Wallington River which flows into Portsmouth Harbour via Fareham Creek. As a result a substantial area of housing is covered by Flood Zone 3 which cuts through the settlement across Hambledon Road, along Harvest Road to the West, and to the South, across Creech View, Forest Mead and to the field drains to the southeast of the settlement.

### **Kings Worthy**

- 3.29 Kings Worthy has a rural character even though the village also has a suburban element. The National Park borders the south-eastern edge of the settlement. Its rural character is protected by two settlement gaps

to the south and the east to prevent coalescence with Abbots Worthy, Headbourne Worthy and Winchester Town.

- 3.30 A Scheduled Monument lies to the West of the settlement which covers an Iron Age Field System, Banjo Enclosure and Romano-British Villa. To the east lie two more scheduled monuments, the Anglo-Saxon Cemetery (Worthy Park) and the late Iron Age Settlement Site of Grace's Farm. To the south lies the site of St Gertrude's Chapel. There are 14 listed buildings in the settlement boundary mainly clustered in the south of the settlement between Church Lane and London Road. This area also forms part of the Kings Worthy Conservation Area. A second conservation area at Abbots Worthy lies adjacent, just outside the settlement boundary.
- 3.31 A spring flows north to south through Kings Worthy along Springvale Road and Hookpit Farm Road into the watercress beds at Headbourne Worthy and finally into the Itchen River. As a result, this area has been identified as having a medium to high risk of flooding. The River Itchen flows along the southern edge of the settlement. The river and its wetlands have been designated as a SSSI and the channels as a SAC.

### **New Alresford**

- 3.32 New Alresford is a main settlement in the Market Towns and Rural Area and has higher levels of population, service provision and connections with surrounding communities than other settlements. New Alresford is identified as 'district centre' as it provides a good number of independent shops and services for the local community. The South Downs National Park lies to the southwest of the settlement of New Alresford.
- 3.33 New Alresford lies in the upper reaches of the River Itchen and it is also particularly sensitive in terms of water resources as the southern half of the town and the northern tip is located within a groundwater source protection zone. The river is designated as a SSSI (as has Alresford Pond) and as a SAC. A section of the River Arle and water meadows/cressbeds to the north of the settlement is designated as SINC as well as the Titchborne Down (Golf Course) to the south.
- 3.34 The Conservation Area covers the area of the compact town centre from the station to the north, westwards along the Avenue and along East Street to the entrance of Langton House. There are a large number of Listed Buildings within the settlement boundary mainly clustered in the Conservation Area. There also are four historic parks located around Alresford: Arlebury Park (north); Old Alresford House (north-east); Upton House to the (north-east); and Titchborne Park (South).

### **Swanmore**

- 3.35 Swanmore has a distinct rural character and the fields immediately to the north of Church Road are particularly important to the country

village character of Swanmore. The National Park borders the north-eastern edge of the settlement of Swanmore and Swanmore's rural character is protected by a settlement gap to the North and West to prevent coalescence with Bishop's Waltham and Waltham Chase. Furthermore, there are only three listed buildings (Grade II) within the settlement boundary (The Church of St Barnabas, The Rising Sun and Thatch Cottage) but to the east and south of Swanmore there are historic parks at Swanmore Park, Hill Place and Holywell House.

- 3.36 To the South East lies 'Dirty Copse' an area of ancient woodland designated as a SINC. Marsh's Meadow SINC is within the settlement boundary and New Road Meadow SINC, Belmont Meadow SINC and Brook Meadow SINC lie on the periphery of the settlement.
- 3.37 Swanmore lies in the upper reaches of the River Hamble and there is an area at high risk of flooding running along 'The Lakes' to Gravel Hill to the south.

### **Waltham Chase**

- 3.38 Waltham Chase is a semi-rural village and its setting is protected by a settlement gap to prevent coalescence with Swanmore and Bishops Waltham and Shirrell Heath. It contains a few ecological assets including the Waltham Chase Meadows SSSI which abuts the settlement to the East and a couple of outlying SINC's designated for grassland habitats and ancient woodland. In addition, there are no listed buildings or conservation areas within Waltham Chase although the Historic Park of Shedfield House lies to the South. There is however an area of medium to high flood risk to the north and east of the settlement along the upper reaches of the River Hamble.

### **Wickham**

- 3.39 Wickham lies on the southern tip of the South Downs National Park and has a rural setting. It is a compact historic village based around a medieval square and has been identified as district centre. There are two historic parks on the edge of the village (Park Place and Rookesbury Park School) and there are around 63 listed buildings within the village mainly centred on the square which is also covered by the Wickham Conservation Area.
- 3.40 There are a number of SINC's in the vicinity of Wickham mainly protecting small areas of ancient and semi-natural woodland. In addition, the River Meon flows through Wickham just behind the square and as a result there is an area of medium to high flood risk along the course of the river and its floodplain.

### **Winchester Town**

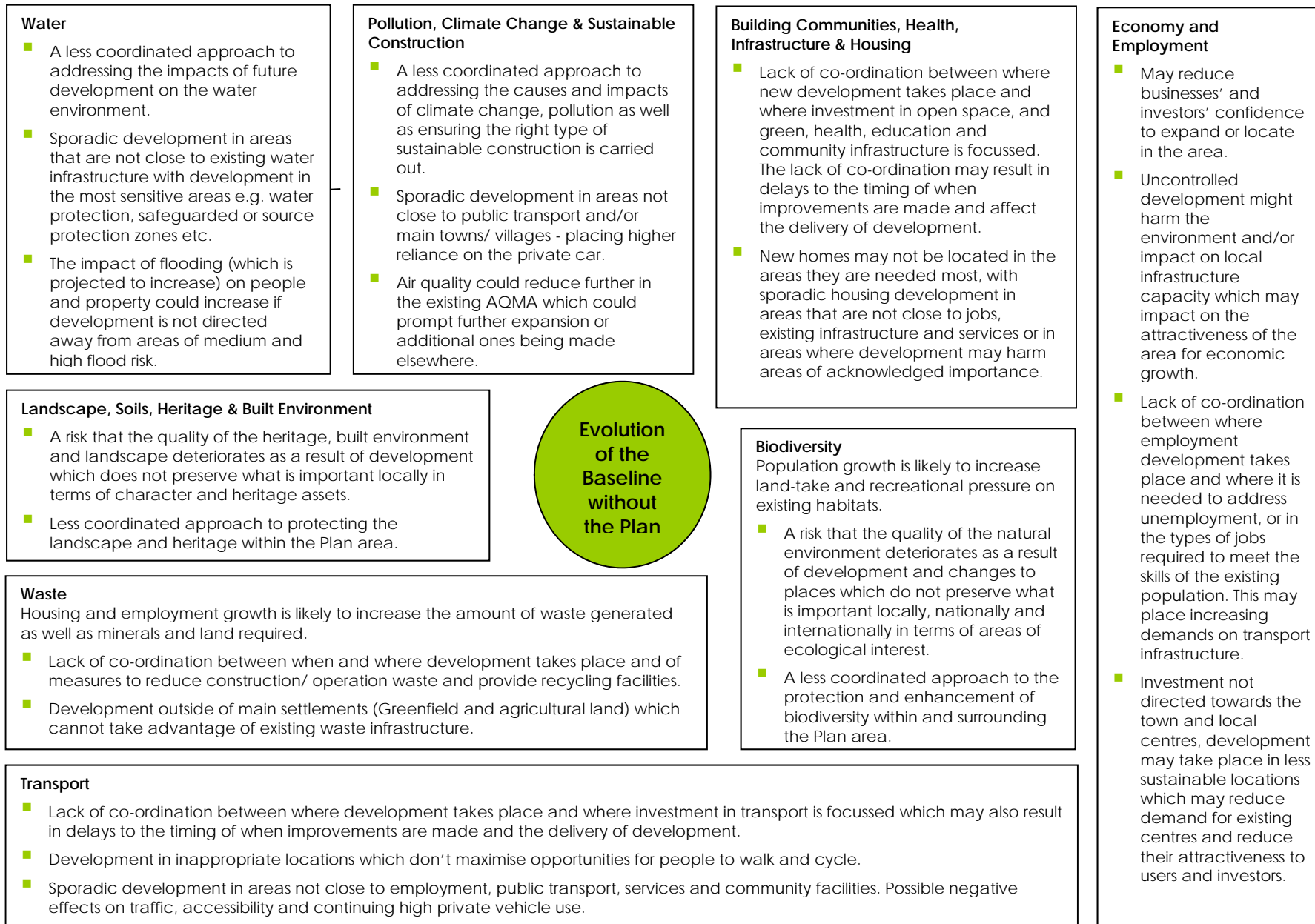
- 3.41 Winchester Town consists of the six Winchester wards plus the adjoining built up areas. As the largest settlement in the District, Winchester is

home to 36% of the District's population and about 50% of the total District employment provision. The quality of its schools and facilities make it popular with both families and professionals, it also has a thriving tourism industry attracting residents and visitors all year round. It is a base for many services and facilities which benefit residents and businesses in the District and beyond, and is a sustainable location for growth and change.

- 3.42 Winchester is situated on key road/rail networks, with access to Southampton Airport, creating ready access to London and beyond. There are significant patterns of in and out commuting due to the mismatch of workers and residents.
- 3.43 Winchester also enjoys a direct link to the countryside, with tranquil water meadows and the nearby hills of the South Downs. The South Downs National Park borders the eastern settlement boundary. Its settlement boundaries are protected by a number of settlement gaps to prevent coalescence with Compton Street, Kings Worthy/Headbourne Worthy and Littleton. The countryside to the north west of the town is particularly sensitive in terms of landscape as it contains a number of ridge lines which are considered to be integral to its setting.
- 3.44 The town has played an important role over the centuries as a seat of political and religious power and heritage is key to a part of its overall character. The Cathedral, the College and the Universities are all great Winchester institutions and these are generally located within the centre and lie within the conservation Area. There are a large number of heritage assets (Listed Buildings and Scheduled Monuments) within the centre and to mainly to the south and also along the two roman roads.
- 3.45 Green infrastructure also forms a valuable contribution to the setting of Winchester Town, through extensive tree coverage and areas of open land such as the Water Meadows, which come into heart of the town providing public access to the wider countryside. The River Itchen also passes through the Town and is designated as both a SSSI and a SAC. There are however, identified shortfalls in three types of open space in Winchester Town as a whole including: Equipped Children's & Young People's Space; Informal Green Space; and Parks, Sports and Recreation Grounds (parks only).
- 3.46 An AQMA has been declared within the town centre, due to the amount and type of pollutants recorded. An Air Quality Action Plan has been produced and this, in conjunction with the Access Plan aims to reduce nitrogen dioxide levels.

#### **Likely Evolution of the baseline without Local Plan Part 2 – Development Management and Allocations**

- 3.47 The diagram below depicts the likely evolution of the baseline without the LPP2.



## Sustainability Objectives - Key Issues and Opportunities

- 3.48 It is important to distil the key sustainability issues, problems and objectives relevant to the District from the collated information and consideration of the particular character of the area. These issues are considered to be priorities for consideration through the Sustainability Appraisal, and the SA Framework of sustainability objectives (detailed in Section 2) seeks to attend to them.
- 3.49 The following key sustainability issues were identified in the SA Scoping Report (2007) and are priorities for sustainability, arising from the particular characteristics, pressures and opportunities affecting Winchester District. These key sustainability issues are still relevant based on the baseline information updated through 2013/2014 (and including the NPPF); and accordingly, the SA Framework of SA objectives are still relevant and applicable.
- 3.50 The issues and opportunities are:
- **Population:**  
Winchester's population is increasing more rapidly than in surrounding areas. The majority of the population reside in rural areas. Population health is typically better than both national and regional averages.
  - **Economy:**  
The District has higher than average full time employment with a high percentage (30%) of the workforce educated and skilled, working in professional roles.
  - **Housing:**  
House prices in Winchester are significantly higher when compared with the South East, and there are identified shortages of affordable housing within the City and in rural areas, particularly for workers in lower paid professions who are required to commute.
  - **Transport:**  
Winchester City experiences significant problems with traffic congestion, exacerbated by high commuting trends of workers leaving the City to work in the South East and lower paid workers commuting into the City. The District has a proportionately higher level of car ownership when compared with neighbouring authorities.
  - **Landscape & Townscape:** Winchester's built heritage is distinctive and plays a major role in tourism interest for the area. Approximately 40% of the District lies within the South Downs National Park.
  - **Cultural Heritage:** The District has a rich archaeological resource including remains from prehistory to the military history of the last century, and has an extensive number of listed buildings which provide the area with a rich character and historical identity.
  - **Biodiversity:** The District has a variety of high quality habitats including sites designated as Special Areas for Conservation, Special Protection Areas and Ramsar sites. There are two nationally designated nature reserves and nine local nature reserves.
  - **Water:** Water supply in the area is dependent mainly on groundwater but also from surface waters (e.g. Rivers Itchen and Test). Whilst there has been an overall improvement in river quality in the area since 1990 the

River Itchen (which is designated as an SAC) is experiencing pollution pressures from agriculture and sewage discharges arising from population growth.

- **Air Quality:** Monitoring indicates that air quality in the area is good, however traffic emission and the predicted growth in road traffic is noted as a major source of nitrogen dioxides.
- **Climate Change:** Winchester falls within an area of the South East that has seen carbon dioxide emissions rising progressively. Renewable energy sources in the area are currently limited.
- **Waste:** Projected population increases will require increased waste management capacity in the Winchester area and substantial improvements in recycling rates are required to meet statutory targets.

3.51 Table 3.1 sets out the key sustainability issues and opportunities.

Table: 3.1: Key sustainability issues/ opportunities identified for the Winchester District area
Maintaining and developing Winchester City as a centre for commerce and learning, and stimulating the rural economy in the context of growing development pressures from the urban centres to the south of the District.
Reducing unsustainable traffic and transport trends (commuting patterns), including associated carbon emissions by reducing the need to travel by car and creating opportunities for renewable energy development.
Improving the supply, availability of affordable housing.
Protecting valued landscape and habitats; including seeking opportunities for new Green Infrastructure networks.
Catering for the needs of an ageing population.
Ensuring that infrastructure requirements meet the needs of new development and take account of constraints (water, biodiversity etc.).



## 4.0 SA OF POTENTIAL SITE ALLOCATIONS

### Identifying Potential Allocations to be subject to SA

4.1 The SEA Directive/ Regulations require assessment of the 'reasonable alternatives' although they do not specifically define what is meant by the term. However, UK SA/SEA guidance<sup>12</sup> advises that each alternative 'must be sufficiently distinct to highlight the different sustainability implications of each so that meaningful comparisons can be made' and that they must be 'realistic and deliverable.'

4.2 In addition, guidance provided by the Planning Advisory Service<sup>13</sup> sets out three broad sets of criteria for deciding what is reasonable and suggests in particular that if 'sites don't satisfy these criteria then they are not 'reasonable' alternatives and should be discounted.' The three broad criteria are provided below:

- **Exclusionary criteria** – e.g. flood risk areas, areas of outstanding natural beauty (AONB) and green belt (taking into account Section 9 of the NPPF (paras 79-92)) and areas outside the pattern of development set out in the strategy.
- **Discretionary criteria** – e.g. relating to public rights of way, agricultural land, local nature conservation designations etc. which might not lead to the exclusion of a site but would be important from a sustainability perspective and should influence the decision as to whether or not a site is taken forward (and, if it is, the conditions that might be attached to any development).
- **Deliverability criteria** – e.g. land ownership, access, planning history, viability, size etc. all of which may have a bearing on whether or not the site is deliverable as a location for development.

4.3 With the above in mind and to identify suitable allocation sites to deliver the development needs for inclusion into the Draft Local Plan Part 2, the Council collected information from:

- its Strategic Housing Land Availability Assessment (SHLAA) using the December 2012 Full Report as a baseline which included data collected up to and including 31 March 2012.
- its existing 2006 Local Plan
- 'Call for Sites' consultation.

4.4 The 'Call for Sites' consultation was held between 19 December to 22 February 2013 when the Council invited landowners, developers, public

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<sup>12</sup> Department for Communities and Local Government (2014) National Planning Practice Guidance – Strategic Environmental Assessment and Sustainability Appraisal. Online at <http://planningguidance.planningportal.gov.uk/blog/guidance/strategic-environmental-assessment-and-sustainability-appraisal/> [accessed June 2014]

<sup>13</sup> Planning Advisory Service (July 2013) The Principles of Plan making - Chapter 6 - The Role of Sustainability Appraisal. Online at <http://www.pas.gov.uk/chapter-6-the-role-of-sustainability-appraisal> [accessed June 2014]

authorities, and/ or individuals with an interest in the area, to put forward land for consideration in the Draft Local Plan Part 2. The Council provided the following on its website to invite sites to be put forward:

- Notice under Regulation 18 of the Local Planning Regulations – to notify all interested parties about the commencement of the preparation of the Draft Local Plan Part 2;
- Guidance Note – to explain how to get involved in the preparation of the plan;
- Site Assessment Checklist – to identify potential constraints to sites;
- ‘Call for Site’ form – to provide a standardised format to ensure all relevant information about a site put forward.
- Information document – to set out the matter for consideration with regard to a boundary review.

- 4.5 The information collected was then processed by the Council who added the sites to an update to the SHLAA published in July 2013; this update excluded sites which had subsequently been granted planning permission between 1 April 2012 and 31 March 2013 or been allocated in the adopted LPP1.
- 4.6 In 2013, the Council then undertook a first sieve of the sites and excluded sites which did not meet the pattern of development set out in the LPP1 strategy as they are more distant from the Policy WT1 and MTRA2 settlements in accessibility terms than would normally enable access to services and facilities by other than a private car.
- 4.7 The first site sieve also identified sites which were:-
- within the settlement boundary where there is a presumption in favour of development (Saved WDLPR 2006 policy H3 and Draft LPP2 Policy DM1).
  - located in the South Downs National Park which is outside the LPP2 planning area
  - under 0.3 of a hectare (considered too small for allocation in the Local Plan)
- 4.8 These sites were considered through the SA process as they could be reasonable alternatives to meeting the housing needs of the local community. The sites within the settlement boundaries do not need to be formally allocated in LPP2, but are a component of the housing land supply and therefore still need to be assessed through the SA. The remaining 211 sites were considered ‘reasonable’ and were subject to SA.

### **Summary of the SA for Allocations**

- 4.9 The following paragraphs provide a summary of the findings of the SAs of the potential allocations referring to the allocations unique reference number, identified through site selection methods. The potential allocations have been grouped together according to which main settlement boundary they are in or are closest to and the summary of findings have been presented under the headings found within the Draft LPP2 – Settlements and Winchester Town.

4.10 For certain SA Objectives, it was found that the effects identified were common to all sites. These included the following:

- Housing - All allocations were considered likely to provide housing if developed and through compliance with the following policies, where applicable: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpersons; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles. As a result all sites were assessed as being likely to lead to major long-term positive effects on this SA Objective assuming that adequate types, tenures and sizes of housing are provided.
- Waste – It was considered that all allocations could achieve this Objective through meeting the requirements set out in the LPP1 Policies (including Policy DS1 – Development Strategy and Principles). Minor positive effects were identified for all sites against this Objective.
- Climate Change – It was assumed that all allocations could achieve this Objective through meeting the requirements set out in the LPP 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy) leading to minor positive effects.
- Sustainable Construction - All allocations were deemed to be able to achieve this Objective as they must meet the requirements set out in the LPP1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).
- Economy and Employment - uncertain effects were identified for all of the potential allocations as it was not known at the time of the assessment whether employment land would be provided on any of the allocations.

### **Mitigation, Recommendations and Residual Effects for All Potential Allocations for Plan-Making**

4.11 In addition, the SA identified a number of recommendations to address negative effects and enhance positive effects. A number were found to be relevant to all potential allocations and these have been provided below. Specific recommendations for individual allocations/ settlements have been set out under the appropriate settlement heading.

- It is recommended that development of any of the sites should include provision of new open space including allotments. This would lead to positive effects on Health and also [Green] Infrastructure (GI).
- It is recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to GI on and around them should be included. This would increase the certainty of positive effects on Infrastructure.
- It would be recommended that the hedgerows on all sites should be protected from development through providing GI buffers and this will

lead to minor positive effects on the SA Objective of Biodiversity as well as Infrastructure and Landscape.

- Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.
- It would be recommended that any development should take account of the good practice guidance such as the 'National Planning Practice Guidance on Design (March 2014)' and that larger development should provide adequate waste facilities and where appropriate youth facilities. This should reduce any negative effects on the SA Objective of Building Communities.

### Summary of SA Findings for the Settlements

- 4.12 The 156 potential allocations, distributed across the 8 larger settlements in Winchester District (and one allocation in Whiteley), were subject to SA individually with key effects drawn out for each potential allocation. Each site was appraised to the same level of detail in line with case law<sup>14</sup>. The 8 larger settlements included: Bishops Waltham; Colden Common; Denmead; Kings Worthy; New Alresford; Swanmore; Waltham Chase; and Wickham.
- 4.13 Each settlement was given an overall set of symbols against each SA Objective rather than each site. The final symbol or symbols depicted the most significant positive and negative effects recorded taking into account cumulative effects. It was felt that this approach set the focus on the significant effects, and in particular significant cumulative effects, and would allow these to be presented in a more concise and readable format.
- 4.14 Details of the sustainability appraisals of all the allocations considered are provided in Appendix VI of this SA Report.

### Bishops Waltham

- 4.15 The SA considered 26 potential allocations for Bishop's Waltham and it found that the allocations to the South East of Bishops Waltham and within the settlement boundary are likely to positively progress the majority of the SA Objectives compared to the other allocations assessed. The majority of allocations are likely to lead to minor positive effects on the SA Objectives of Built Environment and Health given that most are located within 800 m of the town centre which provides a good range of existing services and facilities and the opportunity to improve these and provide good quality housing to meet local needs. Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution (presence of over power cables and short-term construction effects); Infrastructure (shortfalls in open space); Employment (loss of two existing

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<sup>14</sup> Heard v Broadland District Council, South Norfolk District Council, Norwich City Council (2012) EWHC 344

employment sites on sites 852 & 1712) and Health (short-term construction effects and exacerbation of shortfalls in allotments).

4.16 The table below summarises the key negative and positive effects identified for the potential allocations in Bishops Waltham.

**Table 4.1 – Key Negative and Positive Effects identified for the potential allocations in Bishops Waltham**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – Sites 1877; 1968; 2446, and 2459 through loss of agricultural land; sites: 291 (southern tip only); 2572 (southern tip only); and 283<sup>15</sup> (presence of mineral reserves); sites 2525, 1968, 2570, 2521, 2522 and 2571 (outside of the settlement boundary and located within the South Downs National Park); sites 2398, 2519, 280, 2571, 2522 (Settlement Gap)</li> <li>■ Water – Sites 283 and 281 which fall within an area of medium to high flood risk zone and sites 2525, 1968, 2570, 2521, 2522, 2459 and 2523 which are located on major aquifers of high/intermediate vulnerability.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Building Communities – large scale development at site 283.</li> <li>■ Infrastructure - Development at the following sites would lead to the loss of open space: 2572; 2569; and 2571. In addition, a number of the sites if developed as proposed would result in the direct loss of GI assets and these include: 2572; 2569; 2571; 356; and 283.</li> <li>■ Heritage – Site 1721 has one listed building (Grade II listed Town House) present on this site which could be directly affected by any proposed development.</li> <li>■ Health - Development of site 2569 would result in the loss of all the allotment land for Bishop’s Waltham and this will lead to major negative effects unless it can be re-provided elsewhere.</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - The Brownfield sites including sites 1712 and 852.</li> <li>■ Landscape and Soils - The Brownfield sites including sites 1712 and 852.</li> <li>■ Transport – All sites (except 281, southern half of 2572, 283 and the eastern half of 2525) are within 0 – 400 m of a bus stop. In addition, sites 1712, 2523, 2459, 852 and 2519 are very close (0 – 400 m) to the town centre.</li> </ul>

<sup>15</sup>[Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [Accessed Aug 2013]

## Mitigation, Recommendations and Residual Effects for Plan-making

- Consideration should be given to developing policies to require that all development within this settlement should be subject to archaeological survey prior to development. This will provide firm mitigation to reduce and/or prevent negative effects on archaeology.
- It is recommended that specific mitigation is provided in policy wording ensure the certainty of mitigation for heritage assets and the possible realisation of positive effects on Heritage.
- If sites 1877, 356, 283, 2390, 2520, 2569 and 1879 were developed, it is recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders. This will increase the certainty of positive effects on landscape.
- For sites 283 and 2572, to avoid negative effects resulting from the presence of overhead power cables, it would be recommended that any new development should avoid these cables and an appropriate buffer zone be put in place.
- It should be noted that if all the sites south and west of the settlement boundary were developed, there could be opportunities to create a wildlife corridor linking the SINC located on 365, Bishops Waltham Branch Line LNR, the BAP habitats on 2398 and The Moors, Bishops Waltham SSSI and LNR. There could also be an opportunity to create new habitats on 283, 2569, 1877. If the requirement to create a wildlife corridor was inserted into policy this to lead to major positive long-term effects on biodiversity.

## Colden Common

- 4.17 The SA considered 20 potential allocations for Colden Common and it found that the potential allocations within or immediately adjacent to Colden Common's boundary were likely to progress the majority of the SA Objectives. The majority of allocations were assessed as likely to lead to minor positive effects on the SA Objectives of Built Environment and Health given that all could meet the requirements of Policy MTRA2 and all could provide access to additional good quality housing. It was considered that the sites within the Settlement boundary may however support the vitality and viability of the village centre better than sites outside. Minor negative effects were generally found for each allocation with regard to the SA Objectives of: Pollution (short term construction effects and the area is more vulnerable to pollution given the number of sensitive water features); Health (short term construction effects); and Water (settlement located on a number of sensitive water features). Neutral effects were identified for the SA Objectives of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.
- 4.18 The table below summarises the key negative and positive effects identified for the potential allocations in Colden Common.



**Table 4.2 – Key Negative and Positive Effects identified for the potential allocations in Colden Common**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – sites: 1874, 2389, 1870, 1871, 2401, 275, 2389, 2494, 2511, 2498 and 2500.</li> <li>■ Water – all sites except for 2501, 2503 and 2502 are located on one or more of the following and as a result are considered to have major negative effects on water: on major or minor aquifers with high/ intermediate vulnerability; on groundwater source protection zones; and or groundwater safeguarded zones.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Infrastructure – sites 2389 and 2511 could result in the direct loss of Green Infrastructure assets where mitigation is likely to be difficult.</li> <li>■ Biodiversity – if sites 2500, 2511, 2497 and 2389 are taken forward there could be a major cumulative effect in the long-term through habitat loss (BAP and/or SINC) and habitat fragmentation.</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Transport – all sites except for 2527 in terms of access to bus stops.</li> <li>■ Building Communities – sites: 888, part of 2499 and 275.</li> <li>■ Landscape and Soils – sites 888 and part of 2499.</li> </ul>

**Mitigation, Recommendations and Residual Effects for Plan-making**

- The majority of sites to the south, east and north adjacent to the settlement boundary could provide opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets identified in or around the settlement.
- With regard to the SA Objective of Infrastructure and within the Green Infrastructure, negative effects identified could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording. This could also lead to further positive effects on Health.
- Opportunities exist for sites 1874, 1870 and 1871 if they are taken forward, to create additional priority habitats and therefore improve connectivity to biodiversity assets for the North, West and South of the existing settlement where access and habitat is limited. This could lead to minor positive effects.
- If sites 2401 and 1874 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by

Tree Preservation Orders. This will increase the certainty of positive effects on landscape.

- If taken forward, specific requirements to enhance heritage features could be put in place for sites 1870, 2494, 2495, 275, 1871, 2561 and 1874 which either contain or are in close proximity to heritage assets and this would lead to positive effects on the Heritage.

## Denmead

- 4.19 Denmead is producing a Neighbourhood Plan which will make the site allocations necessary to comply with Local Plan Part 1. The Neighbourhood Plan is subject to its own assessment requirements. Nevertheless, in the event that the Neighbourhood Plan does not proceed it was felt necessary to assess the potential allocation sites as well as the emerging Development Management Policies which would also apply in Denmead.

The assessment has found that the potential allocations within and adjoining the settlement boundary to the South West, West and North were likely to positively progress the majority of the SA Objectives compared to other allocations. The SA considered 28 potential allocations. The majority of the allocations were likely to lead to minor positive effects on the SA Objectives of Building Communities/ Built Environment (certain allocations meeting requirements of the Village Design Statement and MTRA1 and 2) and Health (opportunity to provide additional good quality housing). Minor negative effects were generally found with regard to the SA Objectives of: Transport (traffic); Pollution; Landscape (majority of sites are Greenfield); and Health (lack of allotment provision and short-term construction effects). Neutral effects were identified for the majority of allocations for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.

- 4.20 The table below summarises the key negative and positive effects identified for the potential allocations in Denmead.

**Table 4.3 – Key Negative and Positive Effects identified for the potential allocations in Denmead**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - 2018 and eastern half of 301 due to proximity to community facilities and the existing community of Denmead.</li> <li>■ Infrastructure – Sites 1841, 302, 1776, 2493, 2004 and 2565 which would result in the loss of District level GI (SINCs) if developed.</li> <li>■ Transport - The Eastern half of 301 and site 2018 are over 1600 m from</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 2003, 2054, and 1783.</li> <li>■ Infrastructure - the sites adjoining the settlement boundary to the South East, East and within the settlement boundary of Denmead have good access to all existing open space.</li> <li>■ Transport – The following sites are within 400m of a bus stop: 1783; 367; 378; 310; 311; 2003; 2425; 362; 1878; 2493; 1776; 1878; 2565; 2512; 302; 2526; 2455; 2496;</li> </ul>



<p>the majority of existing service and facilities. Site 2018 is over 1600 m from the nearest bus stop.</p> <ul style="list-style-type: none"> <li>■ Water - All the sites (except for 310, 311, 2003, 2425 and 362) mainly to the North, East and west, are in one or more of the following: in medium to high flood risk zones and on major aquifers with high or intermediate vulnerability.</li> <li>■ Biodiversity – cumulative effects if all the following sites were taken forward:301, 1841, 311, 2565, 1776, 2493, 302, 2496, 2455, 302, 2004 and 2565.</li> <li>■ Landscape and Soils – Major effects have been identified because they are located in a gap and/ or loss of high grade agricultural land. Sites: 1878, 1776, 2493 301, 312, 1841, 2004, 378 and 2018.</li> <li>■ Economy and Employment – Site 2003 would result in the loss of an important employment facility.</li> </ul>	<p>3469 and 1835. Also sites 2054, 1783 and 367 due to their close proximity to existing services and facilities.</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – The Brownfield sites including 2003, 2054, and 1783.</li> </ul>
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The sites to the south of Denmead offer greater opportunities to enhance GI and access to GI given their close proximity to all the District level strategic GI assets in and around the settlement.
- If sites 302, 2455, 1835, 2054, 2003, 378, 1776, 2493, 2565 and 2496 are taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- The sites to the South of Denmead offer the opportunity to increase access to biodiversity through improved connections and additional links to the Creech Wood SINC adjacent the southern boundaries of the site as well as providing enhancements for SINC through reinforcing and providing additional green infrastructure. A new corridor could also be developed with the BAP habitats and SINC to the West of Denmead. It would be recommended that if these sites were taken forward that the opportunities identified above are inserted into the site allocation policy wording to ensure that minor long-term positive effects are realized.
- Sites 302, 2512, 2526 and 301 are partly covered by overhead power cables which could affect the health of any potential residential occupant leading to minor negative effects in the long-term. To avoid these negative effects, it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.

## Kings Worthy

- 4.21 The SA considered 9 potential allocations and found that the potential allocations located in the southern half of Kings Worthy and the ones within the settlement boundary were likely to positively progress the majority of the SA Objectives compared to the other potential allocations. The majority of sites were assessed as being likely to lead to minor positive effects on the SA Objectives of Built Environment (high quality design) and Health (opportunity to provide good quality housing). Minor negative effects were generally found with regard to the SA Objectives of: Transport (traffic); Pollution (short-term construction effects); and Health (lack of allotment provision, healthcare facilities and short-term construction effects). Neutral effects were identified for the majority of sites (except for 500) for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.
- 4.22 The table below summarises the key negative and positive effects identified for the potential allocations in Kings Worthy.

**Table 4.4 – Key Negative and Positive Effects identified for the potential allocations in Kings Worthy**

Key Negative Effects:	Key Positive Effects:
<p>The northern part of site 500 is designated as a scheduled monument and this would present an absolute constraint unless it is excluded from the development.</p> <p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – Site 2510 given its remoteness from the existing community facilities.</li> <li>■ Water - All the sites as they are located in one or more of the following: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone.</li> <li>■ Landscape and Soils – Major effects have been identified because they are located within a settlement Gap and/ or loss of high grade agricultural land. Sites: outside of the settlement boundary to the south and east including 365, 364, 500 and 2508.</li> <li>■ Transport – cumulative effects if all sites are taken forward.</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – Sites 381, 2508, 2509 and part of 329.</li> <li>■ Transport – All sites in terms of access to public transport and sites 381, 2508 and 2509 due to proximity to existing services and facilities.</li> <li>■ Landscape and Soils – The Brownfield sites: 2509, 381 and part of 329.</li> </ul>

### Mitigation, Recommendations and Residual Effects for Plan-making

- A very small part of site 500 falls within an area of medium to high flood risk zone and it would be recommended that development would not be permitted in that part if the site is taken forward.
- There are opportunities to link and create greater access to BAP habitats/ GI assets adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites which could lead to major positive effect. In addition, development of both site 2506 and site 500 could provide opportunities to enhance and provide additional rights of way through the sites to provide greater access to the GI assets.
- If sites 500 and 2506 are taken forward, it would be recommended that part of the sites to the west next to the railway line is set aside for GI which will benefit infrastructure and biodiversity as well as providing mitigation for noise.
- If sites 2508, 500 and 329 are taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- It would be recommended that it should be a requirement of the site allocation policy for sites 500, 2506 and 329 to include the need to carry out an archaeological investigation prior to development. This would prevent any negative effects.
- For site 329 it is recommended that a survey should be undertaken to determine the continued presence of BAP habitat.
- There are opportunities to link and create greater access to BAP habitats adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites which could improve the certainty of positive effects on Biodiversity.

### New Alresford

- 4.23 In total, 13 potential allocations were subject to SA within and close to the New Alresford settlement boundary. The assessment has found that the potential allocations to the East of New Alresford and within the settlement boundary were likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites were assessed as being likely to lead to minor positive effects on the SA Objectives of: Infrastructure (in particular Green Infrastructure); Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects); and Water (water sensitive features present). Neutral effects were identified for the majority of sites (except for 2552 and 2532) for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development

Strategy and Principles was sufficient to reduce identified potential negative effects.

- 4.24 The table below summarises the key negative and positive effects identified for the potential allocations in New Alresford.

**Table 4.5 – Key Negative and Positive Effects identified for the potential allocations in New Alresford**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Water - All the sites as they are located in one or more of the following: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone.</li> <li>■ Landscape and Soils – Major effects have been identified because of the presence of minerals and/ or loss of high grade agricultural land. Sites: 277; 1927; 276; 278; and 2408.</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites: 2535, 2534, 2533 and 2123.</li> <li>■ Transport – All sites except for 2533 in terms of access to public transport.</li> <li>■ Landscape and Soils – The Brownfield sites: 2535, 2534 and 2123.</li> </ul>

**Mitigation, Recommendations and Residual Effects for Plan-making**

- For sites 1966 and 277, given that they are in close proximity to the A31 and/or a railway line, it would be recommended a noise assessment, an air quality assessment and an EMP (construction & occupation) including monitoring should be carried out. This will address potential negative effects on Health and Pollution.
- To help address the identified economic challenges, consideration should be given to creating a policy which would encourage tourism and business related development, in addition to housing.
- Part of sites 2552 and 2532 have been designated by Hampshire County Council as a historic park and it would be recommended that the part which is covered by the historic park is excluded from the development. This would reduce the negative effects identified on Heritage.
- If site 2553 is taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- If taken forward, specific requirements to enhance heritage features could be put in place for sites 276, 2535, 2533, 2123, 2552, 2532 and 2534 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.

**Swanmore**

- 4.25 The assessment has found that the sites within or partly within the boundary of Swanmore Village are likely to progress the majority of the SA Objectives. In total 23 potential allocations were considered. The majority of allocations were likely to lead to minor positive effects on the SA Objectives of; Built Environment; and Health (opportunity to provide good quality housing). It was considered that the sites within the Settlement boundary may however support the vitality and viability of the village centre better than sites outside. Minor negative effects have generally been found for each site with regard to the SA Objectives of Pollution; Health; and Water. Neutral effects were identified for the SA Objective of Heritage.
- 4.26 The table below summarises the key negative and positive effects identified for the potential allocations in Swanmore.

**Table 4.6 – Key Negative and Positive Effects identified for the potential allocations in Swanmore**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – All the sites to North-west, West and South outside of the settlement boundary as well as sites: 1876; 2447; 2458; 2463; part of 2513; 2458; and 2563.</li> <li>■ Water – All the sites which are located in medium to high flood risk zones and on major aquifers with high or intermediate, are considered to have major negative effects on water (sites 2505, 2593, 2464, 340, 2513, 466, 2473, 1876 and 2563).</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Infrastructure – there is one site (2464) which would result in the direct loss of District level GI (a SINC) if developed, leading to major negative effects on infrastructure.</li> <li>■ Built Environment - the sites to North-west, West and South outside of the settlement boundary if taken forward could potentially erode the overall village pattern, the surrounding landscape and the gaps between the other settlements of Bishop’s Waltham, Waltham</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Transport – all sites (except for 2453 and 2412) in terms of access to bus stops and other services and facilities.</li> <li>■ Building Communities – Sites 2514, 2513, 1876 and 2458 which are the closest to the village centre (0 to 400 m) and also the Brownfield sites of 2463, 1751 and 2473 (in part).</li> <li>■ Landscape and Soils – Sites 2463, 1751 and 2473 (in part) in terms of redevelopment of Brownfield land.</li> </ul>

Chase and Shirrell Heath.	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The development on sites within a Gap as defined by Policy CP18 could be reduced and more GI incorporated to blend or soften any new development in the settlement gap. This could reduce the magnitude of the negative effects on landscape from major to minor.
- Sites 2412 and 2453 were considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the allocation policy wording.
- Given the lack of access to healthcare facilities in the Village, it would be recommended that contributions to increasing access to existing should also be sought.
- Site 2514 could provide an opportunity if taken forward to create additional car parking spaces or a safe dropping off zone for parents making use of the primary school adjacent which could help alleviate parking issues along Church Road, Chapel Road and Dodds Lane.
- Given site 2515's proximity to designated habitats and with BAP habitats being present in between, if taken forward there could be opportunities to provide greater connectivity and create a wildlife corridor to expand the habitats. This could lead to minor positive effects on Biodiversity.
- If sites 340, 2458 and 2513 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders.
- The Allan King's Way public right of way (PRoW) runs along the boundary of sites 2505, 2593 and 340 and if taken forward development of these sites could provide opportunity to enhance the PRoW by creating a safer and/or additional routes through the sites to encourage greater and safe access from and to the village. If this was requirement of the allocation policy it could lead to minor positive effects on Infrastructure.

### Waltham Chase

- 4.27 In total, 28 potential allocations were considered by the SA. The majority of allocations considered were likely to lead to minor positive effects on the SA Objectives of: Infrastructure (improvements to GI); Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution; Landscape; Infrastructure (shortfalls in open space); and Health (lack of allotment provision, access to healthcare and short-term construction effects). Neutral effects were identified for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.



4.28 The table below summarises the key negative and positive effects identified for the potential allocations in Waltham Chase.

**Table 4.7 – Key Negative and Positive Effects identified for the potential allocations in Waltham Chase**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – The following sites for various reasons (high grade agricultural land loss, located within a settlement gap and mineral reserves present): 1891, 1893, 2288, 2388, 2491, 1894, 2405, 2432, 2529, 2567, 2568, 2518, 1753, 1837, 2516, 2528, 2573 and part of 2406.</li> <li>■ Water – Sites 2568/1894 and 2406 partly fall within an area of medium to high flood risk.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - The Brownfield sites including 2288, 2491, 2517 and 2065.</li> <li>■ Landscape and Soils - Sites 2288, 2491, 2517 and 2065 as are located on Brownfield land.</li> <li>■ Transport – All sites are within 0 – 400 m of bus stops.</li> </ul>

**Mitigation, Recommendations and Residual Effects for Plan-making**

- If sites 2406, 1892, 2065, 2388, 2405 and 1894 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders. This will increase the certainty of positive effects on landscape.
- With regard to the SA Objective of Infrastructure and within the Green Infrastructure, negative effects identified could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording. This could also lead to further positive effects on Health.
- For sites 2405 and 2406 which are partly covered by overhead power cables, to avoid any negative effects it would be recommended that any new development should avoid these cables and an appropriate buffer zone be put in place.

**Wickham**

4.29 The SA found that the potential allocations immediately adjacent to Wickham’s boundary were likely to positively progress the majority of the SA Objectives compared to other allocations put forward. The majority of the 8 potential allocations were assessed as being likely to lead to minor positive effects on the SA Objectives of Built Environment and Health (opportunity to provide good quality housing). Minor negative effects were generally found with regard to the SA Objectives of: Economy (site 2020 only); Pollution; Landscape; Health (lack of allotment provision and short-term construction

effects); Heritage (two sites being within a County Historic Park and Garden) and Water.

- 4.30 The table below summarises the key negative and positive effects identified for the potential allocations in Wickham.

**Table 4.8 – Key Negative and Positive Effects identified for the potential allocations in Wickham**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building communities - Sites 295, 297 and the majority of the southern and western parts of 2020 are considered to be remote from existing community facilities.</li> <li>■ Infrastructure – sites 2020 could result in the direct loss of a District Green Infrastructure asset.</li> <li>■ Transport – All sites along Titchfield Lane due to road safety concerns.</li> <li>■ Landscape and soils – Effects have been identified because of the presence of minerals, loss of high grade agricultural land and landscape sensitivity. Sites 2020; 1910; 1909; and 1908 will result in the loss of high grade agricultural land. Most sites have mineral deposits present and site 2438 is particularly sensitive to development as it forms part of the setting to the South Downs National Park and part of the historic river valley crossing location.</li> <li>■ Pollution - The south-eastern part of 2020 is adjacent to a sewerage works.</li> </ul>	<p>Major positive effects have been identified for the SA Objective of Transport – Sites 2438, 2488, 1908, 1910 and 1909, in terms of public transport and service and facility access.</p>

#### **Mitigation, Recommendations and Residual Effects for Plan-making**

- Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities which would be easily accessible (within 0 - 800 m) to the existing community in Wickham. This could increase the positive effects to major if these sites were taken forward.
- Sites 297, 295, the southern and western parts of 2020, and 2488 are considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive for Infrastructure if a firmer requirement to provide open space on the sites is included in the allocation policy wording.
- Sites 2488, 2144, 1910 and 1909 are adjacent to the A334 and site 2438, given that there close proximity to main a roads, it would be recommended a noise assessment, an air quality assessment and an EMP (construction & occupation) including monitoring should be carried out. This will address potential negative effects on Health and Pollution.



- It would be recommended that any development should take account of the good practice guidance such as the 'National Planning Practice Guidance on Design (March 2014)' and that larger development should provide adequate waste facilities and where appropriate youth facilities. This should reduce any negative effects on the SA Objective of Building Communities.
- If site 2020 is taken forward it would be recommended that only part of the site (north-eastern part closest to the village boundary) is developed as this part of the site has better access to the services and facilities within Wickham.
- If all sites were developed they could create an extensive semi-circular walk around the village complete with an improved wildlife corridor which could connect all existing BAP and SINC habitats. This will increase the certainty of positive effects on Infrastructure.
- To address issues around drainage, LPP2 policy WK1 sets out requirements to make sure development does not exacerbate the existing problems. This would reduce the negative effects.
- Opportunities exist for all sites given their close proximity to SINC and BAP habitats, to provide greater connectivity and create a wildlife corridor to expand the habitats. It would be recommended that specific wording for each site is included to ensure that connectivity is improved and wildlife corridors are created. This would lead to minor positive effects on Biodiversity.
- If taken forward, specific requirements to enhance heritage features could be put in place for sites 2438; 2488; and 2020 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.
- It is recommended that if site 2438 is taken forward, a large amount of screening provided by trees, hedges and other GI would need to be incorporated into the policy wording for this site to reduce major negative effects identified on Landscape.
- If sites 2488, 2438, 1909 and 1908 were developed, it would be recommended that there should be a requirement under policy to retain the trees covered by Tree Preservation Orders on these sites.
- The south-eastern part of 2020 is adjacent to a sewerage works and therefore there could be potential issues with odour and air quality. It would be recommended that an appropriate buffer zone is created which excludes sensitive residential development from this part of the site if it is to be taken forward.

## Whiteley

- 4.31 An individual site allocation (Little Park Farm) was considered at Whiteley and through the SA, with the findings presented below. There are no significant effects from development at this site, but there is potential for minor negative effects on the natural environment and water as the site is greenfield, located in a Eutrophic Nitrate Vulnerable Zone and contains a BAP Priority Habitat of Undetermined Grassland and Ancient Replanted Woodland. It is also close to further BAP Priority Habitats of Deciduous Woodland, and Botley Wood and Everett's and Mushes Copses SSSI, Round Coppice LNR and Gull Coppice

LNR. It is considered that suitable mitigation exists in LPP2 (e.g. Policy DM24 protecting Special Trees, Hedgerows and Ancient Woodlands) to ensure no significant negative effects.

### **Summary of SA for Winchester Town**

- 4.32 55 potential allocations for Winchester Town were subject to SA individually with significant effects drawn out for each potential allocation. Due to the high number of potential allocations for this town, the town was split into 5 distinct areas: North; North East; South East; South West; and North West.
- 4.33 Each area was given an overall set of symbols against each SA Objective rather than each site. The final symbol or symbols depicted the most significant positive and negative effects recorded taking into account cumulative effects. It was felt that this approach set the focus on the significant effects in particular significant cumulative effects and would allow these to be presented in a more concise and readable format.

### **North Winchester Town**

- 4.34 The assessment has found that the sites closest to the main settlement boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects).
- 4.35 Compared to other areas of Winchester Town, this area is likely to be the least sensitive in terms of development affecting heritage assets and also Biodiversity assets. However, the likelihood of encountering archaeology is considered to be particularly high on sites 2489, 424 and 423 given that they are within 350 m of a Scheduled Monument. In addition, sites 2542, 2021, 418 borders align with the Andover Road which formed part of the roman road which connected Winchester to Salisbury.
- 4.36 The landscape of this part of Winchester Town is of particular concern given that a large area of greenfield land has been allocated as a strategic allocation for approximately 2000 homes. Any further development on greenfield land would result in further urbanization and loss of Winchester Town's character.
- 4.37 The table below summarises the key negative and positive effects identified for the potential allocations in North Winchester Town.

**Table 4.9 – Key Negative and Positive Effects identified for the potential allocations in North Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2542 (in part); 418; 2021; and 2081. Site 2081 if developed would result in the loss of an Equipped Children’s &amp; Young People’s Space and this type of open space in this particular area of Winchester Town and Winchester Town as a whole is in shortfall.</li> <li>■ Economy – The majority of sites (except 2081) located in the North are considered to be too remote to support the town centre.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that the Andover Road and Stockbridge Road already experiences congestion during the AM peak 0800 to 0900. All sites are over 1600 m from the centre of Winchester and therefore are not considered to be in walking distance of the centre.</li> <li>■ Water - All the sites as they are located in one or more of the following: in medium to high flood risk zones (part of 418 and 2021); on major aquifers with high vulnerability (all sites); and in a Groundwater Source Protection Zone (2489, 423, 424 and 2081).</li> <li>■ Biodiversity - Sites 418 and 2021 house a tributary which flows into the River Itchen SAC and the River Itchen SSSI (approximately 2 km away). The tributary could also provide additional habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>).</li> <li>■ Landscape and Soils – Sites within the settlement gap: 423, 424 and 2489. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 418, 2021 and 2489. Site 418 is of a particularly large size and given it is adjacent to a new strategic allocation which will lead to the</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield site 2081 (in part)</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 418, 424 and 2081 are within 0 – 400 m of shops and Sites 423, 424, 2489 and 2081 are within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – site 2081 is located on Brownfield land within the settlement boundary and has fewer landscape constraints than the other areas and therefore is considered to be less sensitive than other locations in terms of impact on the setting of Winchester Town and other areas.</li> </ul>

<p>development of a further 2000 dwellings and as a result any further urbanization or encroachment towards Kings Worthy and the A34 could be detrimental to the landscape character. Sites on or suspected to be on agricultural land grade 3a or above: 423, 424, 2489, 2542, 418 and 2021.</p> <ul style="list-style-type: none"> <li>■ Pollution - Sites 2021 and 418 are directly adjacent to a sewage works.</li> </ul>	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The certainty of positive effects on infrastructure (and also health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall in the North and Winchester Town as a whole. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.
- It would be recommended that a noise assessment, an air quality assessment and an EMP (construction & occupation) including monitoring should be carried out before development occurs on sites 2021 and 418 to address the negative effects resulting from proximity to the A34.
- If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.
- Sites 418 and 2021 partly fall within an area of medium to high flood risk zone and it is suggested, to avoid these major negative effects on water, that the parts of the sites that are at risk from flooding being excluded from development.

### North East Winchester Town

- 4.38 The assessment has found that the sites which are closest to the settlement and Brownfield in nature are likely to positively progress the majority of the SA Objectives compared to other sites. This area of Winchester Town has a wealth of heritage assets which could make it particularly sensitive to new development. The majority of the sites have good access or are in close proximity to the main town centre. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic is a particular problem and could be worsened); Biodiversity (particularly sensitive due to proximity to international and national nature conservation designations); Pollution; Landscape; Health (lack of allotment provision and short-term construction

effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.

4.39 The table below summarises the key negative and positive effects identified for the potential allocations in North East Winchester Town.

**Table 4.10 – Key Negative and Positive Effects identified for the potential allocations in North East Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2536, and 2558. Site 2558 (in part) if developed would result in the loss of Equipped Children’s &amp; Young People’s Space and this type of open space in this particular area of Winchester Town and Winchester Town as a whole is in shortfall.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that the Worthy Road to Alresford experiences congestion during the AM peak 0800 to 0900. Site 2507 is over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre.</li> <li>■ Water - Sites 2536, Silver Hill and 341 either in whole or in part fall within an area of medium to high flood risk zone (2 and/or 3) and all of the sites are located on major aquifers which are all considered to be of high vulnerability’</li> <li>■ Biodiversity - Site 2536 is adjacent the River Itchen SSSI and SAC and contains the BAP priority habitat of deciduous woodland<sup>16</sup> which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>).</li> <li>■ Landscape and Soils – Site 2570 is within a settlement gap (Winchester – Kings Worthy/ Headborne Worthy) as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 341, Silver Hill, 2585 (in part) and 2539.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 2486) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Site 341 is within 0 – 400 m of the town centre and is therefore deemed to be easily accessible from the centre. Site 341 is within 0 – 400 m of shops and schools and 2539 is within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – Sites 341, 2585 (in part), Silver Hill and 2539 are located on Brownfield land within the settlement boundary.</li> </ul>

<sup>16</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<p>Minerals and Waste Plan under part of site 2507 and under site 2536. Site 2486 and part of site 2585 are located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2507 and 2536. Site 2507 on or suspected to be on agricultural land grade 3a or above.</p> <ul style="list-style-type: none"> <li>■ Heritage – Silver Hill is within the Winchester Conservation Area and is adjacent to a number of Listed Buildings.</li> <li>■ Pollution – Silver Hill is within the AQMA.</li> </ul>	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The certainty of positive effects on infrastructure (and also health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.
- If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.
- It would be recommended that sites which partly fall within areas of flood risk were reduced in size to exclude the parts which are at risk from flooding to prevent the major negative effects on Water.

### South East Winchester Town

- 4.40 The assessment has found that most of the sites are likely to positively progress the majority of the SA Objectives compared to sites in the other areas of Winchester Town. Most are within or adjoin the settlement boundary. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution (proximity to M3); Landscape; Biodiversity (particularly sensitive due to proximity of SAC and SSSI) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. There are a

number of heritage assets within the area with a high potential for archaeology to be present.

4.41 The table below summarises the key negative and positive effects identified for the potential allocations in South East Winchester Town.

**Table 4.11 – Key Negative and Positive Effects identified for the potential allocations in South East Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 1951 and 2417. Site 2417 contains a large area of sports ground and if developed this would be lost. Although this type of open space is not in shortfall in Winchester overall, its removal would remove access to this type of open space in this part of Winchester Town.</li> <li>■ Transport – Site 2437 is over 1600 m to a bus stop and is over 1600 m from a school. Site 2437 is over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre.</li> <li>■ Water - Sites 2417 and 2134 fall partly within and site 1951 falls within an area of medium to high flood risk zone (2 and/or 3). In addition, all of the sites except for 2437 are located on major aquifers which are considered to be of high vulnerability.</li> <li>■ Heritage – Site 2134 is located within the Winchester Cathedral Close Scheduled Monument and contains a number of listed buildings. However, there is likely to be some potential for development it is not considered an absolute constraint an absolute constraint.</li> <li>■ Landscape and Soils – There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under site. Site 2437 is also located within the South Downs National Park. Site 2437 is on Greenfield land outside of the settlement boundary and is located on agricultural land grade 2.</li> <li>■ Pollution - Site 2437 is located adjacent</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1831, 1951 (part), 2134, 2474 and 2590.</li> <li>■ Housing – All sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 1831 and 2437) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 1831, 1951, 2134, 2417, 2474 and 2538 are within 0 – 400 m of shops. Sites 1951, 2134 and 2590 are within 0 – 400 m of the town centre are therefore are deemed to be easily accessible.</li> <li>■ Landscape and Soils – Sites 2134, 2474 and 2590 are located on Brownfield land within the settlement boundary.</li> </ul>



to a Waste Water Treatment Works and within 50 m of a rifle range. Site 2590 is within the AQMA.	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.
- Sites 2538 and 1831 are within 100 m of the M3 and as a result there could be air quality and noise issues. It would be recommended a noise assessment, an air quality assessment and an EMP (construction & occupation) including monitoring should be carried out to address the negative effects on Pollution.
- Site 2437 is located adjacent to a sewage farm and within 50 m of a rifle range could lead to major negative effects with regard to odour, noise and air quality. It would be recommended that a noise and air quality (to include odour) assessment should be carried out which should confirm effects and provide suitable mitigation.
- Sites 1831, 2417 and 2538 contain trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if this site is to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- It would be recommended that sites 1951, 2417 and 2134 be reduced in size to exclude the parts which are at risk from flooding to prevent the major negative effects.

### South West Winchester Town

- 4.42 The assessment has found that this particular area of Winchester Town is sensitive to development in terms effects on landscape, water and heritage. The largest sites and the sites to the South of Kilham Lane, Stanmore Lane and Lower Stanmore Lane are considered to progress the least number of SA Objectives. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic is of particular concern); Built Environment (not meeting local design standards); and Pollution; Landscape; Biodiversity (Lapwings and Stone Curlews have been recorded on sites predominantly consist of agricultural land) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in



relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. There are a large number of heritage assets within the area with a high potential for archaeology to be present.

4.43 The table below summarises the key negative and positive effects identified for the potential allocations in South West Winchester Town.

**Table 4.12 – Key Negative and Positive Effects identified for the potential allocations in South West Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>The North-western corner of site 2394 is covered by a Civil Aviation height restriction which concerns all development within this part of the site. Therefore this would be considered to be an absolute constraint in term of Health and Safety. It would be recommended that this part of the site be excluded from the development which would prevent any negative effects on Health.</p> <p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Employment - A number of sites currently provide employment including 2420<sup>17</sup>, 2540, 1827 and 1829 and given the level of employment on each site there are likely to be major negative cumulative effects resulting from their loss.</li> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2540; 420; 2104; 419; and 2022. Site 2589 will result in the loss of part of a recreational area.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that Badger Farm Road, Romsey Road and St Cross Road already experience inbound congestion during the AM peak 0800 to 0900. Sites 501 and 2540 are over 1600 m to shops. All the sites that are south of Kilham Lane,</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1827, 1829, 2420, 2589 (in part) and 2586 (in part).</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 419, 2022 and 2444) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 2104 and 420 are within 0 – 400 m of shops and sites 2022, 2030, 2394 and 2537 are within 0 – 400 m of schools.</li> <li>■ Landscape and Soils – Sites 1827, 1829, 2589 (in part) and 2586 (in part) and are located on Brownfield land within the settlement boundary.</li> </ul>

<sup>17</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [accessed December 2013].

<p>Stanmore Lane and Lower Stanmore Lane are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre.</p> <ul style="list-style-type: none"> <li>■ Water - Site 2540 falls partly within an area of medium to high flood risk zone (2 and/or 3). Sites 1829, 1827 and 2540 are located within a Groundwater Source Protection Zone. The majority of site 2540 is located within a Groundwater Safeguarded Zone. All the sites are located on major aquifers considered to be of intermediate or high vulnerability.</li> <li>■ Biodiversity – Site 2540 contains an area of ancient woodland. Site 501 contains the BAP priority habitat of Coastal and Floodplain Grazing Marsh which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>) and the Southern damselfly (<i>Coenagrion mercurial</i>). Development on this site could have the potential to permanently destroy this supporting habitat.</li> <li>■ Heritage - Sites with listed buildings include: 1829 and 2540.</li> <li>■ Landscape and Soils – Site 2022 is within a settlement gap as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 501. Site 501 is also located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2540, 2537 and 2394. Sites 2540, 420 and 2394 are extremely large in size and would result in a significant urbanization of largely rural landscape. Sites 2540, 2537, 2022, 420, 2394, 2444 and 419 are on or suspected to be on agricultural land grade 3a or above. Sites 420 and 2394 if developed also have the potential to merge the Village of Pitt and Winchester Town which could be harmful to the integrity of Pitt as a</li> </ul>	
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<p>Village settlement within its landscape setting and as a separate setting to Winchester. (same for 2540 merging Hursley and Winchester) Furthermore sites 2394, 2444 and 420 contain a number of ridgelines which are thought to be integral to the setting of Winchester Town. In addition, development of the Greenfield sites (2394, 2444, 419, 420, 2537, 2022 and 2540) would be unlikely to support a particular strategy in the Landscape Character Assessment for Winchester District which involves conserving important long views to Winchester Cathedral and other long view from high points.</p> <ul style="list-style-type: none"> <li>■ Pollution - Sites 1829 and 1827 are located within the Winchester town centre AQMA.</li> </ul>	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and landscape.
- If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.
- Two of the sites contain overhead power cables (2540 and 2022) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.
- Sites 419, 2537, 2586 and 2540 contain trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- Site 2022 contains a number of WWI buildings which if required to be restored could be converted to meet the shortfall in recreational facilities leading to minor positive effects on Infrastructure and Heritage. In addition, for this site, in particular, given that it contains a Scheduled

Monument (burial mound) within its centre, it would be recommended that measures to contribute to the burial mounds' management<sup>18</sup> and also measures to improve public access are required in policy wording. If these opportunities were included in policy wording for the site this could lead to minor positive effects on both Heritage and Infrastructure.

- Potential opportunities exist to extend the SINC's as part of any development for the sites adjoining the SINC's with a real opportunity to create a wildlife corridor that could extend across other sites such as 2394 and the sites to the North West of Winchester Town. It would be recommended that for sites which adjoin SINC's or BAP habitats, requirements are put in place to extend these features and incorporate them into the development. This could have minor positive effects for Biodiversity but also for Infrastructure.

### North West Winchester Town

- 4.44 The assessment has found that the sites closest to the settlement, which are Brownfield in nature are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Biodiversity (although very few local designations on the sites considered) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.
- 4.45 Compared to other areas of Winchester Town such as the North East, South and South East there are fewer known heritage assets in the North West area. Sites within 500 m of the Scheduled Monument at Teg down (2490, 2013, 2026, 417, 2014, 2426, 1801 and 416) have a particularly high potential to encounter archaeology. In addition, sites 2013, 2026, 417, 2014 and 2426 southern borders align with Sarum Road which formed part of the roman road which connected Winchester to Salisbury<sup>19</sup>.
- 4.46 In addition, this part of Winchester Town houses a number of local biodiversity assets which provides a number of potential opportunities for biodiversity improvement. The roads in this part are also particularly narrow and development may improve the capacity and also the safety of these local roads.

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<sup>18</sup> The Village Design Statement states that the burial mound is overgrown, poorly maintained and is inaccessible to the public as it is located on private land. Oliver's Battery Parish Council (July 2008) Oliver's battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>19</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

4.47 The table below summarises the key negative and positive effects identified for the potential allocations in North West Winchester Town.

**Table 4.13 – Key Negative and Positive Effects identified for the potential allocations in North West Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 416; 2013; 2592 and 2026.</li> <li>■ Transport – Cumulative negative effects if sites 2541 and 2588 Station Approach were taken forward as well as the sites in the North area (sites 2489, 423 and 424) given Stockbridge Road already experiences congestion during the AM peak 0800 to 0900 and observation suggests that this route can have substantial queues in the Am Peak. Sites 2541, 2023, 2490, 2013, 2026, 2014, and 2426 are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre.</li> <li>■ Water - Sites are located within a Groundwater Source Protection Zone: 416 (in part); 2023; and 2541. All the sites are located on a major aquifer which is considered to be of high vulnerability.</li> <li>■ Heritage – Site 2588 Station Approach is adjacent to the Winchester Conservation Area and is adjacent/ close to a number Listed Buildings.</li> <li>■ Landscape and Soils – sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2014 and 2426. Sites 2541, 2023, 2490, 2013, 2592, 417, 2014 and 2426 are on or suspected to be on agricultural land grade 3a or above. Furthermore sites 417, 2490, 2014 and 2023 contain a number of ridgelines which are thought to be integral to the setting of Winchester Town.</li> <li>■ Pollution - Sites 2450 and 2588</li> </ul>	<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1801 (in part), 2588 Station Approach, 2009, and 2450.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – Sites 2541, 416, 1801, 2588 Station Approach (not surveyed), 2592 (not surveyed) 2009, 2023, 2490 and 2450 (are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 2009, 2588 Station Approach (not surveyed) and 2450 are within 0 – 400 m of shops and sites 416, Station Approach (not surveyed) and 2009 are within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – Sites 1801 (in part), 2588 Station Approach, 2009 and 2450 are located on Brownfield land within the settlement boundary.</li> </ul>

<p>Station Approach are located within the Winchester town centre AQMA and site 2009 is located adjacent to the AQMA.</p>	
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### Mitigation, Recommendations and Residual Effects for Plan-making

- The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and landscape. The larger sites adjoining the settlement boundary have the potential for major positive effects.
- Two of the sites contain overhead power cables (2541 and 2023) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.
- Sites 1801, 2588 Station Approach, 416, 417, 2014, 2426, 2490, 2541 contains trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.
- Sites 2541, 2023 and 416 house part of a continuous line of trees and hedges which form a wildlife corridor and the majority of the other sites are bounded by hedgerows and trees (potential wildlife corridors). As these features can provide habitat for a range of species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.
- Potential opportunities exist to extend the SINC's as part of any development for the sites adjoining the SINC's with a real opportunity to create a wildlife corridor that could extend across other sites such as 2541 and 2014 and the sites to the South West of Winchester Town. In addition, potential opportunities exist to extend the BAP habitats identified and create new ones as part of any development for the sites adjoining the habitats with a real opportunity to create a wildlife corridor that could extend across other sites such as 2023 and the sites to the South West of Winchester Town. It would be recommended that for sites which adjoin SINC's or BAP habitats, requirements are put in place to extend these features and incorporate them into the development. This could have minor positive effects for Biodiversity but also for Infrastructure.

### Pre-Submission Local Plan Part 2 (2015)

- 4.48 A number of alternative site options and boundary changes to existing site options were proposed by respondents during the consultation on the Draft

Local Plan in 2014. Any reasonable alternative sites proposed through the consultation have been considered through the SA process using the same method as for the other site options, set out in Section 2 of this Report. A summary of the findings is presented below and the detailed appraisal matrices provided in Appendix VIII.

- 4.49 As a result of the representations received on the Draft LPP2 SA Report (Sept 2014) there have also been a number of minor updates/revisions to the appraisal of site options that were previously presented in Appendix VI of the 2014 SA Report. Where necessary, a summary of the updated findings is presented below with the revised matrices provided in Appendix VI of this Report.
- 4.50 A number of the representations raised concerns with regard to the method used to appraise the sites through the SA. There were also concerns raised in relation to the consideration of alternatives for the overall level and distribution of growth for certain settlements. These concerns have been addressed within Appendix II.

### **Winchester Town**

#### ***North, South West & North West Winchester Town***

- 4.51 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA. There were also no comments received in relation to the detailed SA of site options within these areas. It is therefore considered that the SA findings for reasonable site options set out earlier in this Section and in Appendix VI are still valid.

#### ***North East Winchester Town***

- 4.52 Two alternative site options and a boundary change to one of the existing site options previously considered through the SA during the consultation in 2014 were proposed by respondents. The two alternative sites and the proposed boundary change have been considered through the SA with a detailed appraisal provided in Appendix VIII, which should be read in conjunction with the appraisal for the other North East Winchester Town site options presented in Appendix VI.
- 4.53 The appraisal of the alternative sites and proposed boundary change did not significantly affect the nature and significance of the cumulative effects for potential site options identified through the SA in 2014. The table summarising the key negative and positive effects for the potential site options in North East Winchester Town has been updated to reflect the further SA work carried out as a result of the representations.



**Table 4.14 - Updated Key Negative and Positive Effects identified for the potential allocations in North East Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>Key negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2536, and 2558. Site 2558 (in part) if developed would result in the loss of Equipped Children’s &amp; Young People’s Space and this type of open space in this particular area of Winchester Town and Winchester Town as a whole is in shortfall.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that the Worthy Road to Alresford experiences congestion during the AM peak 0800 to 0900. Site 2507 and the alternative site proposed by respondent 50503 are both over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre.</li> <li>■ Water - Sites 2536, Silver Hill and 341 either in whole or in part fall within an area of medium to high flood risk zone (2 and/or 3) and all of the sites are located on major aquifers which are all considered to be of high vulnerability’</li> <li>■ Biodiversity - Site 2536 is adjacent the River Itchen SSSI and SAC and contains the BAP priority habitat of deciduous woodland<sup>20</sup> which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>). Development at the alternative site proposed by respondents 50510 and 51482 could lead to negative effects on the integrity of the River Itchen SAC / SSSI and BAP Priority Habitats. Development at the alternative site proposed by respondent</li> </ul>	<p>Key positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 341, Silver Hill, 2585 (in part), 2539 and alternative site proposed by respondent 51489.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 2486) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Site 341 is within 0 – 400 m of the town centre and is therefore deemed to be easily accessible from the centre. Site 341 is within 0 – 400 m of shops and schools and 2539 is within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – Sites 341, 2585 (in part), Silver Hill and 2539, as well as the alternative site proposed by respondent 51489; are located on Brownfield land.</li> <li>■ Development contributions can support new infrastructure provisions, particularly where shortfalls have been identified.</li> </ul>

<sup>20</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].



<p>50503 could affect the integrity of the River Itchen SAC / SSSI and BAP Priority Habitats. Development at this site would need to mitigate potential effects on ecological corridors around the site that connect with the River Itchen.</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – Site 2570 is within a settlement gap (Winchester – Kings Worthy/ Headborne Worthy) as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 2507, under site 2536 and adjacent to the alternative site proposed by respondents 50510 and 51482. Site 2486, part of site 2585 and the alternative site proposed by respondents 50510 and 51482 are located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2507 and 2536. Site 2507 and the alternative site proposed by respondent 50503 on or suspected to be on agricultural land grade 3a or above.</li> <li>■ Heritage – Silver Hill is within the Winchester Conservation Area and is adjacent to a number of Listed Buildings.</li> <li>■ Pollution – Silver Hill is within the AQMA and the alternative site proposed by respondents 50510 and 51482 is located adjacent to a historic landfill site and would require land contamination assessments prior to development.</li> <li>■ Employment - Development at the alternative site proposed by respondent 51489 could result in the loss of existing employment land with the potential for minor long-term negative effects.</li> </ul>	
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**South West Winchester Town**

- 4.54 Two alternative site options were proposed as well as boundary changes to three sites previously considered through the SA during the consultation in 2014. The alternative sites and the proposed boundary changes have been considered through the SA with a detailed appraisal matrix provided in Appendix VIII, which should be read in conjunction with the appraisal for the other South East Winchester Town site options presented in Appendix VI.
- 4.55 The appraisal for one of the omission sites has resulted in the significance criteria being amended for the cumulative effect of site options from a minor negative effect to a major negative effect against SA Objective 12. The table summarising the key negative and positive effects for the potential site options in South East Winchester Town has been updated to reflect the further SA work carried out as a result of the representations.

**Table 4.15 - Updated Key Negative and Positive Effects identified for the potential allocations in South West Winchester Town**

Key Negative Effects:	Key Positive Effects:
<p>The North-western corner of site 2394 and potentially areas of the alternative sites proposed by respondents 51386 and 50228 are covered by a Civil Aviation height restriction which concerns all development within these parts of the sites. Therefore this would be considered to be an absolute constraint in term of Health and Safety. It would be recommended that these parts of the sites be excluded from the development which would prevent any negative effects on Health.</p> <p>Key negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Employment - A number of sites currently provide employment including 2420<sup>21</sup>, 2540, 1827, 1829 and the alternative site proposed by respondents 51533 et al, and given the level of employment on each site there are likely to be major negative cumulative effects resulting from their loss.</li> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined</li> </ul>	<p>Key positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1827, 1829, 2420, 2589 (in part), 2586 (in part) and the alternative site proposed by respondents 51533 et al.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 419, 2022, 2444 and the alternative site proposed by respondent 51462) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 2104 and 420 are within 0 – 400 m of shops and sites 2022, 2030, 2394 and 2537 are within 0 – 400 m of schools.</li> <li>■ Landscape and Soils – Sites 1827, 1829, 2589 (in part), 2586 (in part) and the alternative site proposed by respondents 51533 et al are located on Brownfield land.</li> <li>■ Infrastructure - Development</li> </ul>

<sup>21</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [accessed December 2013].

<p>by Winchester City Council's GI Study: 2540; 420; 2104; 419; and 2022. Site 2589 will result in the loss of part of a recreational area.</p> <ul style="list-style-type: none"> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that Badger Farm Road, Romsey Road and St Cross Road already experience inbound congestion during the AM peak 0800 to 0900. Sites 501 and 2540 are over 1600 m to shops. All the sites that are south of Kilham Lane, Stanmore Lane and Lower Stanmore Lane are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre. The alternative site proposed by respondent 51462 is also unlikely to provide suitable access to bus services.</li> <li>■ Water - Site 2540 falls partly within an area of medium to high flood risk zone (2 and/or 3). Sites 1829, 1827 and 2540 are located within a Groundwater Source Protection Zone. The majority of site 2540 is located within a Groundwater Safeguarded Zone. All the sites are located on major aquifers considered to be of intermediate or high vulnerability.</li> <li>■ Biodiversity – Site 2540 contains an area of ancient woodland. Site 501 contains the BAP priority habitat of Coastal and Floodplain Grazing Marsh which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>) and the Southern damselfly (<i>Coenagrion mercurial</i>). Development on this site could have the potential to permanently destroy this supporting habitat. Development at the alternative site proposed by respondent 51462 is located within a SINC and contains a BAP Priority Habitat, development therefore has the potential for major long-term negative effects. The extension to SHLAA site 2022 proposed by respondent 50153</li> </ul>	<p>contributions for infrastructure could lead to positive effects, particularly if they address identified infrastructure shortfalls.</p>
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<p>extends into an area designated as a SINC, it is recommended that development avoids this area of the site to reduce the extent of the potential negative effects. Development at alternative sites proposed by respondents 50153, 50228 and 51386 would also be located adjacent to a SINC which has the potential for residual minor negative effects through increased disturbance, noise and light pollution.</p> <ul style="list-style-type: none"><li>■ Heritage - Sites with listed buildings include: 1829 and 2540. The alternative site proposed by respondent 50153 contains a Scheduled Monument, development at the site has the potential for major long-term negative effects on the designated heritage asset and its setting. The inclusion of this site has increased the potential for significant negative effects on SA Objective 12 and therefore changed the findings of the previous 2014 SA for this SA Objective in Winchester Town South West.</li><li>■ Landscape and Soils – Site 2022 and the alternative site proposed by respondent 50153 are located within a settlement gap as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 501. Site 501 is also located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2540, 2537 and 2394. Sites 2540, 420 and 2394 are extremely large in size and would result in a significant urbanization of largely rural landscape. Sites 2540, 2537, 2022, 420, 2394, 2444 and 419 are on or suspected to be on agricultural land grade 3a or above. Sites 420 and 2394 if developed also have the potential to merge the Village of Pitt and Winchester Town which</li></ul>	
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<p>could be harmful to the integrity of Pitt as a Village settlement within its landscape setting and as a separate setting to Winchester. (same for 2540 merging Hursley and Winchester) Furthermore sites 2394, 2444 and 420 contain a number of ridgelines which are thought to be integral to the setting of Winchester Town. In addition, development of the Greenfield sites (2394, 2444, 419, 420, 2537, 2022 and 2540) would be unlikely to support a particular strategy in the Landscape Character Assessment for Winchester District which involves conserving important long views to Winchester Cathedral and other long view from high points. There are also trees protected by Tree Preservation Orders along the southern border of the alternative site proposed by respondents 51533 et al, these should be retained in development to avoid negative effects.</p> <ul style="list-style-type: none"> <li>■ Pollution - Sites 1829 and 1827 are located within the Winchester town centre AQMA.</li> </ul>	
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## Market Towns and Rural Area

### *Bishop's Waltham*

- 4.56 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA. A respondent (50085) noted that there were some typographical errors in relation to some of the site references in Appendix VI. These have now been addressed in the revised appraisal matrix for Bishop's Waltham in Appendix VI of this Report.

### *Colden Common*

- 4.57 Respondents proposed boundary changes to two sites previously considered through the SA. Respondent 51874 proposed an extension to SHLAA site 888 and respondent 51558 proposed a reduction in the size of SHLAA site 2389.
- 4.58 The extension proposed to SHLAA site 888 incorporates an area that is predominantly greenfield land; which has the potential for minor negative effects on the townscape, green infrastructure and soils, as well as indirect

negative effects on communities. The extra land extends into a Groundwater Source Protection Zone and overlies a Minor Aquifer with High Vulnerability; development therefore has the potential for minor negative effects on water quality.

- 4.59 The additional land is unlikely to lead to any further significant negative effects (over and above those already identified in the 2014 SA findings for SHLAA site 888) in regards to the SA topics of housing, economy and employment, transport, health, flood risk, climate change, waste, biodiversity (including the River Itchen SSSI), heritage, pollution and minerals. It is therefore considered that the proposed change does not significantly affect the findings of the previous SA work set out earlier in this Section and in Appendix VI.
- 4.60 The SA found in 2014 that SHLAA site 2389 is located in an area designated as a SINCC and contains a BAP Priority Habitat (Lowland Meadows / good quality semi-improved grassland). Development at this site could therefore result in the direct loss of protected habitats with negative effects on biodiversity. Reducing the size of the site has effectively reduced the amount of direct land take, and thus has reduced the significance of the potential negative effect on biodiversity. However, it does not significantly affect the significance criteria identified for the potential cumulative effect of the site options.
- 4.61 Development at the site would not result in the loss of agricultural land and would not hinder access to mineral reserves; however, the site is greenfield land and located in close proximity to the South Downs National Park. A smaller site area and capacity would be likely to reduce the significance of negative effects on the landscape and townscape; however, there remains an element of uncertainty until site level proposals and assessments have been completed. It is considered that the proposed boundary change does not significantly affect the findings of the previous SA work.
- 4.62 A representation (51443) criticised the SA for not testing alternative strategies for the distribution of the housing requirement in Colden Common. Concerns were also raised in relation to potential effects on the National Park. The comments received and how they have been taken into account through the SA are presented in Appendix II of this SA Report.
- 4.63 Some minor revisions were made to the detailed appraisal of site options presented in Appendix VI for Colden Common in order to take account of comments made by respondent 51443. These revisions predominantly relate to SA Objective 13, clarifying which sites are outside the settlement boundary and are adjacent to the National Park.
- 4.64 The minor revisions do not significantly affect the nature and significance of the cumulative effects for potential site options identified through the SA in 2014. An updated table summarising the key negative and positive effects for the potential site options in Colden Common is provided below.

**Table 4.16 - Updated Key Negative and Positive Effects identified for the potential allocations in Colden Common**

Key Negative Effects:	Key Positive Effects:
<p>Key negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – sites 1870, 1871, 2561, 2389, 2527, 1874, 2494, 275, 2511, 2498 and 2500.</li> <li>■ Water – all sites except for 2501, 2503 and 2502 are located on one or more of the following and as a result are considered to have major negative effects on water: on major or minor aquifers with high/ intermediate vulnerability; on groundwater source protection zones; and or groundwater safeguarded zones.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Infrastructure – sites 2389 and 2511 could result in the direct loss of Green Infrastructure assets where mitigation is likely to be difficult.</li> <li>■ Biodiversity – if sites 2500, 2511, 2497 and 2389 are taken forward there could be a major cumulative effect in the long-term through habitat loss (BAP and/or SINC) and habitat fragmentation.</li> </ul>	<p>Key positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Transport – all sites except for 2527 in terms of access to bus stops.</li> <li>■ Building Communities – sites: 888, part of 2499 and 275.</li> <li>■ Landscape and Soils – sites 888 and part of 2499.</li> </ul>

### *Kings Worthy*

- 4.65 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA.
- 4.66 A representation (51465) criticised the SA for not testing alternative strategies for distribution as well as an option for exceeding the residual housing target to deliver wider community benefits. The concerns raised and how they have been taken into account are presented in Appendix II of this SA Report.
- 4.67 There were no specific comments received in relation to the detailed SA of site options within this area. It is therefore considered that the SA findings for reasonable site options for this settlement set out earlier in this Section and in Appendix VI are still valid.

***New Alresford***

- 4.68 A representation (50693) criticised the SA for not identifying that housing development at SHLAA sites 2534 and 2535 would result in the loss of existing employment. The detailed appraisal for the New Alresford site options against SA Objective 4 has been updated in Appendix VI to ensure that the potential loss of existing employment at these sites is given appropriate consideration. The revision has resulted in the significance criteria for the cumulative effect of site options being amended from an uncertain/ minor positive effect to an uncertain/ major negative effect against SA Objective 4. However, the SA recognises that the provision of employment elsewhere could help to mitigate the potential negative effect.
- 4.69 The table summarising the key negative and positive effects for the potential site options in New Alresford has been updated below to reflect the revisions to the detailed appraisal.

**Table 4.17 - Updated Key Negative and Positive Effects identified for the potential allocations in New Alresford**

Key Negative Effects:	Key Positive Effects:
<p>Key negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Site 2552 as it will result in the direct loss of a sports pitch.</li> <li>■ Water - All the sites as they are located in one or more of the flowing: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone.</li> <li>■ Landscape and Soils – Major effects have been identified because of the presence of minerals and/ or loss of high grade agricultural land. Sites: 277; 1927; 276; 278; and 2408.</li> <li>■ Economy and Employment - Development at sites 2434 and 2435 would result in the loss of mixed use employment.</li> </ul>	<p>Key positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites: 2535, 2534, 2533 and 2123.</li> <li>■ Transport – All sites except for 2533 in terms of access to public transport.</li> <li>■ Landscape and Soils – The Brownfield sites: 2535, 2534 and 2123.</li> </ul>

- 4.70 A representation (50633) was also received from the New Alresford Professional Group (NAPG) which proposed a new alternative for the distribution of the housing requirement for the settlement. The alternative strategy includes two site options that were not previously assessed through the SA, and also the amalgamation of, and an extension to, SHLAA sites 2534 and 2535 which were previously assessed through the SA in 2014. It also reduces the size and capacity of SHLAA sites 277, 1927 and 2553 which were also previously assessed through the SA in 2014. The concerns raised by this



representation as well as others and how they have been taken into account are presented in Appendix II of this SA Report.

- 4.71 The proposed alternative strategy was subject to SA and the table below summarises the key negative and positive effects identified. The detailed appraisal matrix is provided in Appendix VIII.

**Table 4.18 - Key Negative and Positive Effects identified for the alternative strategy proposed for New Alresford**

Key Negative Effects:	Key Positive Effects:
<p>Key negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure - Development at the Bridge Road Site could result in the loss of an area of District level sports provisions</li> <li>■ Infrastructure &amp; Communities - Development at the Sun Hill School / Oak Hill site could hinder the future expansion of the Sun Hill Schools located immediately north of the site</li> <li>■ Landscape - Development the new sites (Sun Hill School / Oak Hill, and Bridge Road) could result in the loss of greenfield land within the urban area with the potential for minor long-term negative effects on the townscape. Development at the Bridge Road site could also negatively affect important views identified at the Recreation Ground on Grange Road.</li> <li>■ Health - The Bridge Road site is located adjacent to a historic landfill site and development has the potential for minor negative effects on health</li> </ul>	<p>Key positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure - The strategy could deliver up to 25 ha of new open space to contribute to addressing the identified shortfall</li> <li>■ Housing – all site options can contribute to delivering quality housing to meet local needs</li> <li>■ Transport - The wider dispersal of development across the settlement could reduce the extent of potential negative effects on local roads and congestion</li> </ul>

- 4.72 The appraisal of the alternative strategy proposed the following mitigation measures/ recommendations:
- The identified provision of a new rugby pitch could enhance positive effects for infrastructure;
  - Designated allocations for increased parking provisions (as found in the LPP2 strategy) could contribute to addressing an identified need; and
  - Policy wording that protects and retains identified TPOs at the Bridge Road site could mitigate any potential negative effects on biodiversity and landscape / townscape that could arise as a result of their loss.

### *Swanmore*

- 4.73 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA. It is therefore considered that the SA findings for reasonable site options for this settlement presented earlier in this Section and in Appendix VI are still valid.

### *Waltham Chase*

- 4.74 Respondents proposed boundary changes to two sites previously considered through the SA. Respondent 51490 proposed an extension to SHLAA site 2388 and respondent 51072 proposed a reduction in the size (from 5.5 to 4.2 ha) of SHLAA site 1894.
- 4.75 There are multiple trees protected by Tree Preservation Orders along the western boundary of the alternative site proposed by respondent 51490, and along the southern and western borders of the alternative site proposed by respondent 51072. Given their existing protection, it is assumed that these would be retained in any development proposals at the sites and as such will not lead to any significant effects on biodiversity or green infrastructure. Appropriate LPP2 policy wording that supports existing LPP1 Policy CP20, and requires the retention of TPOs in development can ensure that there will be no negative effects. Development is therefore unlikely to result in the loss of existing green infrastructure, and may increase provisions through development contributions, with the potential for long-term minor positive effects.
- 4.76 All of the site options considered through the SA for Waltham Chase are located within a Settlement Gap, development could therefore contribute to the coalescence of Waltham Chase with the surrounding settlements of Swanmore and Shirrell Heath, and harm the settlement character and local distinctiveness of Waltham Chase with the potential for minor to major long-term negative effects on landscape and the built environment.
- 4.77 The settlement is identified in the 2014 SA as an area with few facilities and identified out-commuting. As the sites are on the edge of the settlement, they are located away from the limited existing facilities. Further development at the settlement itself will increase the numbers of residents with the potential to increase the levels of out-commuting, which has the potential for minor long-term negative effects on traffic and congestion, and air quality. It is recognised that development also has the potential to support local economies and infrastructure through development contributions which has the potential for minor long-term positive effects.
- 4.78 While extending or reducing the size of the sites may help to either slightly reduce or increase the significance of identified effects, overall, it is considered unlikely that there would be any significant differences in terms of the nature and significance of effects identified through the SA in 2014. It is therefore considered that the SA findings for reasonable site options in this settlement set out earlier in this Section and in Appendix VI are still valid.

### ***Wickham***

- 4.79 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA. A representation (51466) criticised the SA for not testing alternative strategies for distribution as well as an option for exceeding the residual housing target to deliver wider community benefits. The concerns raised and how they have been taken into account are presented in Appendix II of this SA Report.
- 4.80 There were no specific comments received in relation to the detailed SA of site options within this area. It is therefore considered that the SA findings for reasonable site options for this settlement set out earlier in this Section and in Appendix VI are still valid.

### ***Denmead***

- 4.81 No alternative sites, to those already considered through the SA, were proposed during the consultation in 2014. There were also no boundary changes proposed to the site options previously considered by the SA. A representation (51452) criticised the SA for not testing alternatives for the overall level of growth. The concern raised and how they have been taken into account are presented in Appendix II of this SA Report.
- 4.82 There were no specific comments received in relation to the detailed SA of site options within this area. It is therefore considered that the SA findings for reasonable site options for this settlement set out earlier in this Section and in Appendix VI are still valid.

## **Reasons for Selecting or Rejecting Alternatives Considered**

- 4.83 The SEA Directive/ Regulations require that an outline of the reasons for selecting the alternatives dealt with is provided in the Report. Case law in England has confirmed that although not an explicit requirement in the SEA Directive/ Regulations, the report must summarise the reasons for rejecting any reasonable alternatives<sup>22</sup>, that the reasons for selecting or rejecting alternatives should be explained and that the public should have an effective opportunity to comment on appraisal of alternatives<sup>23</sup>.
- 4.84 The role of the SA is to inform the Winchester Council in their selection and assessment of the reasonable alternatives. The findings of the SA can help with refining and further developing these options in an iterative and ongoing way. The SA findings do not form the sole basis for decision making – this is informed also from planning and other studies, deliverability, and consultation feedback.

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<sup>22</sup> Heard v Broadland District Council, South Norfolk District Council, Norwich City Council (2012) EWHC 344

<sup>23</sup> Save Historic Newmarket Ltd v Forest Heath District Council (2011) EWHC 606

- 4.85 Since 2013, the Council have been working with communities to identify their development needs in more detail and to explore which sites, if any, should be allocated to meet those needs. Reasonable site allocations were identified by the Council through a number of processes: review of its Strategic Housing Land Availability Assessment (SHLAA); review of its existing 2006 Local Plan and also from their 'Call for Sites' consultation. In addition, as part of this collaborative approach, the Council and Local Communities in the various settlements undertook informal consultations with the local communities on the proposed development strategy for each settlement and Winchester Town. As part of these consultations, an initial draft of the SA/SEA findings of reasonable site allocations for the 7 larger settlements (excluding the Neighbourhood Plan area of Denmead who undertook their own consultation process) was made available to the public as part evidence base during the consultation period which were run between October 2013 and March 2014.
- 4.86 As a result of these consultations, informed by the SA, decisions were made as to which site allocations would be taken forward into the Plan. The reasons for selecting and rejecting site options in the LPP2 are provided in Appendix IX.

## 5.0 SA OF DRAFT LOCAL PLAN PART 2 (2014)

### Introduction

- 5.1 This Section sets out the overall findings of the SA of the emerging Draft Local Plan Part 2 (LPP2). It is structured according to 10 key topics which have been linked to relevant SA Objectives as well as SEA Directive topics and relevant paragraphs from the NPPF. The appraisal of each topic has been divided into a number of sub-headings to ensure that each aspect of the emerging Local Plan is considered, including policies and site allocations, as well as the interrelationships between topics and the cumulative effects of the Plan as a whole.
- 5.2 In accordance with the SEA Directive and Regulations any likely significant effects are identified together with any mitigation measures necessary to address them. The SA does not therefore provide a narrative on the nature and significance of effects for each policy or site allocation within the Draft Local Plan Part 2 under each topic, as a policy or site allocation might not be relevant or is considered unlikely to have a significant effect.
- 5.3 LPP2 policies are part of a wider framework of policies that are all considered when judging a development application. The LPP2 policies therefore should not be appraised alone and the appraisal takes into account the policies in the Core Strategy LPP1, and other supporting documents within the policy framework (e.g. the Hampshire Minerals and Waste Plan) to make an informed judgement as to whether suitable mitigation for negative effects exist within the wider policy context.

### SA of the Draft Local Plan Part 2

#### Housing

SEA Directive Topics: Population & Human Health  
NPPF paras 47 -68

Relevant SA Objectives:

- SA Objective 3: To provide good quality housing for all
- SA Objective 10: To promote the sustainable design and construction of buildings and places
- SA Objective 14: To secure high standards of design

### *Appraisal of the Draft Local Plan Part 2*

- 5.4 Strategic policies contained within LPP1 support the topic of housing through ensuring:
- adequate provision of new dwellings (as determined by the full Objectively Assessed Need for housing)

- an appropriate mix of types and tenures (including gypsy and traveller sites)
- the delivery of Affordable Housing
- and pursuing high quality design to meet the needs of the whole community

This is considered to have minor positive effects on SA Objective 3.

5.5 LPP2 further supports the topic by;

- strategically allocating sites for housing development (e.g. Policy BW1 – Coppice Hill Housing Allocation),
- highlighting criteria for good site design (DM16, DM17),
- stating the requirements for access and parking (DM18),
- retaining house sizes to maintain a sufficient stock level of various sizes to meet local needs (DM3),
- supporting new development with open space requirements (DM6),
- and ensuring neighbour amenities (DM17)

This has the potential for major short to long-term positive effects. The various policies seek to meet the needs of both urban and rural areas, for example Policy DM11 which allows residential development to support agricultural and forestry activities or Policy WIN9 on Houses of Multiple Occupation which often accommodate students.

5.6 Part two of the local plan can be viewed as taking the strategic vision created in LPP1 to the next stage, by setting out an implementation framework for the delivery of housing needs. It also seeks to ensure quality within developments and supportive infrastructure, including amenity and open space within new developments (DM6) which further supports communities and health.

5.7 It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on housing. The delivery of housing on the allocated sites are likely to result in long term positive effects on housing, by strategically allocating dwellings in the most sustainable available locations.

5.8 The SHMA<sup>24</sup> indicates a requirement for 371 new affordable homes per year, which addresses a backlog in housing need, the report indicates that a 40% rate of affordable housing in new developments (as secured in policy CP3), is likely to still leave a shortfall of around 151 new affordable homes per annum. Positive effects could be enhanced if the affordable housing rate in increased in line with the assessed need, however it is appreciate that increasing the percentage of required affordable housing in schemes is also likely to make more development schemes unviable.

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<sup>24</sup> DTZ (2012) Winchester Housing Market and Housing Need Assessment Update [online] <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/winchester-district-housing-market-housing-need-as/> [accessed August 2014]

### ***Appraisal of Site Allocations***

- 5.9 The site allocations are considered to have the potential for a long-term positive effects on housing through the provision of residential development sites. Those allocations of 100 or more dwellings were considered to have the potential for significant long-term positive effects on SA Objective 3.
- 5.10 This is supported by Core Strategy and Development Policies which seek to deliver an appropriate quality and mix of housing at these sites. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.11 Overall, the Local Plan will have major short to long-term positive cumulative effects on housing through the provision of 12,500 new homes to meet the objectively assessed need of the District during the life of the plan. Housing will be distributed across the District in urban and rural locations to suit the assessed need, and the Local Plan policies ensure a suitable mix of housing is both provided and retained to meet the needs of all residents, and that any new development is well designed, of high quality, and integrated into the existing urban fabric.

### ***Interrelationships with other Topics***

- 5.12 The delivery of housing, and especially the allocated sites for mixed use development, are likely to have positive effects not only on housing, but also indirectly on communities and health, accessibility and the economy.
- 5.13 The delivery of housing also has the potential for indirect negative effects on transport and accessibility, air quality, water quality, climate change and flooding, the natural environment, cultural heritage, waste and recycling and communities and health.

#### **Economy and Employment**

SEA Directive Topics: Population & Human Health  
NPPF paras 18-22

Relevant SA Objectives:

- SA Objective 4: To maintain the buoyant economy and develop greater diversity that meets local needs

### ***Appraisal of the Draft Local Plan Part 2***

- 5.14 The policies support the SA objective by providing newly allocated employment development space within the District in strategic locations to ensure connectivity and low impact development, and supporting the regeneration and intensification of previously developed land, as well as the retention of existing and committed employment land (LPP1 Policy CP8). This

has the potential for major long term positive effects as it protects existing sites and ensures that sufficient employment land is available to provide for the growth of the economy and meet the future needs of the District.

- 5.15 Strategic locations are allocated within both the LPP1 (e.g. policy WT3 allocating Bushfield Camp for employment uses) and the LPP2 (e.g. Policy SHUA2 allocating Little Park Farm for employment uses), which have been assessed in stages to ensure that the most sustainable available locations for employment development are put forward.
- 5.16 Policy CP8 from the Core Strategy of LPP1 seeks to support economic diversification, whilst at the same time protecting the core economic sectors of public administration and business services, land based industries, tourism and recreation, knowledge and creative industries, and retail. Policy CP8 also seeks to support home working, and the development of live-work accommodation with good communications technology connections. This has the potential for positive effects on the economy and for further positive effects on transport and air quality by reducing the need to travel by car, and locating employment uses in accessible and efficient spaces. This is supported in LPP2 which ensures efficient delivery of the sites and supporting infrastructure, for example in Policy DM22 which sets out the parameters for telecommunications development, and Policy DM16 which sets criteria for site design.
- 5.17 LPP2 also supports the rural economy; with provisions for Equestrian development (Policy DM12), by requiring masterplans for large landholding developments (Policy DM14), and with dwellings to support agricultural and forestry workers (Policy DM11). This has the potential for long term benefits by supporting the needs of the whole community.
- 5.18 Retail provisions ensure that appropriate character traits and supporting facilities of the town are retained or enhanced. For example Policy DM8 seeks to retain A1 class uses in primary shopping frontages, Policy DM15 seeks respect of local distinctiveness in new development applications, and Policy DM33 seeks to protect shopfronts that contribute to the character of the place, especially in special areas like a Conservation Area. New allocations are also expected to support the role and function of existing town centres.
- 5.19 It is considered that there is suitable mitigation provided through the Core Strategy and Development Management policies, and available at the project level to ensure that there will be no major negative effects on the economy and employment. It is considered that there are likely long term benefits on the SA Objective of economy and employment through land provisions and appropriate land retentions and enhancements (e.g. in supporting development at brownfield sites).

### ***Appraisal of Site Allocations***

- 5.20 The appraisal considered that most of the site allocations are likely to have minor short to long-term indirect positive effects on the economy through construction and a population increase. The strategic allocations at Silver Hill



and Station Approach for example, are considered to have major positive effects through the provision of employment land as well as residential land as part of a mixed-use development. The appraisal considered that there are a minimal number of sites which could result in the loss of existing employment uses, with minor effects.

- 5.21 Residential developments could increase pressure on existing employment opportunities, which could lead to minor negative effects. Minor negative effects may also arise from development outside of the settlement zone line, which may indirectly affect the vitality and viability of town / village centres. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies and available at the project level to ensure that there will be no major negative effects (e.g. development contributions). The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.22 Negative cumulative effects may arise from development that is directed outside of the settlement zone line, as this may place increasing pressure on the vitality of town and village centres. It is important therefore that priority is given to brownfield development, and that policy wording reflects this aim. This has been achieved in Policy WT3 which prioritises the previously occupied areas of the Bushfield Camp strategic employment site, and discourages uses that could compete or detract from the town centre. This approach is replicated across the employment site allocations in the LPP2, for example Policy WIN3 also seeks a mix of uses at Silver Hill that reinforce and complement the town centre.
- 5.23 Further negative cumulative effects may arise from an increased demand for housing as a result of economic growth, this could especially place pressure on the adequate delivery of affordable housing, as it is already noted in the SHMA that even the 40% affordable housing provision required through Policy CP3 leaves an annual shortfall in the affordable housing requirement. This is addressed by directing economic growth towards areas that are suitable for densification and which support accessibility and mixed uses to reduce the costs of living for residents (e.g. by removing the need for a private vehicle).
- 5.24 Positive cumulative effects are likely to arise through appropriate provisions for the delivery of growth over the plan period and through maintaining and enhancing the role and shopping function of town and local centres.

### ***Interrelationships with other Topics***

- 5.25 As already noted to some extent above, the SA Objective on economy and employment is interlinked with many other SA Objectives. There exists a strong link between economic development and the SA Objective to reduce the need to travel / promote more sustainable methods of travel than the private car. The policies seek to provide sufficient access to public transport, and relevant connections to footpaths and cyclepaths. This link is recognised within Policy DM17 which outlines site development principles, Policy DM16 in

which a strong connection to the existing public realm is made a criterion for site design, and in Policy DM18 on access and parking.

- 5.26 Further links exist between economic development and communities and health. Employment development allows residents to access jobs and money to support living standards, and diversification of available employment opportunities supports a wider knowledge base and retention of different skill sets. Further to this, there are also interconnections between employment development, transport and populations. By supporting mixed use development (as the Local Plan does) the interrelated effects support climate change mitigation by reducing the need to travel to work (especially by private car) and reducing the sequential effects of noise, air and dust pollution that result from travelling, all of which have indirect negative effects on human health. These complicated links are recognised at the strategic level within the local plan, which addresses these in-combination effects across the whole policy context rather than in individual policy wordings.
- 5.27 There remains however the potential for negative effects as a result of economic development, including in; communities and health through increased congestion, waste and pollution; transport and accessibility through the creation of new destinations and the likely increase in road users; air quality through again the likely increase in road users; climate change and flooding through a likely increase in impermeable surfaces, congestion, waste and pollution; water quality through a likely increase in surface water run-off; the natural environment through the loss of greenfield land and possible loss of biodiversity at some sites; cultural heritage through the densification of the urban area; and waste and recycling through the likely increase in day to day waste as a result of more business waste generations.

### **Communities and Health**

SEA Directive Topics: Population & Human Health  
NPPF paras 23-27 & 69-78

Relevant SA Objectives:

- SA Objective 1: To create and sustain communities that meet the needs of the population and promote social inclusion
- SA Objective 2: To provide for the timely delivery of infrastructure suitable to meet community needs
- SA Objective 6: To improve the health and wellbeing of all

### ***Appraisal of the Draft Local Plan Part 2***

- 5.28 Development strategies that seek the provision of housing and employment have the potential for minor short term negative effects on health during construction phases, through increased levels of noise, light and air pollution, however it is considered that there are suitable mitigation measures available to address short term negative effects during construction. LPP2 Policy DM17

does not permit development which has an unacceptable adverse impact on the amenity of nearby residents, and Policy DM20 does not permit noise generating or noise sensitive development which has an unacceptable impact on health and quality of life. Policy DM19 ensures that all development achieves an acceptable standard of environmental quality in line with national statutory standards. The policy requires detailed assessments for any potential impacts on human health, including from odour, light, air, or water pollution, and contaminated land and construction phase pollution.

- 5.29 Alternatively, the outlined policies above also have the potential for indirect long-term major positive effects on communities and health through improved accessibility to housing and employment as well as associated services and facilities which support good living standards.
- 5.30 Housing policies support the community and SA Objective 1 by pursuing an appropriate mix of housing types to meet local needs, this includes gypsy and traveller sites (Policies DM4 & CC2), housing for agricultural and forestry workers (Policy DM11), and houses in multiple occupation (Policy WIN9), supporting social inclusion and cohesion. Policy DM3 seeks to retain the small dwelling size stock levels in the countryside, which ensures that existing development meeting local needs are not lost to future expansions or alterations.
- 5.31 LPP1 Policy CP7, and LPP2 policies DM5, DM6, DM13 support communities and health through ensuring development provides sufficient access to green, open and amenity space. This is further supported by LPP1 Policy CP21 on infrastructure and community benefit which ensures that in the case when provisions cannot be catered for on-site, contributions are obtained to provide the necessary development off-site. This supports SA Objectives 2 and 6 by delivering infrastructure to meet local needs, and delivering recreation / open space to support healthy lifestyles. This is likely to lead to minor long term positive effects on communities and health.

### ***Appraisal of Site Allocations***

- 5.32 The appraisal identified the potential for short-term negative effects on health during construction phases. It is considered that this could be mitigated through appropriate phasing of development and an Environmental Management Plan (EMP). It is recommended that an EMP for construction sites is a requirement for all development applications. Time limits during construction phases attached as conditions to planning applications could also assist in reducing the associated effects. It is considered however that there is suitable mitigation provided through Core Strategy and Development Management policies to ensure that there will be no major negative effects.
- 5.33 It is recognised that brownfield sites may have the potential for contamination, although this is uncertain at this stage, and it is considered that appropriate mitigation exists through policy DM21 (Contaminated Land) and at the project level to avoid any significant negative effects.

- 5.34 Potential positive effects on health have been identified through increased housing supply, and increased access to quality housing, as well as the resultant increase in population which could support local facilities and services. For village sites, this could alternatively lead to increased pressure on existing services and facilities which could lead to minor long-term negative effects. The site allocations have also identified the potential for minor long-term negative effects on health through the lack of allotment provision. It is considered that there is suitable mitigation provided through Core Strategy and Development Management Policies and available at the project level to ensure that there will be no major negative effects (e.g. development contributions). The detailed appraisal of site allocations is provided in Appendix VI.

#### ***Synergistic and Cumulative Effects***

- 5.35 Delivery of development across all the allocated sites has the potential for short-term minor negative cumulative effects on health, through the level of construction and associated nuisance and pollution effects. It is recommended that development is appropriately phased to minimise these effects.
- 5.36 The Local Plan seeks to protect and enhance accessibility to community facilities and services, which includes open space for recreation, leisure and health facilities. Provision is made for new community facilities, and improvements to sustainable transport modes will help to improve accessibility. The policies support high quality design and integration of new development with the existing urban fabric. The provision of housing and employment will help to meet the future needs of the communities in the District, and the amenity of residents is also protected. It is therefore considered that the Local Plan as a whole will have major positive cumulative effects in the long-term for communities and health.

#### ***Interrelationships with other Topics***

- 5.37 Communities and health can be indirectly affected by the nature and significance of effects on the majority of other topics. Positive effects on housing, employment and transport and accessibility can lead to indirect positive effects on communities and health. The impacts on environmental topics, such as air quality, water quality and the natural environment can also either positively or negatively indirectly affect communities and health.
- 5.38 The strategic location of major development sites which support accessibility, utilise brownfield or remedy contaminated land will assist in reducing these indirect effects

### Transport and Accessibility

SEA Directive Topics: Population & Human Health  
NPPF paras 29-41

Relevant SA Objectives:

- SA Objective 5: To increase accessibility; reduce car usage and the need to travel

### *Appraisal of the Draft Local Plan Part 2*

- 5.39 The Local Plan policies are accompanied by detailed transport assessments<sup>25</sup>. These assessments have supported the development of strategic allocations, and the Local Plan itself. A Stage One report formed part of the evidence base for the Core Strategy Preferred Options, and a Stage Two report looks at key sites from the preferred options in more detail. A key aspect of these reports are the mitigation measures that have been suggested to form an integral part of the development strategy. Mitigation measures include;
- Mixed use development that contains trips and promotes pedestrian, cycle and public transport links, this mitigation measure is evident in the strategic allocations e.g. policies WIN4, WIN5, WIN6, BW5, NA3, and WC1.
  - Measures to promote behavioural change like travel plans, home working and car sharing, this is evident in LPP1 Policy WT3 promoting the park and ride scheme, LPP1 Policy CP8 supporting measures to promote home working, LPP2 Policy DM14 requiring masterplans for large landholdings, and LPP1 Policy MTRA1 supporting the growth of communications technology services in the small towns and rural areas.
  - Financial contributions from the development industry to support the infrastructure and transport network, this approach to financing the necessary infrastructure improvements to support growth is evident in LPP1 Policy CP21 which utilises obligations and highlights that a CIL charging scheme will be introduced in the future (and which has now been adopted).
- 5.40 The adoption of these measures has the potential for long-term positive effects on transport and accessibility.
- 5.41 The strategic policies for development contained within the LPP1 Core Strategy seek to deliver 12,500 new dwellings over the life of the plan and prioritises the use of previously developed land within built up urban areas deemed more accessible. This could positively contribute to the sustainability objective to reduce the need to use a car. Due to the existing traffic pressures within Winchester Town however, any new development here is likely to increase traffic in the area and emissions rates, which has the potential to

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<sup>25</sup> MVA Consultancy (2009) Winchester District LDF Transport Assessment Stage 2 [online] <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [accessed August 2014]

negatively affect the existing town centre AQMA and decrease air quality in the District. Policy CP10 of LPP1 seeks travel plans from new developments which further support the SA Objective.

- 5.42 The policies contained within LPP2 seek to deliver appropriate development sites for the need identified in LPP1, and take the policy requirements to the site level. Policy DM16 ensures that development delivers connectivity to the existing urban townscape. The site design criteria contained within this policy also require development proposals to consider permeability on site, and ensure that parking provisions do not dominate a site. This has the potential for minor long-term positive effects on the SA Objective to increase accessibility. Policy DM18 sets the standards for parking provisions, and considers safety in movement and the amenity of users and those surrounding the site. This policy also ensures that the needs of pedestrians and cyclists are catered for in safe, permeable and attractive routes, and in a manner that considers future developments and connectivity requirements. This has the potential for long term minor positive effects on SA Objective 5.
- 5.43 The SA recommended consideration of a transport hierarchy for future developments within an integrated transport policy showing pedestrians and cyclists at the apex to make clear that this is the most sustainable approach for new developments.
- 5.44 It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on transport and accessibility. Overall, the Local Plan is considered to have the potential for major long-term positive effects, although it is recognised that there remains a degree of uncertainty until site level details emerge.

### ***Appraisal of Site Allocations***

- 5.45 All of the site allocations were considered likely to increase traffic and therefore have negative effects on transport, with the significance of the effect being dependent on the size of the proposed development and its location. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies and available at the project level to ensure that there will be no major negative effects on transport and accessibility.
- 5.46 Sites that are situated outside of the settlement boundaries may lead to minor long-term negative effects on accessibility. There is also however the potential for minor positive effects on transport and accessibility by potentially supporting public service facilities and securing improvements to walking and cycling routes within development provisions or contributions. The significance of this effect is again dependent on the scale and location of the proposed development. The larger strategic sites around existing urban areas are likely to help reduce the need to travel. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.47 Delivery of the projected growth of the District is likely to have cumulative negative effects on the topic of air quality, primarily through road traffic. This could lead to potential significant effects on the existing town centre AQMA. It is recommended that the Local Plan highlights the AQMA designation, and considers the necessary requirements to make development acceptable within and around the designated area.

### ***Interrelationships with other Topics***

- 5.48 There exists a strong link between transport and air quality, which is also connected with the topic of climate change. The Local Plan policies acknowledge this link through the provisions highlighted that support the promotion of sustainable transport methods, this includes; pedestrian and cycle paths, bridleways, public transport, and park and ride schemes. This has the potential for indirect positive effects on these topics.
- 5.49 There also exists a strong link between transport and accessibility and community health. By reducing the need to travel by car, and encouraging more sustainable transport methods, communities can benefit in many ways, including; improved air quality contributing to better health, more disposable income, improved water quality from less polluted surface water run-off, and more attractive environments in which the car does not dominate. The commitment to GI (as expressed in LPP1 Policy CP15) promotes the enhancement of integrated sustainable transport with the green network of pathways and linkages, and blue corridors.

#### **Air Quality**

SEA Directive Topics: Air  
NPPF paras 109-125

Relevant SA Objectives:

- SA Objective 15: Minimise local and global sources of pollution

### ***Appraisal of the Draft Local Plan Part 2***

- 5.50 The strategic policies contained within LPP1 seek to reduce carbon emissions through policy CP11 for sustainable low and zero carbon built development, as well as policy CP12 on renewable and decentralised energy schemes. Policy CP14 on the effective use of land also seeks to achieve higher densities in built up areas that can support easily accessible services and facilities and reduce the need for the private car. These policies are considered to have potential positive effects on air quality. However, any new development within the Winchester district is likely to increase the amount of cars generating polluting emissions, which could potentially negatively affect air quality. Winchester Town Centre has one designated AQMA, and development within or near the AQMA is likely to negatively affect it. This is recognised in LPP2 Policy WIN1 which seeks to reduce carbon emissions in

Winchester Town through encouraging more sustainable transport options. The Park and Ride scheme seeks to reduce the impacts on the most sensitive receiving environment (the town centre) which has the potential for long-term positive effects on air quality within the AQMA.

- 5.51 The LPP2 provides further mitigation through policy DM19 on Developments and Pollution; this policy prohibits development that is likely to result in unacceptable impacts on health, and requires detailed ambient air quality assessments where necessary.
- 5.52 It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on air quality. The combination of policies are considered likely to lead to long term indirect positive effects on air quality through the promotion of more sustainable transport methods, more sustainable lifestyles, and an enhanced green infrastructure network.

### ***Appraisal of Site Allocations***

- 5.53 The appraisal has identified the potential for negative effects on air quality as a result of the expected increase in traffic arising from development. The significance of the effect is dependent on the scale and location of the proposed development. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies and available at the project level to ensure that there will be no major negative effects. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.54 Delivering growth is likely to increase transport and traffic pressures within Winchester Town in particular, delivering the projected level of growth is likely to lead to long term cumulative negative effects on air quality. This is mitigated through the Local Plan policies by the strong emphasis on more sustainable transport modes, this will include the ongoing protection and enhancement of pedestrian and cycle networks, as well as public transport infrastructure and services, and the emphasis on park and ride schemes which have the potential to reduce the effects within the most sensitive receiving environments (the town centre for example).
- 5.55 Negative effects on air quality can lead to cumulative effects on climate change mitigation, and inhibit national aims to meet emission reduction targets. It is considered that the strategies contained within the Local Plan seek to address the cumulative impacts by promoting sustainable transport methods, reducing the dominance of the private car and enhancing the infrastructure necessary to support a modal shift.

### ***Interrelationships with other Topics***

- 5.56 As already outlined air quality has a strong relationship with transport and traffic, and the effects of growth can result in negative effects on air quality. Given the findings of the SA for air quality and transport and accessibility, and



the mitigation measures involved, it is considered that there is potential for long-term indirect positive effects on air quality. This has the potential for long-term indirect positive effects on health, water quality and the natural environment.

### **Climate Change and Flooding**

SEA Directive Topics: Climatic Factors & Water  
NPPF paras 93-104 & 120

Relevant SA Objectives:

- SA Objective 9: To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy

### ***Appraisal of the Draft Local Plan Part 2***

- 5.57 The strategic policies of LPP1, as already discussed in the relevant sections support the adaptation to and mitigation of climate change through policies that seek to reduce polluting emissions. This includes policies around air quality, transport and accessibility. Further to this there are many policies that support the retention and enhancement of existing, and development of new green infrastructure, and increased biodiversity, which in turn support climate change mitigation. Open space requirements could be enhanced through the requirement for trees on site, which support climate change mitigation goals as carbon sinks and through the associated cooling effects. Further policies also support renewable energy (LPP1 Policy CP12), and low carbon developments (LPP1 Policy CP11). These policies all potentially provide positive effects on climate change by seeking to minimise the impact of development on the environment.
- 5.58 Core Strategy Policy CP17 seeks to avoid development in the areas most at risk of flooding, avoid the displacement of flood risk effects, include the use of SuDS, protect and enhance water quality, and safeguard areas that may be required for current and future flood management. These aims are supported in the LPP2 by policy WK1 on drainage infrastructure in Wickham (an area identified at risk<sup>26</sup>) and development management policy DM17 on site development principles.
- 5.59 It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on climate change and flooding. Given the strategies provided in the Local Plan, it is considered that there is the potential for long-term indirect positive effects on climate change, through the promoted shift towards more sustainable lifestyles. As the Local Plan directs development away from the most sensitive water environments, its effect is considered to be neutral. There is the

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<sup>26</sup>Halcrow Group Ltd (2007) Winchester City Council Strategic Flood Risk Assessment for Local Development Framework – Main Report [online] <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/strategic-flood-risk-assessment-2007/> [accessed August 2014]

potential for minor positive effects on flooding through the safeguarding of land for future flood management.

### ***Appraisal of Site Allocations***

- 5.60 All of the site allocations were considered likely to increase traffic and therefore have minor indirect negative effects on climate change through increased emissions of greenhouse gases. It is considered that there is suitable mitigation provided through Core Strategy and Development Management Policies and available at the project level to ensure that there will be no major negative effects.
- 5.61 The majority of the proposed site allocations are not within areas of medium to high flood risk; however there is the potential for increased flood risk from surface water runoff, exacerbated by the number of sites that are Greenfield and likely increase in the amount of impermeable surfaces. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies (for example CP17 that requires SUDs where appropriate) and available at the project level to ensure that there will be no major negative effects. The sites north of The Lakes in Swanmore (Site Refs 340, 2505 & 2464, Policy Ref SW2) are located within an area of medium to high flood risk, the policy seeks to deliver up to 140 new dwellings in this area, and provides suitable mitigation to ensure that there will be no major negative effects. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.62 Growth in the District is likely to lead to minor long-term negative effects on climate change and flooding, through the loss of greenfield land, and the likely increase in population, waste, traffic and transport and impermeable surfaces. It is considered that the Local Plan provides sufficient mitigation to reduce these impacts, and ensure no long-term major negative effects on climate change and flooding. As the Local Plan promotes a shift to a low carbon economy and environment, and more sustainable lifestyles, it is considered that there is the potential for long-term positive cumulative effects on climate change.
- 5.63 The policies seek to ensure that development is directed away from areas of flood risk, that flood risk is not increased or displaced as a result of development, and that SuDS are incorporated to manage surface water. It is considered that the cumulative effect on flooding is likely to be neutral, given the mitigation measures provided, with a potential for minor positive cumulative effects through the safeguarding of land for future flood management. It is also recognised that these effects are dependent on the implementation of the mitigation measures outlined.

### ***Interrelationships with other Topics***

- 5.64 The nature and significance of effects on climate change and flooding is closely linked to housing, employment and transport. Flooding is also closely linked to communities and human health as well as water quality. Increased

flood risk can have negative effects on human health as well as indirect negative effects on water quality and the economy.

### **Water Resources and Water Quality**

SEA Directive Topics: Water  
NPPF paras 109-125

Relevant SA Objectives:

- SA Objective 7: To protect, enhance and manage water resources in a sustainable way

### ***Appraisal of the Draft Local Plan Part 2***

- 5.65 Any new development is likely to increase the amount of impermeable surfaces, and therefore negatively affect water quality through surface water runoff. The strategic policy CP17 on flooding, flood risk and the water environment, contained within LPP1 seeks to avoid development in the areas most at risk of flooding, avoid the displacement of flood risk effects, include the use of SuDS in new developments, protect and enhance water quality, and safeguard areas that may be required for current and future flood management.
- 5.66 These aims are supported through LPP2 by policy WK1 on drainage infrastructure in Wickham (an area identified as a sensitive receiving environment<sup>27</sup>) and development management policy DM17 on site development principles, which ensures adequate provision for drainage, sewage and SuDS.
- 5.67 LPP1 Policy CP11 on sustainable low and zero carbon built development also seeks to achieve a level 4 on the water aspect of the Code for Sustainable Homes in new residential developments, which has the potential for positive effects on water resources and quality.
- 5.68 It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on water resources and water quality. The use of SuDS and direction of development away from the most sensitive water environments has the potential for minor long-term positive effects on water resources and quality.

### ***Appraisal of Site Allocations***

- 5.69 Some of the assessed sites (Sandyfields Nurseries /Main Road, Colden Common, Site Refs 275 & 2495, Policy Ref CC1 and Land off Lovedon Lane / Basingstoke Road, Kings Worthy, Site Ref 365, Policy Ref KW1) are on a major

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<sup>27</sup>Halcrow Group Ltd (2007) Winchester City Council Strategic Flood Risk Assessment for Local Development Framework – Main Report [online] <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/strategic-flood-risk-assessment-2007/> [accessed August 2014]

aquifer of high vulnerability and considered likely to have a major negative long-term effect on water. Site 365 is considered to be of particularly high sensitivity as it is also located in a Zone 1 groundwater source protection zone and Nitrate Vulnerable Zone (NVZ). It is considered that there is suitable mitigation provided in the Core Strategy and Development Management policies, which is likely to reduce the negative effects to minor residual effects on site 365.

- 5.70 Further sites are also located in Nitrate Vulnerable Zones; Sandyfields Nurseries, Colden Common (Site Ref 275, Policy Ref CC1), Swanmore College of Technology (Site Refs 429 & 1836, Policy Ref SW1), Land North of Clewers Lane, Waltham Chase (Site Refs 2529 & 2288, Policy Ref WC2), Land east of Sandy Lane, Waltham Chase (Site Refs 1893 & 2566, Policy Ref WC3), and Land north and south of Forest Road (Site Refs 2567 & 1837, Policy Ref WC4). It is considered that there is appropriate mitigation provided through Core Strategy and Development Management Policies and at the project level to ensure that there will be no major negative effects at these sites.
- 5.71 The majority of sites are on Greenfield land where development is likely to increase the amount of impermeable surfaces and surface water runoff, with the potential for minor long-term negative effects on water quality. It is considered that there is suitable mitigation provided through the Core Strategy and Development Management policies to ensure that there will be no major negative effects on water quality. The detailed appraisal of site allocations is provided in Appendix VI.

#### ***Synergistic and Cumulative Effects***

- 5.72 The effects of development on water quality are dependent on the implementation of the proposed mitigation. There are sites highlighted within the Site Allocations SA which have a highly sensitive water environment, and are therefore highly dependent on mitigation measures to ensure no major negative effects arise. It is considered that appropriate mitigation exists (e.g. the inclusion of SuDS) to avoid significant effects.
- 5.73 Delivery of the projected growth will result in the loss of greenfield land, which has the potential for long-term cumulative effects on water quality and resources.

#### ***Interrelationships with other Topics***

- 5.74 The water environment is influenced by and affects a number of the topics considered through SA. Potential negative effects on water resources and water quality can also have indirect negative effects on communities and human health and the natural environment. Similarly, improvements to water resources and quality can also have benefits for these topics. Given that the appraisal has found that there is not likely to be negative effects on the water environment, so long as the mitigation provided is implemented effectively, it is considered unlikely that there would be any major indirect negative effects on any other topics.

### **Natural Environment (Landscape, Flora and Fauna and Soils)**

SEA Directive Topics: Biodiversity, Flora, Fauna, Soil and Landscape  
NPPF paras 17, 79-92 & 109-125

Relevant SA Objectives:

- SA Objective 11: To conserve and enhance biodiversity
- SA Objective 13: To protect and enhance the character and quality of the landscape of Winchester District

### ***Appraisal of the Draft Local Plan Part 2***

#### **Landscape**

- 5.75 The strategic policies of LPP1 seek to; restrict development in the countryside, secure new open space (policy CP7 sets out the open space standards for new development) and improve existing open spaces, ensure that design responds to the general character of an area, protect and enhance the green infrastructure network, and protect the South Downs National Park.
- 5.76 The policies of LPP2 support these goals. Numerous allocated residential development sites require open space in the strategic development policies, for example Policy KW1 - Lovedon Lane Housing and Open Space Allocation. Policy DM5 protects existing open areas of value, and policy DM6 supports policy CP7 by again setting out parameters for open space provisions in new developments. Policy DM15 on Local Distinctiveness highlights the key landscape characteristics that should be respected in new developments.
- 5.77 Further to this, the LPP2 seeks to protect the best and most versatile agricultural land, and seeks to protect and enhance the rural environment, including the landscape character and special trees, hedgerows and ancient woodlands (Policies DM23 & DM24).
- 5.78 Overall the level of anticipated growth is likely to have long-term negative effects on landscapes, however it is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects. The protection of the most valuable assets and character traits, and the provisions for new green spaces are considered likely to provide minor positive effects.

#### **Biodiversity**

- 5.79 The LPP1 strategic policy CP16 on Biodiversity protects sites of international, national and local nature conservation values, and seeks to enhance existing biodiversity. The policy works alongside the UK Biodiversity Action Plan (BAP) to deliver the BAP targets, and avoid adverse impacts on sites, including fragmentation. This is supported by LPP2 policies like DM15 on Local Distinctiveness which seeks to protect the special qualities and features of

areas of ecological importance, and DM24 protecting Special Trees, Hedgerows and Ancient Woodlands.

- 5.80 Overall, the level of anticipated growth could have a negative effect on biodiversity as a result of the loss of greenfield land, however it is recognised that there is also the potential for positive effects for example in housing development that may contain species rich gardens. It is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on biodiversity. Policies to enhance biodiversity are considered likely to lead to minor long-term positive effects on biodiversity.

### **Soils**

- 5.81 The Hampshire Minerals and Waste Plan<sup>28</sup> allocates safeguarded land for minerals deposits, and ensures soils and minerals of value to the District are protected. This allows for future access to deposits when required.
- 5.82 The supporting text within the Development Management document avoids the loss of the best and most versatile agricultural land, and directs development to areas of lower land quality. Policy DM21 also promotes the remediation of contaminated land, which has the potential for minor long-term positive effects on soils. Growth of the District is likely to result in the loss of large areas of greenfield land and some of the best and most versatile agricultural land, which has the potential for long-term negative effects, however it is considered that suitable mitigations exists within the policy framework to ensure that there will be no major negative effects on soils.

### ***Appraisal of Site Allocations***

#### **Landscape**

- 5.83 The majority of the proposed site allocations will lead to the loss of Greenfield land and have the potential for negative effects on landscape through the introduction of development into a currently undeveloped area. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies and available at the project level to ensure that there will be no major negative effects. However, there is still an element of uncertainty until project level studies and assessments have been carried out. The nature and significance of the effect will be dependent on the final scale, layout and design of proposed development and the sensitivity of the receiving landscape.
- 5.84 A number of site allocations are located outside of settlement boundaries and these have the potential for a greater negative effect on landscape, compared to those within and/ or adjacent to Settlements, as they could lead to the coalescence and degradation of settlement character and

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<sup>28</sup> Hampshire Minerals and Waste Plan (2013)  
<http://documents.hants.gov.uk/mineralsandwaste/HampshireMineralsWastePlanADOPTED.pdf>  
[accessed August 2014]

distinctiveness. However, this is mitigated by LPP1 Policy CP18 which seeks to protect identified Settlement Gaps.

- 5.85 Development at the Glebe (Site Ref: 2438) in Wickham (an allocated site within Policy WK3) could result in major negative effects on the landscape, as the site forms part of the setting to South Downs National Park and part of the historic river valley crossing location. It is considered that there is suitable mitigation provided through Core Strategy and Development Management Policies and available at the project level to address negative effects and ensure that they are not significant. There is an opportunity to strengthen Policy WK3 and further reduce the significance of any negative effects by protecting; significant views (e.g. by determining a maximum storey number / height for development in this area), hedgerows and tree lines, and by highlighting the connection between the site and the National Park / River Valley Crossing.
- 5.86 Sites within policies BW2 (Priory Park Site Ref: 2572), BW3 (The Vineyard Site Ref: 356), SHUA2 (Little Park Farm Site Ref: 2583), and SW2 (North of The Lakes Site Ref: 2464) could result in the loss of GI assets, however this is mitigated within the policy wording in most policies, which ensures that open space is retained or created and any designated habitat protected or enhanced; thus reducing the significance of the effect. Policy SHUA2 could be expanded to ensure that mitigation for the loss of priority habitats is required to enhance benefits.
- 5.87 The appraisals have identified a number of Tree Preservation Orders within proposed site allocations which should be further protected through appropriate policy wording. This form of mitigation is expressed within policies WK2 and WK3 but is not expressed within policies BW3, BW4 and BW5. However, this is mitigated through the LPP2 Policy DM24, which seeks to retain special trees.
- 5.88 It is considered that there is sufficient mitigation provided through the Local Plan policies to ensure that there will be no major negative effects on Landscape.

### **Biodiversity**

- 5.89 The majority of the proposed site allocations were considered unlikely to have major negative effects on biodiversity. It is considered that there is suitable mitigation provided through Core Strategy and Development Policies and available at the project level to ensure that there will be no major negative effects. However, there is still an element of uncertainty until project level studies and assessments have been carried out. The nature and significance of the effect will be dependent on the final scale, layout and design of proposed development and the sensitivity of the receiving landscape.

### **Soils**

- 5.90 The following sites have been identified as having the potential to result in the loss of best and most versatile agricultural land (Grade 3a and above):

Albany Farm, Bishops Waltham (Site Ref: 1877, Policy Ref: BW4), Sandyfields Nurseries, Colden Common (Site Ref: 275, Policy Ref: CC1), Land off Lovedon Lane / Basingstoke Road, Kings Worthy (Site Ref: 365, Policy Ref: KW1), and East of Winchester Road, Wickham (Site Ref: 1909, Policy Ref: WK2). This has the potential for a long-term negative effect on soil.

- 5.91 A small area of one allocation site is located on safeguarded mineral deposits; East of Winchester Road (Site Ref 1909, Policy Ref WK2) There is a potential for conflict between development at this site and the strategic policy aims of the Hampshire Minerals and Waste Plan, and potential for short term negative effects (especially on health) should mineral extraction occur after the proposed housing development on these sites. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.92 The level of growth proposed through the Local Plan has the potential for major long-term negative effects on the natural environment. To address this, the Local Plan seeks to direct development away from the most sensitive receiving environments, support the enhancement of existing natural environments, and provide new open spaces within development proposals and site allocations. The mitigation provided by the plan policies and available at the project level should reduce negative effects to ensure that they are not significant for the landscape, biodiversity or soils; however the overall cumulative effect of the Local Plan remains uncertain. The Local Plan will lead to the loss of large areas of greenfield land, and is likely to lead to loss of some areas of the best and most versatile agricultural land.

### ***Interrelationships with other Topics***

- 5.93 The natural environment is influenced by and affects a number of the topics considered through SA. Potential negative effects on the natural environment can also have indirect negative effects on communities and health, climate change and flooding, air quality and water resources and water quality. Similarly, improvements to the natural environment can also have benefits for these topics. It is considered that there is sufficient mitigation available through the local plan, and at the site level to ensure that there will be no major indirect negative effects on any other topics.

#### **Cultural Heritage**

SEA Directive Topics: Cultural Heritage  
NPPF paras 126-141

Relevant SA Objectives:

- SA Objective 12: To protect and enhance built and cultural heritage



### ***Appraisal of the Draft Local Plan Part 2***

- 5.94 LPP1 Policy CP20 seeks to conserve and enhance the historic environment, including by supporting Conservation Areas with appraisals and management plans, and supporting new development that enhances built or natural landscapes and local distinctiveness.
- 5.95 LPP1 policy CP20 is supported by LPP2 Policy DM15 on Local Distinctiveness. The policy identifies the key characteristics of the historic environment, and assigns weight to the Landscape Character Assessment and adopted Design Statements within the Local Development Framework. The policy also considers the cumulative effect of development on the character of an area whilst obtaining sustainable growth.
- 5.96 LPP1 is further supported by Development Management policies in LPP2, which afford extra protection to sites of cultural heritage. For example Policy DM25 ensures that any development that may impact a historic park or landscape is overcome through the provision of a positive conservation strategy and management plan, that also ensures sufficient funding is available for long-term management and maintenance. Policies DM26 and DM31 ensure that sites are cross referenced to the Winchester Historic Environment Record and archaeological assessments are undertaken where required. Policies DM27, DM28, DM29, and DM30 give directions and criteria for development in and around historical assets, including Conservation Areas and Listed Buildings. Policy DM31 provides a Local List of heritage assets, and Policy DM32 seeks to protect undesignated heritage assets. Extra attention is also given to character building shopfronts through Policy DM33, and development that can detract from the historic character, for example Policy DM34 on signage.
- 5.97 In combination the policies, which also assign weight to supporting documents within the Local Development Framework, provide suitable mitigation to ensure that there will be no major negative effects on cultural heritage.
- 5.98 Development of growth has the potential for both positive and negative effects on heritage, as it is dependent on site level details, including the response to the context, and the sensitivity of design. Therefore, there remains an element of uncertainty; however it is considered that the combination of various policies provide suitable mitigation to ensure that there will be no major negative effects on cultural heritage.

### ***Appraisal of Site Allocations***

- 5.99 Most sites are not considered to have any negative effect on the historic landscape. One site; Land at The Glebe, Wickham (Site Ref 2438, Policy Ref WK3) is located close to historic assets; the land at The Glebe is in close proximity to Listed Buildings. Further to this some sites are within or adjacent to the Winchester Town Conservation Area (for example Silver Hill and Station Approach). It is considered that there is suitable mitigation provided through the Core Strategy and Development Management policies to ensure that

there will be no major negative effects. The Local Plan seeks development that supports the enhancement of the historic landscape which has the potential for minor positive effects.

- 5.100 It is considered that sites may have potential effects on archaeology, however an element of uncertainty still exists until project level studies and assessments have been carried out. The nature and significance of the effect will be dependent on the final scale, layout and design of proposed development and the sensitivity of the receiving landscape. It is considered that there is suitable mitigation through Core Strategy and Development Management policies to ensure that there will be no major negative effects. The detailed appraisal of site allocations is provided in Appendix VI.

### ***Synergistic and Cumulative Effects***

- 5.101 Overall the Local Plan seeks to protect and enhance heritage, as well as avoid development that would have an impact on the significance of heritage assets. It seeks to direct development away from the most sensitive receiving environments, and towards areas with the least constraint. Whilst it is recognised that development has the potential for negative effects on heritage, it is also recognised that there is the potential for positive effects by enhancing assets, locations and access. It is considered that there is suitable mitigation available through the Local Plan and supporting policy framework to ensure that there will be no major long-term negative cumulative effects on heritage.

### ***Interrelationships with other Topics***

- 5.102 Heritage has links to a number of other topics as it can be affected by housing and employment, as well as the natural environment and climate change and flooding. The protection and enhancement of heritage assets can also have indirect positive effects on communities and health.

#### **Waste and Recycling**

SEA Directive Topics: Material Assets  
NPPF para 5

Relevant SA Objectives:

- SA Objective 8: To ensure sustainable waste management

### ***Appraisal of the Draft Local Plan Part 2***

- 5.103 The delivery of the growth outlined in the Local Plan has the potential for short to long-term negative effects on waste. In the short-term waste will be created during construction and in the long-term as a result of additional households and employment areas generating waste day to day.

- 5.104 LPP2 Policy DM17 outlines site development principles and ensures well designed provisions for refuse and recycling. Policy DM19 sets standards for environmental quality in line with national statutory standards. Further to this Policy DM21 ensures that no unacceptable impacts arise as a result of development on contaminated land, seeking investigations and assessments to be carried out to current industry best practice guidelines.
- 5.105 Hampshire County Council, has also adopted the Hampshire Minerals and Waste Plan<sup>29</sup> in partnership with Portsmouth City Council, Southampton City Council, New Forest National Park Authority and the South Downs National Park Authority. This plan covers the Winchester District area and outlines the strategic approach, policies, and site allocations to guide the future direction of waste management and minerals extraction. The policies contained within this plan seek to provide sustainable minerals and waste development, protect Hampshire's communities and environment, and support Hampshire's economy. This includes safeguarding certain minerals and waste sites.
- 5.106 The policies within the Local Plan are supported by the joint Minerals and Waste Plan, it is considered that in combination the two plans provide sufficient mitigation to ensure that there will be no major negative effects on waste and recycling.

#### ***Appraisal of Site Allocations***

- 5.107 The site allocations were appraised as all having the potential for a minor negative effect on this topic through waste created in the short-term during construction and in the long-term as a result of additional households or employment generating waste day to day. It is considered that there is suitable mitigation provided through the joint Hampshire Minerals and Waste Plan, Core Strategy and Development Management policies to ensure that there will be no major negative effects. This could be supported through the requirement for a Waste Management Plan to accompany development proposals, which also allocate sufficient space for recycling opportunities.
- 5.108 A small area of one site is located on safeguarded mineral deposits; East of Winchester Road (Site Ref 1909, Policy Ref WK2). There is a potential for conflict between development at this site and the strategic policy goals of the Hampshire Minerals and Waste Plan, and the potential for short term negative effects (especially on health) should mineral extraction occur after the proposed housing development on these sites. The detailed appraisal of site allocations is provided in Appendix VI.

#### ***Synergistic and Cumulative Effects***

- 5.109 The Local Plan is considered to have the potential for minor negative cumulative effects on waste and recycling through the provisions for growth. Local Plan policies expect adequate provisions for refuse and recycling to prevent any major negative effects. The provisions for joint working across

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<sup>29</sup> Hampshire Minerals and Waste Plan (2013)  
<http://documents.hants.gov.uk/mineralsandwaste/HampshireMineralsWastePlanADOPTED.pdf>  
[accessed August 2014]

local authority boundaries has the potential for a minor long-term positive cumulative effect through effective and more sustainable waste management and planning at a wider scale.

***Interrelationships with other Topics***

- 5.110 There are not considered to be any strong links to other topics given that significant negative or positive effects on waste and recycling are unlikely.

## 6.0 SA OF THE PRE-SUBMISSION LOCAL PLAN PART 2 (2015)

### Introduction and Method

- 6.1 The Draft Local Plan Part 2 and accompanying SA Report were published for consultation from October to December 2014. Following the consultation and review of the representations received, the Council has proposed a number of changes, deletions and additions to the Plan. Government Guidance<sup>30</sup> advises that updating to the SA should be considered only where appropriate and proportionate to the level of change being made to the plan. The proposed changes, deletions and additions from the Draft LPP2 to the Pre-Submission LPP2 were subject to SA screening to determine whether they would significantly affect the findings of the SA carried out in 2014. A change was considered significant if it substantially altered the Plan and/or was likely to give rise to significant effects. The summary findings of the SA screening of changes are set out below in this Section with the detailed screening table provided in Appendix VII of this Report.

### Consultation

- 6.2 Nine representations were received in relation to the SA of the Draft LPP2 2014. These have been considered in the preparation of this SA Report, informed the preparation of the Pre-Submission LPP2, and are detailed in Appendix II, together with responses to the concerns raised.

### Plan Changes, Deletions and Additions

- 6.3 The majority of the changes since the publication of the Draft Local Plan in 2014 are associated with provision of improved clarity as well as reflecting updated evidence and consultation responses received. Some of the key changes to date are as follows:
- New Policy WIN 11 supports the role of the Winnall Area as one of the main employment areas in Winchester Town, and expands the potential employment uses that will be supported in the area.
  - Policy CC2 (Travellers' Site) has now been replaced with a new site allocation policy (Clayfield Park Housing Allocation). Policy CC2 now proposes the delivery of 53 dwellings at land at Clayfield and adjoining Avondale Park, Main Road (SHLAA Refs 888 & 889).
  - Policy SW1 - has now been deleted as the site has been granted planning permission and is now under construction.
  - New Policies SHUA2 & SHUA3, which seek to try and develop the small areas within the existing employment areas of Solent 1 and 2.
  - New Policy SHUA5 - safeguards land for the construction of the Botley Bypass.

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<sup>30</sup> Department for Communities and Local Government (2014) National Planning Practice Guidance - Strategic Environmental Assessment and Sustainability Appraisal. Available online: <http://planningguidance.planningportal.gov.uk/blog/guidance/>

## Screening of Changes for SA

- 6.4 The summary findings of the SA screening of changes are set out below with the detailed screening table provided in Appendix VII of this Report. The findings are structured according to the key Chapters and settlements provided in the Plan.

### Winchester Town

- 6.5 The screening found that some of the additional text may help to reduce the significance of negative effects - for example the now approved walking and cycling strategies can support sustainable transport modes and encourage a modal shift - as a result of development at these sites through the provision of additional mitigation. A new policy has been added that supports the role of the Winnall Area as one of the main employment areas in Winchester Town, and expands the potential employment uses that will be supported in the area, which has the potential for a long-term positive effect against SA Objective 4. There are also likely to be minor positive effects for a number of other SA Objectives, including those relating to communities. It is not considered that this policy is likely to have any significant effects and therefore does not significantly affect the findings of the previous SA work. Overall, the changes to policies do not significantly affect the findings of the previous SA work.

### Market Towns and Rural Area

#### *Bishop's Waltham*

- 6.6 The screening found that some of the additional policy text may help to reduce the significance of negative effects - on heritage for example - as a result of development at these sites through the provision of additional mitigation. This includes specific reference to avoiding unacceptable impacts on the historic significance of the Bishops Palace, Park Lug and Palace Deer Park. However, overall the changes do not significantly affect the findings of the previous SA work.

#### *Colden Common*

- 6.7 The screening found that the majority of changes, including to Policy CC1 do not significantly affect the findings of the previous SA work. The previously proposed Traveller site (SHLAA Ref 2498) and newly proposed Clayfield Park housing allocation (SHLAA Refs 888 & 889) were both previously considered through the SA process, with the findings of this work presented in Appendix VI of the SA Report published in September 2014.
- 6.8 The SA found that development at the previously preferred site (SHLAA Ref 2498) could have negative effects against SA Objectives 1 (Building Communities) and 2 (Landscape & Soils) as it is remote from existing facilities and development would result in loss of greenfield land outside the settlement boundary, which could have negative effects on the character of the landscape.

- 6.9 Part of the new Clayfield Park Housing Allocation (SHLAA Ref 888) was found by the SA to have the potential for positive effects against SA Objective 2 (Landscape & Soils) as it contains brownfield land and is less sensitive in terms of landscape compared to other options. However, it should be noted that the site now proposed through Policy CC2 includes an extension to SHLAA site 888, to incorporate further land to the north of the site, which was not previously considered through the SA process. The request for an extension to the site arose through the consultation on the Draft LPP2 in 2014.
- 6.10 The extension to the site incorporates an area that is predominantly greenfield land; which has the potential for minor negative effects on the townscape, green infrastructure and soils, as well as indirect negative effects on communities. The extra land extends into a Groundwater Source Protection Zone and overlies a Minor Aquifer with High Vulnerability; development therefore has the potential for minor negative effects on water quality. Despite this, the additional land is unlikely to lead to any further significant effects (over and above those already identified in the 2014 SA findings for SHLAA site 888) in regards to the SA topics of housing, economy and employment, transport, health, flood risk, climate change, waste, biodiversity (including the River Itchen SSSI), heritage, pollution and minerals. It is therefore considered that the previous SA findings for SHLAA site 888, presented in Appendix VI of the SA Report (September 2014) still remain valid.
- 6.11 As the Council intends to produce a separate Gypsy and Traveller DPD to meet identified needs and allocate sites, the removal of the Traveller site is not considered likely to have any significant effects in relation to meeting the needs of all residents or equalities.

### ***Kings Worthy***

- 6.12 The screening found that the proposed changes are not likely to significantly affect the findings of the previous SA work.

### ***New Arlesford***

- 6.13 The screening found that some of the additional text may help to reduce the significance of negative effects – for example, the requirement for any proposal at The Dean to be accompanied by a contamination assessment - as a result of development at these sites through the provision of additional mitigation. However, overall the changes do not significantly affect the findings of the previous SA work.

### ***Swanmore***

- 6.14 The screening found that the majority of the proposed changes are minor and that they are not likely to significantly affect the findings of the previous SA work. Policy SW1 has been deleted as the site has now been granted planning permission and is under construction. The SA found in Appendix VI of the SA Report (September 2014) that development at the site could result of the loss of a district sports pitch which could have significant negative

cumulative effects on SA Objective 14. The significance of the cumulative negative effects has now been slightly reduced; however, not significantly changed, as replacement provision was provided as part of the application for the site (Application Ref: 12/02419/HCS).

- 6.15 The site was also considered to have the potential for cumulative negative effects on the water environment as it is located on aquifers of high vulnerability. The granting of planning permission means that there is sufficient mitigation to ensure that there will be no significant adverse effects on the water environment as a result of development. While this may slightly reduce the significance of the cumulative negative effects identified against SA Objective 7 for Swanmore in Appendix Vi of the SA Report (Sept 2014); it does not amend the overall level of significance identified. Overall, the screening found that the removal of this policy is not considered to significantly affect the findings of the previous SA work.

#### ***Waltham Chase***

- 6.16 Overall, the screening found that the proposed changes do not significantly affect the findings of the previous SA work. The changes help to strengthen Policies WC1 and WC4 by potentially reducing the significance of negative effects in relation to soils and biodiversity.

#### ***Wickham***

- 6.17 Overall, the screening found that the proposed changes do not significantly affect the findings of the previous SA work. The changes made to Policy WK1 have the potential to strengthen it as it is now consistent with the findings of the Wickham Flood Investigation Report and Wickham Drainage Area Plan.

#### ***Denmead***

- 6.18 The screening found that the proposed changes are not considered likely to significantly affect the findings of the previous SA work.

#### **The Smaller Villages & Rural Area**

- 6.19 The screening found that the proposed changes are not considered likely to significantly affect the findings of the previous SA work.

#### **South Hampshire Urban Areas**

- 6.20 New Policies SHUA2 and SHUA 3 seek to try and develop small areas within two existing employment parks that remain undeveloped. The policies therefore essentially seek the retention of these areas for employment purposes. This is considered positive for SA Objective 4 (Economy and Employment); however, overall it is not likely to result in any effects of significance with regard to the SA.
- 6.21 At this stage new Policy SUAH5 does not propose the delivery of the Botley Bypass, only the safeguarding of land for its construction if necessary, as it is a



long term aspiration of both Hampshire County Council and Eastleigh Borough Council. The safeguarded route is located approximately 700m from the Solent Maritime SAC, Solent & Southampton Water Ramsar Site, and Solent & Southampton Water SPA. It is also in close proximity to two Listed Buildings and partially lies within a flood risk area. The development of the bypass therefore has the potential for negative effects on SA Objectives relating to biodiversity, heritage and flooding; however, it is likely that there is suitable mitigation available to ensure that these effects are not significant. The delivery of the bypass could also have positive effects on some SA Objectives, including those relating to traffic and climate change as it would help to reduce traffic congestion in the surrounding areas.

- 6.22 As the Plan is currently only safeguarding the land for the future, it is not considered that the addition of Policy SUA5 significantly affects the findings of the previous SA work. If the policy was amended in the future to propose the delivery of the bypass then further consideration would be need to be given through the SA and potential alternatives considered and appraised if reasonable. It is important to note that any proposal for the development of the bypass would be subject to project level EIA and most likely HRA, which would ensure that there are no adverse effects.
- 6.23 The remaining changes are all considered minor and do not significantly effect the findings of the previous SA work set out in Section 5.

#### **Development Management Policies**

- 6.24 The screening found that the proposed changes are minor and do not significantly affect the findings of the previous SA work set out in Section 5. Some of the additional text to policies may help to reduce the significance of negative effects - on heritage for example - through the provision of additional mitigation.

#### **Updated SA Findings for the Pre-Submission LPP2**

- 6.25 The screening found that overall the proposed changes, deletions and additions do not significantly affect the findings of the previous SA work. The majority of the changes since the publication of the Draft Local Plan in 2014 are associated with provision of improved clarity as well as reflecting updated evidence and consultation responses received. It is therefore considered that the SA of the Draft Local Plan presented in Section 5 of this Report still remains valid.

#### **Updated Habitats Regulations Assessment (HRA) (2015)**

- 6.26 The proposed changes, deletions and additions from the Draft LPP2 to the Pre-Submission LPP2 were also subject to HRA screening to determine whether they would significantly affect the findings of the HRA carried out in 2014. The screening found that the changes do not significantly affect the findings of the Draft LPP2 HRA Screening Report (September 2014). The findings of this work are presented in a separate Pre-Submission LPP2 HRA Screening Report (September 2015).

## 7.0 IMPLEMENTATION & MONITORING

### Introduction

- 7.1 This section discusses indicators and targets to help monitor the sustainability effects of the Local Plan. Targets and/or indicators for each sustainability objective have been identified (from the SA Framework) to provide a suggested list for discussion, and refined further to consider the significant sustainability effects of the plan, as required by the SEA Directive/Regulations.

### Monitoring Requirements

- 7.2 The SEA Regulations require that the SA develops measures for monitoring the significant effects of the Local Plan. Current SA guidance states that monitoring will enable Local Planning Authorities 'to identify unforeseen adverse effects at an early stage and to enable appropriate remedial actions<sup>31</sup>.' Government Guidance also requires that the monitoring results from the SA 'should be reported in the local planning authority's Monitoring Report<sup>32</sup>.'
- 7.3 The aim of SA monitoring is to set a framework to show whether progress is being made towards sustainable development throughout the Local Plan's period. This section discusses indicators and targets to help monitor the sustainability effects of the Local Plan. Targets and/or indicators for each sustainability objective have been identified (from the SA Framework) to measure the significant sustainability effects of the plan, as required by the SEA Directive. Additional suggestions from consultees have been included.
- 7.4 Monitoring arrangements should be designed to:
- highlight significant effects;
  - highlight effects which differ from those that were predicted;
  - and provide a useful source of baseline information for the future.

### SA monitoring proposals for the Winchester Local Plan - Part 2

- 7.5 Planning legislation requires local planning authorities to produce Monitoring Reports, which should include the findings of SA monitoring. Accordingly, the monitoring strategy for the SA should be integrated with the Local Plan MR. When preparing the Local Plan MR, Winchester City Council will consider this SA chapter to ensure recommended monitoring proposals are included, where practicable.

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<sup>31</sup> Department for Communities and Local Government (2014) National Planning Practice Guidance Strategic Environmental Assessment and Sustainability Appraisal. Online at <http://planningguidance.planningportal.gov.uk/blog/guidance/> [accessed March 2014]

<sup>32</sup> Department for Communities and Local Government (2014) National Planning Practice Guidance Strategic Environmental Assessment and Sustainability Appraisal. Online at <http://planningguidance.planningportal.gov.uk/blog/guidance/> [accessed March 2014]

7.6 The proposed Local Plan monitoring strategy should:

- Clearly set out who is responsible for the monitoring, as well as its timing, frequency and format for presenting results;
- By collecting new information, update and strengthen original baseline data, rectifying any deficiencies, and thereby provide an improved basis for the formulation of future plans;
- Establish a mechanism for action to enhance positive effects of the plan, mitigate any negative ones and assess any areas that were originally identified as containing uncertainty. The aim should be to keep the Local Plan working at maximum effectiveness for the benefit of the community; and,
- Empower all of the community by providing a clear and easily understandable picture of how actual implementation of the Local Plan is affecting the District. Is it moving the area towards or away from the more sustainable future we intended? Are any significant effects identified actually happening? Are any unforeseen consequences being felt? Are any mitigation measures that were proposed operating effectively?

7.7 Indicators aim to measure all relevant aspects of life in the District – social and economic as well as environmental. These are drawn from:

- Objectives and targets set out in the Local Plan– these will mostly be quantitative and may be expressed as maps, graphs, diagrams or percentages (e.g. number of AQMAs, % of renewable energy sourced in new developments etc.);
- Indicators already identified and used in the SA process, again mostly likely to be quantitative;
- Measures drawn from the baseline data collected during the early stages of the Local Plan or from the previous Local Plan and the SA (e.g. air quality, extent of wildlife habitats, need for affordable housing); and,
- Any other measures suggested by the community. These might be more qualitative (e.g. quality of life) and could be useful in enriching understanding and giving people a sense of ownership of the Local Plan.

7.8 The significant effects identified through the SA of LPP2 and their indicators are largely the same as those already being monitored under the LPP1 Monitoring Framework (Appendix D of LPP1). It is therefore considered that appropriate monitoring is in place to measure the progression of the identified effects through the existing monitoring framework.

7.9 An indicator has arisen through the HRA however, of recording the number of dwellings providing contributions within the Solent Recreation Mitigation Charge Zone, it is recommended that this is added to the existing monitoring framework.

## 8.0 CONCLUSIONS AND NEXT STEPS

8.1 The SA of the Winchester District's Local Plan Part 2 - Development Management and Allocations has appraised the effects of individual policies and allocations, as well as the overall effect of the plan, including cumulative and incremental effects. The SA has found that the LPP2 is likely to provide major long-term positive effects on the SA topics of Housing, Economy & Employment, Communities & Health and Transport & Accessibility. There is also the potential for minor negative effects on the topics of Air Quality, Water Resources and the Natural Environment.

### Significant Positive Effects of Local Plan Part 2

8.2 The SA found that the majority of policies and allocations are likely to have significant positive sustainability benefits for the Winchester District. The following table summarises the significant positive cumulative effects identified:

**Table 8.1: Significant Positive Effects of the Local Plan Part 2**

Key relevant SA Objective:	Positive effects identified:
Building Communities	The plan reflects the need to improve facilities for all sections of the community, by providing an inclusive approach to facilities provision for all with major significant positive effects. Measures are included to support rural economic development.
Housing	The plan will have major significant positive effects through meeting the housing needs of the District, particularly affordable housing needs, and in locations where housing is most needed.
Transport Climate Change	The plan responds to existing high levels of car ownership and accessibility issues, by including strong policies in support of public transport and through seeking to minimise out-commuting.
Biodiversity, Landscape & townscape, Water, Land and Soil	The plan recognises the distinctive landscape and biodiversity areas in the District, (including the National Park) and takes an approach to development that minimises impacts on these areas through steering development toward the more developed Winchester City and PUSH areas of the District.
Economy & Employment	The plan will have positive effects for the economic regeneration of existing centres and the promotion of regeneration in rural communities and market towns.
Sustainable Construction	The plan has a strong focus on sustainable design and construction, including ensuring high level compliance with codes for sustainable construction.

### Significant Negative Effects of the Local Plan Part 2

8.3 Alongside the many positive effects of the plan, potential negative sustainability effects were also identified. These primarily relate to the

increased residential and employment development proposed in the plan. Negative effects identified are summarised below:

**Table 8.2: Significant negative effects of the Local Plan**

Key relevant SA Objective:	Negative Effects & Mitigation identified:
Biodiversity Landscape & Townscape	<p>The cumulative effects of increased development, including housing, employment development, and other infrastructure. These effects include:</p> <ul style="list-style-type: none"> <li>▪ increased air pollution (local and regional);</li> <li>▪ direct land-take;</li> <li>▪ pressures on water resources and water quality;</li> <li>▪ increased noise and light pollution, particularly from traffic;</li> <li>▪ increased waste production;</li> <li>▪ potential loss of tranquillity ;</li> <li>▪ implications for human health (e.g. from increased pollution); and</li> <li>▪ incremental effects on landscape and townscapes.</li> </ul> <p>The overarching Development Strategy DS1, Strategic Allocations, and Core Policies have been strengthened such that strong mitigation measures are in place.</p>
Climate Change and Energy	<p>An increase in the District's contribution to greenhouse gas production- this is inevitable given the amount of new development proposed, and includes factors such as increased transportation costs, embodied energy in construction materials and increased energy use from new housing and employment development.</p>
Landscape & Townscape Building Communities	<p>Less tangible effects of significant physical, economic and social changes for local communities, including impacts on landscape, and community cohesion particularly in locations where there will be significant increases in development. The overarching Development Strategy DS1, Strategic Allocations, and Core Policies have been strengthened such that stronger mitigation measures are in place.</p>

8.4 This SA Report is published alongside the Winchester City Council's Pre-Submission Local Plan Part 2 - Development Management and Allocations DPD and will be subject to public consultation.

## GLOSSARY

<b>AONB</b>	Area of Outstanding Natural Beauty
<b>AQMA</b>	Air Quality Management Area
<b>BAP</b>	(UK) Biodiversity Action Plan
<b>BREEAM</b>	Building Research Establishment Environmental Assessment Methodology
<b>DPDs</b>	Development Plan Documents
<b>EEC</b>	European Economic Community
<b>EMP</b>	Environmental Management Plan
<b>EU</b>	European Union
<b>GI</b>	Green Infrastructure
<b>HRA</b>	Habitat Regulations Assessment
<b>JCS</b>	Joint Core Strategy
<b>LDD</b>	Local Development Documents
<b>LNR</b>	Local Nature Reserve
<b>MR</b>	Monitoring Report
<b>NPPF</b>	National Planning Policy Framework
<b>PRoW</b>	Public Right of Way
<b>PUSH</b>	Partnership for Urban South Hampshire
<b>SA</b>	Sustainability Appraisal
<b>SACs</b>	Special Areas of Conservation
<b>SEA</b>	Strategic Environmental Assessment
<b>SHLAA</b>	Strategic Housing Land Availability Assessment
<b>SINCs</b>	Sites of Importance for Nature Conservation
<b>SPAs</b>	Special Protection Areas
<b>SPD</b>	Supplementary Planning Document
<b>SSSI</b>	Site of Special Scientific Interest
<b>TPO</b>	Tree Preservation Order
<b>WCC</b>	Winchester City Council
<b>WDDF</b>	Winchester District Development Framework

## Appendix I: Statement on Compliance with the SEA Directive & Regulations

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- I.1 *An outline of the contents, main objectives of the plan and relationship with other relevant plans:*
- Section 1 of this SA Report sets out the contents and main objectives of the Local Plan Part 2. The relationship with other relevant plans is summarised in Section 3 and Appendix IV of this report.
- I.2 *The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan:*
- Section 3 of this SA Report summarises the relevant baseline conditions for sustainability (including the state of relevant environmental aspects) in the District. Appendix V sets out this information in more detail. The likely evolution of current conditions ('trends') is detailed in Appendix V where available.
- I.3 *The environmental characteristics of areas likely to be significantly affected:*
- Where relevant and available, information regarding particular areas has been included in Appendix V.
- I.4 *Any existing environmental problems which are relevant to the plan including, in particular, those relating to any areas of a particular environmental importance:*
- Section 3 of this SA Report summarises existing sustainability problems (including environmental problems) for Winchester City Council's District area.
- I.5 *The environmental protection objectives relevant to the plan and the way those objectives and any environmental considerations have been taken into account during its preparation:*
- Appendix IV of this SA Report provides the summary of objectives for sustainability in the Winchester area (including environmental objectives), and the implications of these objectives for the LDF.
- I.6 *The likely significant effects on the environment including on issues such as biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage including architectural and archaeological heritage, landscape and the interrelationship between the above factors. These effects should*

*include secondary, cumulative, synergistic, short, medium and long-term permanent and temporary, positive and negative effects:*

- The SA Framework of objectives presented in Section 2 of this SA Report shows which of the issues listed by the SEA Regulations are progressed by which SA Objectives. This assures that all of the issues are considered during the assessment of each part of the Core Strategy DPD, since each policy is assessed against each SA Objective.
- The likely sustainability effects of alternative sites are summarized in Section 4 with the detail provided in Appendix VI and VIII. The likely sustainability effects of implementing the Local Plan Part 2 (including environmental effects) are summarised in Sections 5 & 6 of this SA Report. Where possible, an indication of whether effects are likely to be cumulative, short, medium and long-term etc has been included.

1.7 *The measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan:*

- Where significant adverse effects, including environmental effects, have been predicted, the SA has sought where possible to identify means of offsetting these effects. These are detailed in Appendix VI, VII & VIII and summarised in sections 4, 5 & 6 of this SA Report.

1.8 *An outline of the reasons for selecting the alternatives dealt with, and a description of how the assessment was undertaken including any difficulties encountered in compiling the required information:*

- This work is summarised in Section 4 of this report. Details of how the assessment was undertaken are provided in Section 2 of this SA Report (appraisal methodology), and difficulties encountered in compiling information are summarised in Section 4 of this Report. The reasons for selection/rejection of potential site options are provided in Appendix IX of this SA Report.

1.9 *A description of the measures envisaged concerning monitoring:*

- Measures envisaged concerning the monitoring of the sustainability effects (including environmental effects) of implementing the Core Strategy are provided in Section 7 of this report.



I.10 *A non-technical summary of the information provided under the above headings:*

- The non-technical summary is set out at the beginning of this report.

## Appendix II: Summary of Responses to the SA

### Scoping

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
<b>Southern Water</b>			
		Following careful examination of the Scoping Report we have concluded that we have no comments to make.	Noted
<b>Portsmouth Water Ltd</b>			
		I confirm that we have no comments to make other than those expressed at our meeting on the 14 <sup>th</sup> August.	Noted
<b>Natural England</b>			
		We have considered the information provided in the Scoping Report and given particular attention to the likely effects on biodiversity, flora and fauna. We have also considered the likely effects on soil, water and landscape in so far as these are necessary to support biodiversity, flora and fauna and would like to make the following comments. This opinion is based on the information provided by you, and for the avoidance of doubt does not affect our obligation to advise on, and potentially object to any specific development proposal which may subsequently arise from this or later versions of the plan or programme which is the subject of this consultation, and which may have adverse effects on the environment.	Noted
Plans & Programmes Review	A.1.1 – Pg. 4	Sustainable Development and Environmental Policy  PPS7 – Sustainable Development in Rural Areas 2004 – reference should also be made to Government Policy on best and most versatile agricultural land within “Objectives, Targets and Indicators.”	Noted & Amended
	A.1.8 – Pg. 44	Water  The implications for the LDF should include maintaining and enhancing the natural habitats and species of the main rivers designated as SAC/SSSI.	Noted & Amended
	A.1.12 –	Communities and Health	

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
	Pg. 64	The implications for the LDF should include recognition of the importance of natural accessible green space in benefiting people's health and quality of life.	Noted & Amended
Proposed SA Framework	Table 6.1 – Pg. 31	Landscape and Soils  The SA objective should be "to protect the character and quality of the landscape of Winchester District and to <i>enhance where possible</i> ", to place greater emphasis on achieving landscape gains where possible.	SA Framework amended accordingly.
		Options/policies should be amended:  To include "to protect soil resources and manage in a sustainable way." "Conserve or enhance <i>the natural beauty</i> of the AONB, National Park, and locally designated landscapes."	SA Framework amended accordingly.
		With regard to the option/policy to "Prioritise the use of previously developed land to minimise Greenfield development", it should be recognised in the SA that sites will not be targeted for development without prior survey of their biodiversity and recreational potential, so that the impacts of development can be avoided or appropriate mitigation measures incorporated to protect biodiversity resources.	Noted.
		Possible indicators for the protection and management of soil resources are: <ul style="list-style-type: none"> <li>▪ Change in land use (ha) (e.g. from agriculture or other Greenfield use to housing, industry, minerals, recreation etc), by Agricultural Land Classification grade/soil type so that some measure of loss or change in soil function by area (ha) or volume (cubic metres) can be estimated;</li> <li>▪ New homes built on previously developed land;</li> <li>▪ Changes in area of sealed soils (permanent covering of the soil surface with an impermeable material e.g. concrete or tarmac)</li> <li>▪ Area of current mineral workings covered by restoration and aftercare conditions; and</li> <li>▪ Number of agreements/ha covered by ELS (could use number of soil management plans as measure also, or HLS resource protection options adopted).</li> </ul>	SA Framework amended accordingly.
<b>Environment Agency</b>			

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
Plans & Programmes Review		We would suggest the addition of a reference to the policy from the South East Plan, NRM3 on flood risk management.	Noted & Amended
		We would suggest the addition of a reference the Environment Agency's GP3: Groundwater Protection: Policy and Practice which replaces the 1998 Policy and Practice for the Protection of Groundwater. Parts 1 - 4 can be found on our external website. Part 4 includes the Policies, while Parts 1 - 3 give more background information on legislation and groundwater in general.	Noted & Amended
		This document should also reference Winchester City Councils Contaminated Land Strategy.	Noted. Document contained within the PP Review. Document
SA Scoping Report	3.17 & 5.5 – Pg. 16 & 21	These sections reference the elements of emissions reduction in view of climate change. However reference should be made to the adaptation and avoidance of these effects. For example locating new development in appropriate locations to avoid risks of flooding both now and for the lifetime of development.	Noted. Adaptation incorporated in SA Framework.
		Most relevant for the Winchester City Council area will be the climate change allowances presented in Annex B of PPS25 relating to sensitivities relating to peak rainfall intensities and Peak River flows. A shift in the seasonal pattern of rainfall is expected, with summer and autumn becoming much drier than at present, with the number of rain-days and average intensity of rainfall expected to increase.	This aspect covered by SFRA.
	Table 6.1 – Pg. 29	Water  We would suggest that under possible indicators <i>per capita consumption of 105 litres per head per day</i> is added in line with the South East Plan Policy CC4 and NRM1.	Noted – indicator for consumption per household proposed.
		We are pleased with the content of this table and should be mirrored as mentioned above in the text in sections 3.17 and 5.5. It mentions the adaptation element of spatial planning and flood risk. We would also ask that the principle of avoiding increases in flood risk to people and property through the application of PPS25 Development and Flood Risk.	Noted – referred to in SFRA.

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
	Table 6.1 – Pg. 30	Waste  We would suggest that you consider the Waste Hierarchy and not just recycling.	The elements of the waste hierarchy are covered in the decision-aiding questions (reduction, recovery and recycling within the SA framework ). The term 'Waste hierarchy' is less well understood by the public, so has been excluded.
		Climate Change  We commend the inclusion of adaptation to climate change within this section. Avoidance of inappropriate development in line with advice offered in PPS25 is equally important. This should ensure that spatial planning uses the correct approach to allocating development accounting for flood risk both today and for the lifetime of this development. The local Strategic Flood Risk Assessments completed by Atkins for the area of your authority within the PUSH sub-region, and Halcrow for the rest of your authority area will be important information tools in informing this decision making process.	SA Objective on water has been amended to include consideration of future flood risk under climate change scenarios.
		Sustainable Construction  We would recommend that the sentence "ensure the incorporation of energy efficiency measures" is amended to read 'ensure the incorporation of energy and water efficiency measures...'	SA Framework amended accordingly.
		Under the indicators section we would suggest it is stated that <i>as a minimum all development should obtain the code for Sustainable Homes Level 3 with regard to water efficiency.</i>	Indicators amended accordingly.
	Table 6.1 – Pg. 31	Biodiversity	Agree. Already addressed in

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
		We would advocate the implementation of green infrastructure.	Framework, but last bullet point also amended to 'network'.
	Objective 13 – Pg. 31	There should be an indicator to measure the amount of previously developed land bought back into beneficial use.	Indicators amended accordingly.
	Objective 15 – Pg. 32	The indicator only relates to surface water, groundwater should also be considered in this section.	SA Framework Indicator amended to include groundwater quality.
	3.15 – Pg. 15	Please amend <i>there are surface water storage reservoirs in Hampshire</i> . Please add that the River Itchen is designated a Special Area of Conservation under the Habitats Directive.	Noted, correction to storage water and identification of the River Itchen as an SAC in this text will be addressed in subsequent SA Reports.
Baseline	B.1.10 – Pg. 38	Rivers  Please amend to <i>there are above ground storage reservoirs in Hampshire</i> .	Noted – correction to text will be addressed in SA Report.
<b>Highways Agency</b>			
	Table 6.1 – Pg. 29	The HA support Sustainability Objective 5 'To increase accessibility; reduce car usage and the need to travel', as identified in Table 6.1. Whilst the percentage of passengers who travel on public transport is a good indicator to start measuring this transport objective, we think that additional indicators are added. Many of these indicators build upon the data that you have available as a baseline scenario.	Noted
		Some examples of traffic related indicators which you might consider adding to your SA may include, (but are not limited to): <ul style="list-style-type: none"> <li>▪ Percentage of people using sustainable modes of travel to work;</li> <li>▪ Distances people travel to work;</li> <li>▪ Percentage of out-commuting;</li> <li>▪ Percentage of in-commuting;</li> </ul>	Noted and SA Framework amended.

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
		<ul style="list-style-type: none"> <li>▪ Percentage using sustainable modes for school trips;</li> <li>▪ Percentage of development (including dwellings / employment and services) which is served by public transport and cycle / pedestrian routes;</li> <li>▪ The proportion of new development which is meeting its travel plan objectives; and</li> <li>▪ Car ownership within Winchester; and</li> <li>▪ The level of growth of traffic on key A-roads and motorways within Winchester.</li> </ul>	
		The HA would also suggest that parking standards within PPG13 are used as a maximum and where possible levels of car parking less than these should be adopted. It is understood that Winchester are proactively reducing the amount of car parking within the City and as I am sure you are aware, reducing the level of parking reduces the attractiveness of travelling by car.	Agreed. This is an issue for the LDF.
<b>English Heritage</b>			
Proposed SA Framework	Table 6.1 – Pg. 31	Inclusion of 'natural' is a distraction given Objective 11 deals with habitats, species etc.	Important to represent separately.
		The 'built' bit has a home under Objective 14 and the non-historic environment parts of culture are represented within Objective 2 under community needs / infrastructure.	Changed to read cultural-heritage under objective 12.
		Would it be clearer if the 'Heritage' section referred to 'To protect and where appropriate enhance the historic environment' with the first bullet question relocated and the second referring to 'protect and where appropriate enhance and increase access to the historic environment including buildings, areas, features and their settings'.	Agreed. Suggested changes included.
		Depending on how other questions pan out, one might make it clear that this is not just about designated sites, but also includes locally important. If townscape was added to landscape under Objective 13 that might be advantageous.	Townscape issues (buildings and settings) incorporated into the first decision aiding question for the Heritage Objectives (No 12) SA Framework.
<b>Cala Homes</b>			
		While we generally concur with the report, and in particular with the key sustainability	Agreed, where relevant

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
		issues identified in section 5, we suggest a slight change of emphasis is required in order to more accurately reflect circumstances in the District.	framework refers to local issues.
Key Sustainability Issues, Problems & Opportunities	5.7 – Pg. 21	<p>Affordable Housing</p> <p>Meeting those housing needs that are not met by the market by the provision of accommodation for rent and shared ownership is identified as a major consideration. The issue is in fact a much broader one of a chronic undersupply of all tenure types, of which the need for affordable housing is but a part. Indeed, it is the under-provision of market housing and the resulting mismatch between supply and demand that has contributed directly to soaring property prices and exacerbated the need for affordable housing.</p>	This is a matter for the LDF as informed by the housing market assessment.
		By its exclusion from the scoping report, market housing would appear to be regarded as unimportant or irrelevant to the promotion of sustainable development, with which we strongly disagree. We would urge the council to take a more holistic and balanced approach to the sustainability appraisal of housing provision.	Noted this is a matter for the LDF.
	5.8 – Pg. 21	<p>Local Employment</p> <p>The report rightly identifies the level of commuting both in and out of the District as a key issue and suggests this may be addressed by the provision of more local jobs for local people. However, we advocate that there is a reciprocal solution too, namely the provision of more local homes for the existing workforce, many of whom, due to the housing shortage mentioned above, are forced to live well beyond the district and commute ever longer distances to their places of work.</p>	Noted this is a matter for the LDF.
		Balancing housing and employment is a critical part of SA but there are two sides to the equation, and it may be more appropriate to place as much, or more, weight on housing provision as on the local economy. This is particularly the case in Winchester City, which displays an unusually high excess of jobs over local labour supply, where increasing employment further without substantially expanding housing provision will serve only to exacerbate the very imbalance the LDF should be aiming to redress.	Noted this is a matter for the LDF.
<b>Hampshire County Council</b>			



Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
Proposed SA Framework	Table 6.1 – Pg. 31	Potential other indicators for biodiversity could be (a) the loss/gain of Sites of Importance for Nature Conservation and/or (b) % SSSIs in favourable condition.	Amended
Appendix A		Under National sub-heading, should also include Countryside & Rights of Way Act 2000 (CROW) (which includes S.74 Priority Habitats and Species) and the Natural Environment and Rural Communities Act 2006, which extends the CROW biodiversity duty to public bodies and statutory undertakers to ensure due regard to the conservation of biodiversity.	CROW is contained within the PP Review. Noted & Amended
Appendix B		There is no mention of SINCs in the summary – as Winchester has 500 in its district, this is a considerable contribution to biodiversity in the district and merits a mention along with the other designated sites.	Noted & Amended
<b>Parish Council of Denmead</b>			
		<i>Are there any key policies, plans and programmes missing from the Review?</i>  The provision of Affordable Housing needs to be fully integrated within any sustainability survey.	Noted. The provision of Affordable housing is a matter for the LDF.
		Communities become unsustainable if nobody can afford to purchase property locally.	Noted. This is a matter for the LDF.
		<i>Are there any additional key sustainability problems, issues or opportunities relevant to spatial planning and the Winchester district area for which sustainability objectives should be developed?</i>  Public transport needs to be provided and fully integrated.	Noted. This is a matter for the LDF.
		It is no use identifying areas as suitable for sustainable development and citing available public transport as a qualifier if you then allow HCC to reduce subsidies which lead to the routes being withdrawn later.	Noted. Not a matter for the Sustainability Appraisal.
		Large amounts of concrete and tarmac will inevitably lead to flooding issues. Large areas laid to tarmac must be permeable to some degree.	Site level construction and development issues not relevant for the SA Framework/ Scoping report.
		<i>Is there any further information available that could be used to help measure whether sustainability objectives are being progressed?</i>	Noted. Affordable housing and transport

Section of Scoping Report		Consultee Comments/Responses	Enfusion Comments
		Housing affordability. Integrated Public Transport.	issues are incorporated in the SA Framework.
		<i>Which targets and indicators are most useful for future measurement of progress towards each sustainability objective?</i>  Affordability.	Yes. Included in indicators under housing objective.
<b>Olivers Battery Parish Council</b>			
		Could find no reference to play, sport, recreation or leisure among the key sustainability problems, issues and opportunities discussed. Surely we must recognise that recreation - from children's play, teenage sport, the great variety of adult cultural and leisure activities, to senior age walking, gardening or allotment holding - is a vital part of health and wellbeing for any sustainable community. Almost all leisure activities require land based facilities which should therefore be factored into the spatial planning system, while many activities are informal which means that provision must also be included in areas which have some other primary purpose, eg. housing.	Agree. Objective 2 amended to include recreational facilities, also refer to SA objective 6.
		It is fair to say that current provision in the Winchester District is not adequate in many areas. Initiatives such as the current WCC District Play Strategy illustrate identified need in one area, while financial pressures to reduce funding for cultural facilities such as the Theatre Royal and the Tower Arts Centre illustrate that trend is towards poorer provision in other areas. It is therefore imperative that a strategy be developed which ensures that land is made available for leisure activities and that most development includes some element of recreational use, whether that be an extended public realm within town centres, enclosed green space within housing developments, increased leisure access to countryside areas, or formal play and sport facilities. Any plan which does include this cannot be truly sustainable.	Agree. New decision-aiding question: Require design that promotes healthy lifestyles and increased physical activity.
<b>Swanmore Parish Council</b>			
		As this will be in stages we will wait until the next stage when the development and defining options will be clearer.	Noted.
<b>Winchester City Council Members</b>			
SA Scoping Report	Table 6.1 – Pg. 27	SA objective building communities - can the decision aiding question that relates to 'reduce social exclusion of disadvantaged groups' - include specific reference to	Not amended, may result in the exclusion of

Section of Scoping Report	Consultee Comments/Responses	Enfusion Comments
	gypsies and travellers	other groups.
	SA objective Housing - where we refer to 'provide a range of housing to meet the needs of specific groups (e.g. the elderly, disabled, young).....can gypsies and travellers be included within the list as they obviously have a very specific housing need?	Agreed. Amended.

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Summarised Comment	Response
<b>50085 - Natural England</b>	
<p>Query the appropriateness of aggregating all sites in a settlement into one row per SA objective in Appendix VI - SA of Potential Site Allocations, if the intention is to use the SA to differentiate between the sustainability of the various sites. The scores produced, being an aggregation of the sites concerned, cannot be used to differentiate between sites, and so it is unclear what purpose they serve.</p> <p>We also note that there appear to be a number of errors in site referencing in Appendix VI. For example "Only one site (2938) contains BAP priority habitats including lowland meadows and deciduous woodland. Site 365 also contains a SINC." (p 180) We believe these should refer to sites 2398 and 356 respectively.</p> <p>However, we do not regard these as being serious failings of the SA process.</p>	<p>Noted. The SA considered each site individually against the full SA Framework, identifying any significant effects, as required by the SEA Directive and Regulations, within the commentary for individual sites where necessary in Appendix VI. This is in accordance with the SEA Regulations (2004) that require information in the report to include the "likely significant effects on the environment..." (Schedule 2). This provides a comparative appraisal of all reasonable site options for that settlement or area. The 'scores' or 'significance criteria' reflect the cumulative effects of development at the proposed site options.</p> <p>The errors noted have been amended within Appendix VI.</p>
<b>50693 - Mr Read</b>	
<p>The analysis of the New Alresford section regarding the SA objectives is flawed - based on incorrect evidence.</p> <p>1 Building Communities - the local objections to the Plan are not recognised</p>	<p>Noted. Any representations received on the SA process are considered and responded to as part of the iterative and ongoing SA process.</p>
<p>4. Economy - the jeopardising of local employment by the redevelopment of The Dean and assumption they will be relocated on the green field site at Sun Lane is an untenable assumption</p>	<p>The detailed appraisal for the New Alresford site options has been updated ensure that the loss of existing employment at sites 2534 and 2535 is given appropriate consideration. Please see Section 6 and Appendix VI of this Report.</p>
<p>5. Transport - Sun Lane is not served by regular public transport, unlike alternative sites, and the local traffic congestion and inadequate highway access not recognised</p>	<p>Noted and disagree. The SA found in Appendix VI of the SA Report (Sept 2014) that, "all sites (except for 2533) are within a short walking distance (0 - 400m) of bus stops within New Alresford and the bus provides a regular service (Mondays to Fridays (approximately 6.00 am - 7.30 pm) and Sundays and Saturdays) to Winchester, Alton, Petersfield, Southampton and other villages and towns every 30-40 minutes".</p> <p>It also found that development at any of the site options, including Sun Lane, will increase traffic on surrounding roads, particularly during</p>

	construction, leading to short and long-term minor negative effects.
7. Water - there is local flooding at the SW corner of the Sun Lane site	Existing evidence from the Environment Agency does not indicate that there is any significant areas of flood risk on the Sun Lane site. It is considered that local surface water flooding can be mitigated at the site level through the development control process.
13. Landscape - the complete destruction to ex. planting on A31 embankment and subsequent exposure of the Sun Lane site is not noted. Also the major change to the setting of Alresford by the Sun Lane not considered.	The SA found that there is the potential for negative effects on the landscape as a result of development at the Sun Lane site.
The summary of the SA for New Alresford (para 4.23) has unreasonable judgements - contrary to Wednesbury rules - regarding the evidence. The Sun Lane site does not give rise to minor traffic impacts - over 2000 vehicles will be generated by the housing, employment and new A31 junction and a significant portion will be added to local inadequate residential streets.	The nature and significance of the effects identified through the independent SA are based on existing evidence and professional judgement.
Further ore there is no recognition of the loss of local employment caused by The Dean development	Noted. The detailed appraisal for the New Alresford site options has been updated ensure that the loss of existing employment at sites 2534 and 2535 is given appropriate consideration. Please see Section 6 and Appendix VI of this Report.
It should be further noted the SA is unbalanced and the 'iterative' process as required by Government guidance has not been undertaken  Accordingly the SA should be revised and based on better evidence particularly regarding the details now established especially regarding both the Sun Lane and The Dean sites. Moreover there should be a level playing field in assessing the different alternative with all examined with the appropriate detail	Noted and disagree. A fair, consistent and comparative appraisal of reasonable site options has been carried out, which meets the requirements of the SEA Directive and Regulations and is in line with extant government guidance.
Finally the SA is flawed in not considering the basic strategic options for the development of New Alresford I.e. a concentrated approach or dispersal	The alternative proposed by the Alresford Professional Group was not available when the SA of the draft LPP2 was undertaken. The SA considered the reasonable alternative sites available at the time which included some of these sites, but not all of the ones proposed by the Group. As part of the iterative and ongoing process the Alresford Professional Group alternative plan has been considered through the SA.
<b>51095 - Mr Pugh</b>	
The SA highlights the unsuitability of SHLAA site 365 for development.	Noted. The SA does not determine the suitability of a potential site option for development, it identifies likely significant effects against SA

	Objectives. It should be noted that SA is a tool to inform plan-making; it does not comprise the only reasoning for the selection or rejection of sites.
<b>51465 - Apache Capital</b>	
To provide a robust and transparent appraisal of the available sites, the SA should be revisited and each of the sites tested individually against the SA objectives and then compared to one another.	Noted and disagree. Please refer to the response for Rep 50085.
The SA should also test reasonable alternative strategies, including the option of exceeding the residual housing target to deliver wider community benefits.	<p>The Council's assessment of sites, which includes the initial SA of site options, resulted in the identification of 3 shortlisted sites that could potentially accommodate the housing requirement.</p> <p>Given the number of dwellings needed to meet the housing requirement, the choice was about selecting one of three possible alternatives rather than spreading development across the sites. The Council asked each of the three options to put forward their proposals for achieving wider community benefits (open space) and this has been achieved without exceeding the housing target). Extensive public consultation was carried out with the local community and the Lovedon Lane site received the most support.</p> <p>The SA is an iterative process and an Initial Sustainability Appraisal of Potential Allocations was undertaken in September 2013 to inform the site selection process. This was published and available for people to take into account during the process of consulting on potential sites. The SA of the draft Local Plan has also been published, as will future iterations.</p> <p>Site 2508 performs well on certain factors, such as proximity to the settlement and facilities/services, but shares some constraints with the Lovedon Lane site and has other additional constraints. The site therefore warranted inclusion as a shortlisted site, but it is not the case that technical evidence has been set aside or that excessive weight was given to public views rather than the SA. The public consultation concluded that the Lovedon Lane site best satisfied the criteria used for site selection and the technical assessment of the evidence supports this.</p>

	<p>The site promoter suggests that consideration should have been given to allocating a combination of sites. However, the amount of greenfield housing required in Kings Worthy is limited and each of the 3 shortlisted sites is already larger than needed to accommodate it. Spreading the housing over a combination of sites would be likely to reduce the ability of site promoters to provide infrastructure and offer the remainder of their sites as open space, which they all did. In addition, the part of the nearest site (Lovedon Lane) which has been identified as being suitable for development does not adjoin site 2508, so a combined development is unlikely to be desirable or feasible. Accordingly, site 2508 does not warrant allocation as a housing site either instead of, or in addition to, all or part of the proposed site at Lovedon Lane.</p> <p>The objectively assessed need was established in LPP1 for 'about' 250 dwellings and to significantly exceed this wouldn't be a reasonable alternative as it would conflict with the LPP1 strategy. LPP2 is planning for this need, not reviewing the level of growth to be provided at individual settlements. The Council therefore considers that at this time, there are no reasonable alternatives to the housing requirement for the individual settlements as set out in LPP1. The Council acknowledges that following the adoption of the Local Plan (Part 1 &amp; Part 2) a review may be needed in light of the outcomes of the PUSH Spatial Strategy (chapter 1, para 1.7/8). Any review of the Local Plan (including Part 1 &amp; Part 2) or the overall housing needs will need to be considered through the iterative and ongoing SA process.</p>
<p><b>51466 - Bloor Homes</b></p>	
<p>We note that, for both the SA published for the community consultation on the Local Plan Part 2, and the October 2014 update, the site options for Wickham have not been tested individually. Rather the assessment has been undertaken in a more general and discursive way. The SA should contribute to providing a clear audit trail in justifying the proposed strategy as the most effective option when considering the alternatives. Without individual assessment of the site options against the SA objectives, it is difficult to compare the sites.</p>	<p>Noted and disagree. Please refer to the response for Rep 50085.</p>

In addition, the SA has not tested the merits of alternative strategies. There is no comparison, for example, of the sustainability merits of a dispersed strategy against a single urban extension. Nor is there assessment of dispersing development across the three shortlisted sites. The reasonable alternative of delivering more homes than the residual requirement should also be tested, considering the wider community benefits that could be delivered through a higher level of growth (policy MTRA2 of the Local Plan Part 1 does not set a maximum target).

The Council's assessment of sites, which includes the initial SA of site options, resulted in the identification of 4 shortlisted sites that could potentially accommodate the housing requirement.

One of the principles developed by the Neighbourhood Planning Steering Group through its work with the community was that any housing outside the settlement boundary should be accommodated over 3-4 sites. However, those sites which were subsequently found to be available and most suitable for development were all large sites. To have allocated 3-4 of the shortlisted sites, for example, would have meant including sites which may be less suitable, and allocating considerably more land than needed. It would not be justified to limit the area allocated on the most suitable sites, by using sites that were not needed and less suitable, solely to achieve a larger number of sites. The Plan's strategy, therefore, followed the principle of using a number of sites, so far as could be justified taking account of the nature of the sites available and the assessment of their suitability.

While it would not be justified to select sites that are inferior in planning terms simply to spread development or concentrate it, the strategy proposed in the Local Plan allocates those sites which perform best against planning criteria and which best meet the needs and aspirations of the community.

The objectively assessed need was established in LPP1 for 'about' 250 dwellings and to significantly exceed this wouldn't be a reasonable alternative as it would conflict with the LPP1 strategy. LPP2 is planning for this need, not reviewing the level of growth to be provided at individual settlements. The Council therefore considers that at this time, there are no reasonable alternatives to the housing requirement for the individual settlements as set out in LPP1. The Council acknowledges that following the adoption of the Local Plan (Part 1 & Part 2) a review may be needed in light of the outcomes of the PUSH Spatial Strategy (chapter 1, para 1.7/8). Any review of the Local Plan (including Part 1 & Part 2) or the overall housing needs will need to be considered through the iterative and ongoing SA process.



<b>50633 - Alresford Professional Group</b>	
There is no evidence that an appropriate SA has been undertaken in accordance with guidance. According to the guidance, a SA is an iterative process by which proposals are continuously evaluated against sustainability criteria and alternative scenarios. It is the view of the local community group that alternative plan should be considered as part of the SA process.	The alternative plan was not available when the SA of the draft LPP2 was undertaken. The SA considered the reasonable alternative sites available at the time which included some of these sites, but not all of them. As part of the iterative and ongoing process the Alresford APG alternative plan has been considered through the SA.
<b>51132 - Mr Kerr-Smilely</b>	
The Dean site is on land that was previously used as a gas works. This should be explicitly considered within the LPP2 paper and a suitable Sustainability Appraisal should be completed.	The SA recognises in Appendix VI of the SA Report (Sept 2014) that there is the potential for contamination at the Dean site as it contains oil and grease drainage tanks - one near the old gas works and that here have also been problems with the storm drains near the river and there are underground petrol storage tanks at the bottom of West Street.
<b>51443 - Bloombridge Residential Ltd</b>	
The Sustainability Assessment ("SA") was not undertaken in accordance Section 12 (2)(b) of the Strategic Environmental Assessment Regulations because it did not assess reasonable alternatives, including 1871.	Noted and disagree. All reasonable site options available at the time of the appraisal were subject to SA, including site option 1871, with the detailed findings presented in Appendix VI of the SA Report (Sept 2014). Any reasonable site options proposed through consultation will be considered as part of the iterative and ongoing SA process.
The SA simply assessed sites rather than options – one option being a smaller site at Church Lane, and another being dispersed growth where housing numbers are shared, for example between 1871/2561 and 275. Overall, the SA appears to have taken an approach that has focused on 'adequacy' as opposed to the more aspirational approach required, for example, by paragraph 14 of the NPPF. Sustainable development is meant to be the 'golden thread' running through the whole planning process – 'adequate' is not enough. We therefore OBJECT to the SA and request that it is revisited with the explicit objective of allocating the most sustainable housing options for Colden Common.	<p>The site options were compared using the assessments undertaken by technical officers of Winchester City Council, the initial results of the SA of site options together with the outcome of community consultation. The location of the most suitable sites in planning terms and public preference formed the basis for the development strategy which centred along Main Road. The justification and deliverability of such a strategy was debated with the community representatives which included discussion about the pros and cons of delivering the housing requirement at an individual site compared to multiple sites.</p> <p>The views of the local residents were that the housing requirement should be provided on one site rather than dispersed over a number of different sites. The Council's assessment of sites, including the initial SA of site options, informed the discussions with the local residents.</p> <p>It would not be justified to select sites that are inferior in planning terms simply to spread development or concentrate it and therefore the</p>

	<p>strategy proposed in the Local Plan allocates the sites which perform best against planning criteria and which best meet the needs and aspirations of the community. The findings of the assessments and the responses from the local community informed the Council's decision that a multi-site or dispersed option is not a reasonable alternative for the delivery of the housing requirement in this settlement.</p>
<p>Paragraph 4.49 of the SA explains that the findings of the SA can help with refining and further developing the options in an iterative and ongoing way. Whilst we are disappointed and aggrieved that our revised Master Plan has not been assessed by the latest SA (indeed this is inexplicable given that the representations we made in November 2013 proposed 1871 and part of 2561 for development), this omission can easily be rectified. Until a corrected SA is available, we would request that 275 is not progressed any further.</p>	<p>Noted. The representations referred to were made in relation to the Plan and the call for sites in November 2013. The representation and all the information submitted have been reviewed and are not considered to significantly affect the findings of the appraisal presented in Appendix VI of this Report.</p>
<p>We note that paragraph 4.17 (page 44) of the SA suggests that all of the 20 sites assessed are sustainable. Whilst this might suggest that Colden Common can accommodate substantially more than the limit of "about 250", we note that this paragraph does not mention the National Park. We believe this has a limiting factor on what sites may be considered to be sustainable. We would categorize the National Park as an "exclusionary criteria" (paragraph 4.2 of the SA) or an "absolute constraint" (Table 2.3, page 23). Why take the risk? The precautionary principle should apply.</p>	<p>The SA does not state that all of the 20 site options are sustainable, it states that it found "that the potential allocations within or immediately adjacent to Colden Common's boundary were likely to progress the majority of the SA Objectives". The appraisal matrix for Colden Common in Appendix VI has been updated to identify which sites are situated adjacent to the National Park.</p> <p>The criteria used by the Council in its site selection method and the weight given to them is a matter for plan-making.</p>
<p>Paragraph 4.18 tabulates key negative and key positive effects.</p> <p>a. With regard to transport, we consider that any sites that are not within the 800m ("good") accessibility limit should be classified as "Key Negative" – that would include 275. It would also be normal to categorize sites that satisfy the 'walkability' criteria, such as 1871 and 2561, as "Key Positive".</p>	<p>Opinion noted.</p>
<p>b. On landscape, we note that 1871 is in the list as "Key Negative", but the other part of our Church Lane site, 2561, is not. Nor, in explicable, is 275 – given its location adjoining the National Park and ancient woodland.</p>	<p>Noted. Site 275 is identified within Appendix VI and Table 4.2 as potentially having a significant negative effect on landscape and soils. It is agreed that site 2561 should also be included in the list of potential sites where there is the potential for a key negative effect on landscape and soils. The appraisal matrix for Colden Common in Appendix VI has been updated to reflect this as well as the summary of key negative effects presented in Section 6. It now also identifies which sites are adjacent to the National Park.</p>

<p>c. If 275 qualifies as a “Key Positive” for Building Communities, then the ability to provide public open space in the south part of Colden Common (in accordance with the objectives of the VDS) should be a “Key Positive” for 1871/2561. In a similar vein, under mitigation, we note that 1871 could deliver “minor positive effects” for biodiversity and there is the potential for positive effects on heritage.</p>	<p>Noted. The SA identified that there is the potential for a positive effect against SA Objective 1 for site option 275 as it contains brownfield land and the redevelopment of these brownfield areas could improve the quality of the area for communities. Site options 1871 and 2561 do not contain any brownfield land.</p>
<p>Table 4.14 (page 70). We do not accept the explanation of why 275 was selected. It makes no reference to the criteria assessed in the SA or indeed the <i>relative</i> performance of 275 having regard for these criteria. The SA is meant to test (and preferably rank) the sustainability of various options.</p>	<p>Noted. Table 4.14 sets out the Council’s reasons for the selection or rejection of reasonable site options in plan-making, not the SA. The SA findings are considered by the Council in its selection of options and form part of the evidence supporting the Local Plan, the SA findings are not the sole basis for a decision; other factors, including planning and deliverability, play a key role in the decision-making process.</p>
<p>In our opinion, as set out in Section 2.1 of these representations, our revised Master Plan for 1871 and 275 performs significantly better (and avoids significant adverse impacts) in relation to the National Park, landscape character and accessibility.</p>	<p>Opinion noted.</p>
<p>Table 4.14 (page 71). We do not accept that listing 1871/2561 as a site “less supported by the local community” is an appropriate reason for the SA to reject these sites. This is not a criteria grounded in sustainability and, besides, the difference in support (as explained elsewhere in this document) was not subject to scrutiny by WCC or Enfusion.</p>	<p>Noted. As previously stated above, Table 4.14 sets out the Council’s reasons for the selection or rejection of reasonable site options in plan-making, not the SA. The SA findings are considered by the Council in its selection of options and form part of the evidence supporting the Local Plan, the SA findings are not the sole basis for a decision; other factors, including planning and deliverability, play a key role in the decision-making process.</p>
<p>We do not accept the findings of the landscape assessment for 1871/2561, which changed from not being sensitive in the July 2013 assessment to most/highly sensitive in October 2013 (see Appendix 2). This therefore has substantial implications for the conclusions of the SA.</p>	<p>Noted.</p>
<p>In light of the above, we request that Enfusion’s Initial SA of Potential Allocations in Colden Common (September 2013) is updated but on a site by site comparative basis. The intention of the SA is to ensure that WCC gets the fundamental question right – ie the choice of site(s) when balanced against reasonable alternatives. And a comparison is required. This is not an onerous task, given that a number of sites have been screened out. We suggest that Sustainability Objective 13 of the SA fully addresses potential impacts on the National Park.</p>	<p>Noted. Please refer to the response for Rep 50085.</p>
<p><b>51452 - Gladman</b></p>	

<p>Gladman contend that the SA fails to analyse reasonable alternatives in respect of the overall housing allocations in light of more up to date guidance provided by PPG.</p> <p>The SA recognises that Winchester District’s population is increasing at a more rapid rate than surrounding areas, with the majority of the population residing in rural locations. It is also recognises that house prices are significantly higher when compared to the rest of the South East region and that there is an identified shortage in affordable housing provision within both city and rural areas. The Council consider that the Local Plan overall will have the potential for major short to long term positive effects through the provision of 12,500 dwellings over the plan period. Gladman dispute that this is unlikely to happen due to the Council’s shortcomings.</p> <p>PPG and the SEA directive requires that the LPP2 must consider all reasonable alternatives in the production of the SA. The SA in its current form provides an assessment of alternatives based on the 15 objectives. However, the SA fails to recognise the importance of the Plans requirement to meet the identified affordable needs of the district. Gladman agree with the SA that if the affordable housing rate is increased in line with the assessed need it would certainly lead to viability issues.</p> <p>The SA should assess how affordable housing provisions could be met through its assessment of reasonable alternatives.</p>	<p>The objectively assessed need was established in LPP1 and to significantly exceed this wouldn’t be a reasonable alternative as it would conflict with the LPP1 strategy. LPP2 is planning for this need, not reviewing the level of growth to be provided at individual settlements. The Council therefore considers that at this time, there are no reasonable alternatives to the housing requirement for the individual settlements as set out in LPP1. The Council acknowledges that following the adoption of the Local Plan (Part 1 &amp; Part 2) a review may be needed in light of the outcomes of the PUSH Spatial Strategy (chapter 1, para 1.7/8). Any review of the Local Plan (including Part 1 &amp; Part 2) or the overall housing needs will need to be considered through the iterative and ongoing SA process.</p>
<p>The SA also fails to provide a suitable alternative for the Parish of Denmead and only includes recommendations for the Parish. These recommendations are not included in table 4.14 – ‘Reasons for Selecting or Rejecting Sites in Plan Making,’ as they have been selected or rejected through the Neighbourhood Planning process. Gladman contend the DNP is still subject to successful Examination before proceeding to referendum. The SA should incorporate appropriate site allocations that meet the objectives of the Local Plan should the DNP be found to not meet the basic conditions and therefore not be capable of proceeding to referendum or being made.</p>	<p>Sites in Denmead are now allocated in an adopted Neighbourhood Plan. As this is now the development plan for the area, no amendments are proposed to the Neighbourhood Plan site allocations through LPP2. The Denmead Neighbourhood Plan was subject to a full SEA with the Environmental Report available online<sup>1</sup>.</p>
<p>It is unclear why the SA has failed to test whether the LPP2 can</p>	<p>The objectively assessed need was established in LPP1 and to</p>

<sup>1</sup> <http://www.winchester.gov.uk/planning-policy/neighbourhood-plans/dnp-submission/>

accommodate additional sites which could help meet some of the identified affordable housing need. The Council should test its SA against a higher housing requirement that would encourage a 'pro-growth' scenario in line with national policies to meet the full OAN for market and affordable housing. This approach could therefore be considered consistent with the social aspect of the SA process.

If it is found that a higher housing requirement can be delivered, the Council should work towards this figure and allocate additional housing sites to fulfil this need. This approach will help the Council address the significant affordability gap currently experienced in the local authority until such time as a Local Plan review is undertaken.

significantly exceed this wouldn't be a reasonable alternative as it would conflict with the LPP1 strategy. LPP2 is planning for this need, not reviewing the level of growth to be provided at individual settlements. The Council therefore considers that at this time, there are no reasonable alternatives to the housing requirement for the individual settlements as set out in LPP1. The Council acknowledges that following the adoption of the Local Plan (Part 1 & Part 2) a review may be needed in light of the outcomes of the PUSH Spatial Strategy (chapter 1, para 1.7/8). Any review of the Local Plan (including Part 1 & Part 2) or the overall housing needs will need to be considered through the iterative and ongoing SA process.

## Appendix III - Thresholds for landscape and Transport for Potential Allocation Sites

Five thresholds of development potential have been produced, ranging from absolute sustainability constraints (red), through issues for sustainability that may be mitigated or negotiated (orange and yellow) (although some effects may be more difficult or expensive to address than others), to sites that have no constraints (light green) or where development may be encouraged as it would help to resolve particular sustainability issues (dark green). The thresholds for landscape and transport have been set out below as these are considered to be the main sustainability differentiators for potential allocation sites covered by Winchester Local Plan: Part 2 (LPP2).

Each category is judged according to its own standards and methods of assessment. There is no weighting or scoring, with colours being used to help consider potential effects. The aim is to make comparisons between sites and areas easier and help identify which sites are more sustainable. The development potential and environmental constraint categories may change, as may site gradings as work on the evidence base and LPP2 preparation evolves and further information on a particular site becomes available. For example, for many categories a precautionary principle has underpinned the current assessment, but when further information is available, such as through site surveys, the grading can be amended to reflect this.

\* Relevant assessment criteria from the Local Plan Part 2 Site Selection Checklist, where appropriate (shown in Red).

Threshold for Landscape and soils		
<b>X</b>	Absolute sustainability constraints	The site is underlain by mineral reserves with extraction not possible within the timeframe of the plan. Brownfield land with high environmental value <sup>1</sup> or Greenfield land with high environmental value.
<b>--</b>	Sustainability issues; mitigation considered problematic and/or expensive	Major negative effect on the landscape setting of the city, towns and rural settlements and: <ul style="list-style-type: none"> <li>○ recognised built form and designed or natural landscapes that include features and elements of natural beauty, cultural or historic importance;</li> <li>○ local distinctiveness, especially in terms of characteristic materials, trees, built form and layout, tranquillity, sense of place and setting.</li> </ul> <p style="color: red;">The site within a defined settlement gap (LPP1 Policy CP18).</p> <p style="color: red;">The site is underlain or partly underlain by mineral reserves with extraction either not possible or uncertain prior to development.</p>

<sup>1</sup> Department for Communities and Local Government (March 2012) National Planning Policy Framework, Paragraph 111.

		<p>The use of the site would result in the loss of high grade (1 – 3a) agricultural land.</p> <p>Brownfield land which has moderate environmental value or Greenfield land with moderate environmental value.</p>
-	Sustainability issues; mitigation considered achievable	<p>Minor negative effect on the landscape setting of the city, towns and rural settlements and:</p> <ul style="list-style-type: none"> <li>○ recognised built form and designed or natural landscapes that include features and elements of natural beauty, cultural or historic importance;</li> <li>○ local distinctiveness, especially in terms of characteristic materials, trees, built form and layout, tranquillity, sense of place and setting.</li> </ul> <p><b>The site is underlain or partly underlain by mineral reserves with extraction possible prior to development.</b></p> <p>Brownfield land which has low environmental value or Greenfield land with low environmental value.</p>
+	No sustainability constraints	<p>Minor positive effect on the landscape setting of the city, towns and rural settlements and it could contribute towards conserving:</p> <ul style="list-style-type: none"> <li>○ recognised built form and designed or natural landscapes that include features and elements of natural beauty, cultural or historic importance;</li> <li>○ local distinctiveness, especially in terms of characteristic materials, trees, built form and layout, tranquillity, sense of place and setting.</li> </ul> <p>Brownfield land which has negligible environmental value and Greenfield Land negligible environmental value.</p>
++	Development will support Sustainable Objectives	<p>Major positive on the landscape setting of the city, towns and rural settlements and could contribute towards conserving and enhancing:</p> <ul style="list-style-type: none"> <li>○ recognised built form and designed or natural landscapes that include features and elements of natural beauty, cultural or historic importance;</li> <li>○ local distinctiveness, especially in terms of characteristic materials, trees, built form and layout, tranquillity, sense of place and setting.</li> </ul> <p>Brownfield land which has negligible environmental value and contaminated land remediated to restore soil resource.</p>

Threshold for Transport		
X	Absolute sustainability constraints	<p>Safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is not achievable onto an adopted road. There are no pavements to facilities.</p> <p>There are major existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots.</p> <p>Access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is majorly constrained by typography (for example – a steep hill).</p>
--	Sustainability issues; mitigation considered problematic	<p>The site is <b>not</b> within walking distance (over 1600 m<sup>2</sup>) of a number of services and facilities including<sup>3</sup>: opportunities for local employment; Bus stop; and Local facilities which could include (shop, health and education facilities)?</p> <p>Safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is problematic onto an adopted road. Pavements to key facilities (food stores, health and education) are only available part of the way and cannot be connected.</p> <p>There are moderate existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots.</p> <p>The site is served well by public transport (frequency of service more than 2 hours on days when bus operates).</p> <p>Access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is moderately to majorly constrained by typography.</p>
-	Sustainability issues; mitigation	<p>The site <b>is</b> within walking distance (800 to 1600 m<sup>4</sup>) of a number of services and facilities including<sup>5</sup>: opportunities for local employment; Bus stop; and Local facilities which could include (shop, health and education facilities)?</p>

<sup>2</sup> Winchester City Council (2013) Transport Assessment for Potential Allocations (Draft).

<sup>3</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12.

<sup>4</sup> Winchester City Council (2013) Transport Assessment for Potential Allocations (Draft).

<sup>5</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12.



	considered achievable	<p>Safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is achievable onto an adopted road. Pavements to key facilities (food stores, health and education) are available part of the way and could be connected.</p> <p>There are minor existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots.</p> <p>The site is served well by public transport (frequency of service every 1 – 2 hours on days when bus operates).</p> <p>Access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is slightly to moderately constrained by typography.</p>
+	No sustainability constraints	<p>The site <b>is</b> within walking distance (400 to 800 m<sup>6</sup>) of a number of services and facilities including<sup>7</sup>: opportunities for local employment; Bus stop; and Local facilities which could include (shop, health and education facilities)?</p> <p>The site is served well by public transport (frequency of service every hour on days when bus operates).</p> <p>Access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is slightly constrained by typography.</p> <p>The site can enable the enhancement of a local network of footpaths and cycle links between settlements, homes and work and community facilities.</p> <p>The site can help create an integrated sustainable transport system, for example through providing for safe storage for cycles, respect for users of shared road space, green lane linkages.</p> <p>There is safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, onto an adopted road with pavements.</p> <p>There are no existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots.</p>

<sup>6</sup> Winchester City Council (2013) Transport Assessment for Potential Allocations (Draft).

<sup>7</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12.

<p>++</p>	<p>Development will support Sustainable Objectives</p>	<p>The site <b>is</b> within walking distance (0 to 400 m<sup>8</sup>) of a number of services and facilities including<sup>9</sup>: opportunities for local employment; Bus stop; and Local facilities which could include (shop, health and education facilities)?</p> <p>The site is served well by public transport (frequency of service every hour on days when bus operates).</p> <p>Access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, is not constrained by typography.</p> <p>The site can enable the enhancement of a local network of footpaths and cycle links between settlements, homes and work and community facilities.</p> <p>The site can help create an integrated sustainable transport system, for example through providing for safe storage for cycles, respect for users of shared road space, green lane linkages.</p> <p>There is safe access to and from the site (pedestrian, cycle and vehicle) to the facilities mentioned above, onto an adopted road with pavements.</p> <p>There are no existing transport infrastructure issues in the local area such as congestion, single track roads, and accident hotspots.</p>
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<sup>8</sup> Winchester City Council (2013) Transport Assessment for Potential Allocations (Draft).

<sup>9</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12.

## Appendix IV - Winchester SEA/SA Review of Relevant Plans & Programmes

### Introduction

The review of relevant Plans and Policies has been presented in a detailed data table.

- A.1.1 Sustainable Development and Environmental Policy
- A.1.2 Air Quality and Noise
- A.1.3 Climatic Factors
- A.1.4 Economy
- A.1.5 Landscape, Open Space and Recreation
- A.1.6 Cultural Heritage including Architectural and Archeological Heritage
- A.1.7 Biodiversity, Fauna, Flora and Soil
- A.1.8 Water
- A.1.9 Material Assets
- A.1.10 Transport
- A.1.11 Housing
- A.1.12 Communities and Health
- A.1.13 Other Spatial Development Plans and Programmes

## A.1.1 Sustainable Development and Environmental Policy

### International

<b>Rio Declaration on Environment and Development 1992</b>	
People have a right to development however they have a responsibility to safeguard the common environment. The Rio declaration states that the only way to have long-term economic progress is to link it with environmental protection.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ Precautionary approach to the environment</li> <li>■ Environmental protection integral to development process</li> <li>■ Develop national law regarding liability for the victims of pollution and other environmental damage.</li> <li>■ Environmental policies should not be used as an unjustifiable means of restricting international trade.</li> <li>■ Local communities have a vital role in environmental management and development and their participation should be encouraged in the achievement of sustainable development</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which promote environmental protection as an integral part of future development.</p> <p>Local communities must be meaningfully involved in the production of the Policies and especially in environmental protection policies within it.</p> <p>Local communities must have access to all environmental evidence considered in the production of Part 2 and be able to make a meaningful contribution to its SA.</p>

<b>Strategic Environmental Assessment (SEA) Directive (2001/42/EC)</b>	
European directive which requires an assessment to be made of the effect of certain plans and programmes on the environment. Key issues include biodiversity, health, soil, water, air quality, landscape, cultural heritage, climate, flora and fauna.	
<b>Objectives, Targets &amp; Indicators</b>	All Plans, Policies and Programmes that will have a significant effect on the environment must be subject to SEA.
<b>Implications for Part 2</b>	<p>Part 2 will be subject to SEA.</p> <p>The SA process will be designed to incorporate SEA and fully comply with the directive.</p>

<b>The Aarhus Convention 1998 EU Directive on public access to environmental information (2003/4/EC) 2003</b>	
The convention encourages effective public participation to increase the accountability and transparency of decision-making, also contributing to public awareness of environmental issues and support for the decisions taken.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ Authorities must take decisions which may have a significant effect on the environment as well as on personal health and wellbeing.</li> <li>■ In taking decisions authorities must ensure effective public participation.</li> <li>■ Participation by associations, organisations, groups, in particular nongovernmental organisations promoting environmental protection should be encourage to increase public awareness of environmental decisions and to support the decisions taken.</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 and the SA must be subject to rigorous consultation and the public must be able to make a meaningful and informed input to the process.</p> <p>All information relied upon by the SA and the Policies will be made publicly available.</p> <p>Consultation on both the Policies and the SA will be held throughout the process.</p>

<b>The Johannesburg Declaration of Sustainable Development 2002</b>	
This declaration was signed at the World Summit on Sustainable Development, where the principles of international commitment to sustainable development were reaffirmed, and 30 years after the Stockholm Summit and ten years after the Stockholm Declaration of 1992.	
<b>Objectives, Targets &amp; Indicators</b>	Undertake to strengthen and improve governance at all levels, for the effective implementation of Agenda 21.
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which seek to do the following: promote sustainable patterns of development; promote renewable energy and energy efficiency; protect and enhance biodiversity; protect natural resources; and promote health and economic well-being.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>European Spatial Development Perspective 1999</b>	
To define at Union level policy objectives and general principles of spatial development to ensure the sustainable development of the European territory which respects its diversity.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ Establish a polycentric and balanced urban system.</li> <li>■ Promote integrated transport and communications concepts.</li> <li>■ Develop and conserve natural and cultural heritage.</li> <li>■ Implement cross border planning strategies, land-use plans, improved regional transport systems, sustainable development strategies in rural areas and programmes making use of the natural and cultural heritage.</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which are mindful of cross-border and cross boundary planning strategies. The Policies should establish the inter-relationships of towns within the Policies area and consider their functional relationships with other centres.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>A Sustainable Europe for a Better World: A European Union Strategy for Sustainable Development (2001); Communication from the Commission to the Council and the European Parliament on the review of the Sustainable Development Strategy - A platform for action 2005 (Review 2009)</b>	
The document sets the challenge to maintain a momentum that mutually reinforces economic growth, social welfare and environment protection.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Review highlights a number of key issues which need a strong push at the highest political level to engage the public, speed up decision-making and action at all levels, encourage more 'joined up' thinking and accelerate the uptake of new and better ideas. These are:</p> <ul style="list-style-type: none"> <li>▪ Climate change and clean energy</li> <li>▪ Public health</li> <li>▪ Social exclusion, demography and migration</li> <li>▪ Management of natural resources</li> <li>▪ Sustainable transport</li> <li>▪ Global poverty and development challenges</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which address the key issues listed above.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

Agenda 21 2002	
To achieve a sustainable balance between consumption, population and the Earth's life-supporting capacity.	
<b>Objectives, Targets &amp; Indicators</b>	Adopt national strategies for sustainable development. To carry out environmental assessments before starting projects that carry the risk of adverse impacts.
<b>Implications for Part 2</b>	Part 2 needs to have sustainable development at its core. Part 2 will be subject to SEA. The SA Framework has been developed to take account of the objectives, targets and indicators.

Environment 2010: Our Future, Our Choice (EU Sixth Environment Action Programme)	
The latest Environment Action Programme gives a strategic direction to the Commission's environmental policy over the next decade, as the Community prepares to expand its boundaries. The new programme identifies four environmental areas to be tackled for improvements: <ul style="list-style-type: none"> <li>■ Climate Change;</li> <li>■ Nature and Biodiversity;</li> <li>■ Environment and Health and Quality of Life; and</li> <li>■ Natural Resources and Waste.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	Recognises that land use planning and management decisions in the Member States can have a major influence on the environment, leading to fragmentation of the countryside and pressures in urban areas and the coast. Also includes objectives on stabilising greenhouse gases, halting biodiversity loss, reducing pollution and resource use. Under the EAP framework, Thematic Strategies are being developed on: <ul style="list-style-type: none"> <li>■ Air quality;</li> <li>■ Soil Protection;</li> <li>■ Sustainable use of Pesticides;</li> <li>■ Waste Prevention and Recycling;</li> <li>■ Sustainable Use of Natural Resources; and</li> <li>■ Urban Environment.</li> </ul>
<b>Implications for Part 2</b>	Part 2 should have Policies which reflect the requirements of the strategies above as they are developed in seeking to obtain improvements to the environmental themes identified. The SA Framework has been developed to take account of the objectives, targets and indicators.

## National

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Urban White Paper (Our Towns and Cities, The Future: Delivering an Urban Renaissance) 1999	
Sets out the Government's vision for towns, cities and suburbs which offer a high quality of life and opportunity for all.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ People shaping the future of their community.</li> <li>■ Strong and representative local democracy.</li> <li>■ People living in attractive, well kept towns and cities which use space and buildings well.</li> <li>■ Promoting environmental sustainability through good design and planning which makes urban living practical and pleasant.</li> <li>■ Towns and cities that create and share prosperity.</li> <li>■ Good quality services that meet the needs of people and businesses wherever they are.</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which reflect the vision and objectives of the White Paper and encourage sustainability in urban areas.</p> <p>The SA Framework includes decision aiding questions relating to urban sustainability under wider topic objectives relating to urban and rural areas.</p>

Rural White Paper (Our Countryside: The Future – A Fair Deal for Rural England) 2000	
Sets out the Government's vision for rural areas. The White Paper's aim is to sustain and enhance the countryside.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ A living countryside</li> <li>■ A working countryside</li> <li>■ A protected countryside</li> </ul>



	<ul style="list-style-type: none"> <li>■ A vibrant countryside</li> </ul>
<b>Implications for Part 2</b>	<p>Part 2 should have Policies which reflect the vision and objectives of the White Paper and encourage rural sustainability.</p> <p>The SA Framework includes decision aiding questions relating to rural sustainability under wider topic objectives relating to urban and rural areas.</p>

<b>Diversity and Equality in Planning – A good practice guide 2005</b>	
<p>The Government is committed to changing the culture of planning to make it more responsive, positive and pro-active. Diversity and equality are at the very heart of this new agenda, helping define sustainable and inclusive communities. Community involvement is one of the key themes underpinning the Government's planning reforms. The Guide illustrates an inclusive approach to community consultation.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>Winchester should target the "hard to reach groups" identified in guidance, aiming to use innovative consultation methods to involve the specific groups. A useful indicator would be a comparison of those who commented on earlier local plans and those who were involved in the production of Part 1.</p>
<b>Implications for Part 2</b>	<p>Consideration should be given to the inclusion of Policies which encourage equality and diversity.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Defra: Securing the Future: The Government's Sustainable Development Strategy – Refreshed Version February 2011</b>	
<p>This is a review of the original sustainable development strategy produced in 1999. The refreshed vision and commitments build on the principles that underpinned the UK's 2005 SD strategy, by recognising the needs of the economy, society and the natural environment, alongside the use of good governance and sound science.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The new objectives included within the strategy are:</p> <ul style="list-style-type: none"> <li>■ Living within environmental limits;</li> <li>■ Ensuring a strong healthy and just society;</li> <li>■ Achieving a sustainable economy;</li> <li>■ Promoting good governance; and</li> <li>■ Using sound science responsibly.</li> </ul>

<b>Implications for Part 2</b>	Part 2 should have Policies which reflect the new objectives and encourage sustainability within the plan area. The SA Framework has been developed to take account of the objectives, targets and indicators.
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<b>National Planning Policy Framework (NPPF) (2012)</b>	
The national planning policy framework aims to reform the planning system to make it less complex and more accessible, and to promote sustainable growth. The NPPF streamlines existing Planning Policy Statements, Planning Policy Guidance Notes and circulars to form a single consolidated document which promotes sustainable development. It provides a framework within which local people and authorities can produce local and neighbourhood plans.	
Further information covered in the NPPF will be outlined under the relevant environmental themes in this appendix.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Local Plans should set out strategic priorities to deliver:</p> <ul style="list-style-type: none"> <li>- Housing and economic development requirements.</li> <li>- The provision of retail, leisure and other commercial development.</li> <li>- The provision of infrastructure for transport, minerals, waste, energy, telecoms, water supply and water quality.</li> <li>- The provision of health, security, community infrastructure and other local facilities; and</li> <li>- Climate change mitigation and adaptation, protection and enhancement of the natural and historic environment, including landscape, and where relevant coastal management.</li> </ul> <p><b>Sustainable growth</b> The Framework makes clear that local councils should be positive and proactive in encouraging sustainable growth and addressing barriers to investment. They should set a clear economic vision and strategy for their area based on understanding of business needs across their areas.</p> <p><b>Presumption in favour of sustainable development</b> The presumption is designed to help alter the planning system - from one focused on barriers to one that prioritises opportunities. It requires councils to work closely with businesses and communities to plan positively for the needs of each area. The draft NPPF indicates that where plans are not in place or up-to-date, development should be allowed unless this would compromise the key principles for sustainability in the Framework, including protecting the Green Belt and Areas of Outstanding Natural Beauty.</p> <p>The presumption will encourage plan-making by councils and communities, giving them a greater say in how they meet their development needs. It will also give communities, developers and investors greater certainty about the types of applications that are likely to be approved, and will help to speed up the planning process.</p>

<b>Implications for Part 2</b>	<p>The National Planning Policy Framework must be taken into account in the preparation of the Policies. The Policies will draw on the policy framework within the NPPF and ensure that they reflect the guidance within this framework.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>
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## Regional

<b>PUSH Sustainability Policy Framework (2008)</b>	
The policy framework provides a set of principles, which each authority should reflect in their Core Strategy's.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Local Development Frameworks within the PUSH area should include policies to deliver all of the following principles:</p> <ul style="list-style-type: none"> <li>• The LDF Sustainability Policies will apply to all development; and</li> <li>• The scale and density of development is matched by its level of accessibility to the necessary social, environmental and economic infrastructure, especially by walking, cycling or by public transport, as demonstrated through the design and access statement; and</li> <li>• All new development will incorporate best practice principles of urban design and ensure that the completed development creates and contributes to a high quality public realm including green infrastructure for the local community; and</li> <li>• Adequate land or funding has been provided for waste management infrastructure; and</li> <li>• It meets the sequential and exception test (where required) in relation to NPPF and the findings of the PUSH Strategic Flood Risk Assessment; and</li> <li>• It protects and enhances the natural and built environment. Where development unavoidably has an adverse impact on the natural or built environment, mitigation measures will be required; and</li> <li>• It contributes to the delivery of new renewable energy by 2020 and carbon neutrality in the authority</li> <li>• Where it is part of a major area of development, it either links to existing or produces its own local renewable energy and also maximizes resource efficiency opportunities; and</li> <li>• When permitted it meets the following minimum Code for Sustainable Homes threshold level, and equivalents for non-residential development, as set out below:</li> </ul>

		<b>All residential development achieves at least the following level (Star rating) of the Code for Sustainable Homes</b>	<b>All multi-residential and non-residential developments with a floor space of over 500 m<sup>2</sup> must achieve at least the following BREEAM standards</b>	
	<b>Until the end of 2011</b>	3	BREEAM 'very good'	
	<b>from 2012</b>	4	BREEAM 'excellent'	
	<b>from 2016</b>	6	BREEAM 'excellent'	
<b>Implications for Part 2</b>	Part 2 should have Policies for the PUSH area which reflect the principles outlined above. Consideration should be given as to whether these principles could apply to the entire plan area.  The SA Framework has been developed to take account of the objectives, targets and indicators.			

<b>Sustainability Review of the South Hampshire Strategy 2012</b>	
The report provides a SA-lite appraisal of the policy options contained within the South Hampshire Strategy.	
<b>Objectives, Targets &amp; Indicators</b>	The SA-lite approach seeks to convey a commitment by PUSH authorities to promote sustainable development, reflecting the National Planning Policy Framework (NPPF). The approach represents best practice and goodwill rather than fulfilling a legal requirement.  The assessment has identified two policies which could potentially lead to significant adverse effects. These are Policy 3: North of Fareham SDA, and Policy18: Energy.
<b>Implications for Part 2</b>	Consideration must be given to cumulative effects when developing policies which may exacerbate the potential of significant impacts in relation to the two policies above.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## County

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<b>Aalborg Commitments – Hampshire County Council 2004</b>	
The Aalborg Commitments aim to help local authorities across Europe measure and improve their sustainable performance. Split into 10 themes and further into 50 Commitments, the local authorities undertake yearly audits to see how well they are doing against each Commitment, giving an overall sustainability score allowing them to set targets for the following year.	
<b>Objectives, Targets &amp; Indicators</b>	<p><u>Local Management Towards Sustainability</u> Commitment to implementing effective management cycles, from formulation through implementation to evaluation.</p> <p><u>Natural Common Goods (Water, Energy, Biodiversity)</u> Commitment to fully assuming our responsibility to protect, to preserve, and to ensure equitable access to natural common goods.</p> <p><u>Responsible Consumption and Lifestyle Choices</u> Commitment to adopting and facilitating the prudent and efficient use of resources and to encouraging sustainable consumption and production.</p> <p><u>Planning and Design</u> Commitment to a strategic role for urban planning and design in addressing environmental, social, economic, health and cultural issues for the benefit of all.</p> <p><u>Better Mobility and Less Traffic</u> Recognising the interdependence of transport, health and environment and are committed to strongly promoting sustainable mobility choices.</p> <p><u>Local Action for Health</u> Commitment to protecting and promoting the health and wellbeing of our citizens.</p> <p><u>Vibrant and Sustainable Local Economy</u> Commitment to creating and ensuring a vibrant local economy that gives access to employment without damaging the environment.</p> <p><u>Social Equity and Justice</u> Commitment to securing inclusive and supportive communities.</p> <p><u>Local to Global</u> Commitment to assuming our global responsibility for peace, justice, equity, sustainable development and climate protection.</p>
<b>Implications for Part 2</b>	<p>Part 2 should have policies which will encourage development which will contribute to the Aalborg commitments.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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<b>The Sustainability Strategy for the Council – Winchester City (A Sustainable City Council: Doing our bit, Inspiring others) 2004</b>	
This strategy looks at the internal workings of the City Council and considers its responsibility to sustainability. Setting out broad visions for the future it aims to encourage others to follow their lead.	
<b>Objectives, Targets &amp; Indicators</b>	Increase awareness of sustainability, meet high sustainability standards in any new council buildings including water and energy efficiency and minimize the adverse impacts of traveling and council used resources. Indicators: monitoring energy costs and travel costs.
<b>Implications for Part 2</b>	Consideration should be given to developing policies that meet the requirements of the strategy above which could apply to all development where possible.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Winchester City Council Environment Strategy 2004-2008</b>	
The Environment Strategy looks into the role of the Local Authority in maintaining the local environment and its implications on the communities' quality of life. The strategy focuses on six main themes – open spaces, street scene, countryside, biodiversity, trees and hedgerows and environmental protection to identify problems and prepare action plans.	
<b>Objectives, Targets &amp; Indicators</b>	For each theme the strategy draws out the aim, action and success measure. Overall objectives specify being aware of development within or causing potential impacts to the themed areas, the protection, management and maintenance of the countryside and environment through the restoration of degraded habitats, proactive conservation and the reduction and prevention of pollution. Indicators: area of restored or new habitat, loss or gain of open space
<b>Implications for Part 2</b>	Part 2 should have policies which will help achieve the aims of each theme: open space; street scene, countryside; biodiversity; trees and hedgerows; and environmental protection.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## A.1.2 Air Quality and Noise

### International

Directive 2008/50/EC: on ambient air quality and cleaner air for Europe; Directive 2004/107/EC- the Fourth Daughter Directive; Directive 2002/49/EC: The Environmental Noise Directive	
<ul style="list-style-type: none"> <li>▪ <b>2008/50/EC:</b> this Directive merges most of the existing legislation into a single directive (except for the fourth daughter directive) with no change to existing air quality objective</li> <li>▪ <b>2004/107/EC:</b> sets health-based limits on polycyclic aromatic hydrocarbons, cadmium, arsenic, nickel and mercury, for which there is a requirement to reduce exposure to as low as reasonably achievable.</li> <li>▪ <b>2002/49/EC:</b> In line with its principal aims, the Environmental Noise Directive applies to noise to which humans are exposed, particularly in built-up areas, in public parks or other quiet areas in an agglomeration, in quiet areas in open country, near schools, hospitals and other noise-sensitive buildings and areas (Article 2.1).</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	LAs have a central role through their duties to work towards meeting the national air quality objectives, which are similar or, in some cases, more stringent than the EU limit values but other organisations – such as the Highways Agency and the Environment Agency – will also be involved. Indicators include the number of Air Quality Management Areas.
<b>Implications for Part 2</b>	Part 2 should have policies which will: help improve air quality in AQMA; not increase ambient noise levels near sensitive buildings or areas.  The SA Framework has been developed to take account of the objectives, targets and indicators.

### National

NPPF 2012 - Pollution	
The NPPF define pollution as 'anything that affects the quality of land, air, water or soils, which might lead to an adverse impact on human health, the natural environment or general amenity. Pollution can arise from a range of emissions, including smoke, fumes, gases, dust, steam, odour, noise and light.'	
<b>Objectives,</b>	In preparing plans to meet development needs, the aim should be to minimise pollution and other adverse effects on the local

<b>Targets &amp; Indicators</b>	and natural environment.
<b>Implications for Part 2</b>	Part 2 should have policies which will prevent both new and existing development from contributing to or being put at unacceptable risk from, or being adversely affected by unacceptable levels of soil, air, water or noise pollution or land instability; and remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Environmental Protection Act 1990</b>	
<b>The Environmental Permitting (England and Wales) Regulations 2007</b>	
The Environmental Protection Act 1990 establishes in England, Scotland and Wales businesses' legal responsibilities for the duty of care for waste, contaminated land and statutory nuisance. The Environmental Permitting (England and Wales) Regulations 2007 have replaced Part I of the Environmental Protection Act - Integrated Pollution Control (IPC) and Local Authority Pollution Control (LAPC) regimes.	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>Part II</b></p> <ul style="list-style-type: none"> <li>For England and Wales the part dealing with waste management licences has been replaced by the Environmental Permitting (England and Wales) Regulations 2007.</li> </ul> <p><b>Part II</b></p> <ul style="list-style-type: none"> <li>The Act sets out businesses' 'duty of care' responsibilities for producing, collecting, disposing of or treating controlled waste.</li> <li>Creates the legal basis for requiring businesses to identify and remedy contaminated land which was then brought into force by the Environment Act 1995.</li> </ul> <p><b>Part III</b></p> <ul style="list-style-type: none"> <li>Defines statutory nuisances and improves the procedures for dealing with them. Part IV Amends the law on litter and abandoned shopping trolleys, and gives local councils the power to impose duties to keep public places including highways clear of litter and clean.</li> </ul> <p><b>Part V</b></p> <ul style="list-style-type: none"> <li>Repealed.</li> </ul> <p><b>Part VI</b></p> <ul style="list-style-type: none"> <li>Controls deliberate release of genetically modified organisms to prevent or minimise damage to the environment.</li> </ul> <p><b>Part VII</b></p> <ul style="list-style-type: none"> <li>Abolished the Nature Conservancy Council and Countryside Commission. Established English Nature.</li> </ul> <p><b>Part VIII</b></p> <ul style="list-style-type: none"> <li>Gives power to the government to make regulations to control anyone importing, using, supplying or storing any specified substances and products made from these substances.</li> <li>Gives power to the government to obtain information about potentially hazardous substances from manufacturers,</li> </ul>



	<p>importers and suppliers Amends the law on control of hazardous substances on, over or under land</p> <ul style="list-style-type: none"> <li>• Gives local councils the power to control stray dogs.</li> <li>• Gives power to ban the burning of crop residues on agricultural land.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies within Part 2 should focus on identifying acceptable uses for land and the impact of the use, rather than the control of processes or emissions themselves where these are subject to approval under pollution control regimes. The assumption should be that these regimes will operate effectively.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Environment Act Part IV- LAQM 1995</b>	
Requires local authorities to review and assess the current and likely future, air quality in their areas.	
<b>Objectives, Targets &amp; Indicators</b>	Where an LA considers that one or more of the air quality objectives, as prescribed in regulations, is unlikely to be met by the required date, it must declare an air quality management area (AQMA), covering the area where the problem is expected. It must then draw up an action plan setting out the measures it intends to take in pursuit of the air quality objectives in the area.
<b>Implications for Part 2</b>	Part 2 should have policies which will contribute to improving air quality in AQMA and/or reduce development within the AQMA which would reduce air quality.

<b>The Environmental Noise (England) Regulations 2006; The Environmental Noise (England) (Amendment) Regulations 2009</b>	
These Regulations implement Directive 2002/49/EC of the European Parliament and of the Council of 25 June 2002 relating to the assessment and management of environmental noise.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Directive requires:</p> <ul style="list-style-type: none"> <li>• the use of harmonised noise indicators and computational measures so</li> <li>• that data can be collected and compared in a standardised way;</li> <li>• common protocols for noise mapping;</li> <li>• the drawing up of noise maps;</li> <li>• making information available to the public;</li> <li>• the drawing up of local action plans; and</li> <li>• collection of data by the Commission to inform future Community policy.</li> </ul>

	<p>The Regulations will help identify:</p> <ul style="list-style-type: none"> <li>• the extent to which people are exposed to high levels of noise; and</li> <li>• what areas of relative quiet we might or could have, thus enabling us to develop measures to protect them and not have the noise environment inadvertently eroded.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies within Part 2 should ensure that development is appropriately assessed and adverse impacts mitigated.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<p><b>The Air Quality Strategy for England, Scotland, Wales and Northern Ireland 2007</b> <b>Air Pollution: Action in a Changing Climate 2010</b></p>	
<p>The strategy sets out a way forward for work and planning on air quality issues, sets out the air quality standards and objectives to be achieved, introduces a new policy framework for tackling fine particles, and identifies potential new national policy measures which modeling indicates could give further health benefits and move closer towards meeting the strategy's objectives. The Air Pollution: Action in a Changing Climate document does not replace the current air quality strategy but accounts for the rapid development of climate change policy since the strategy was published in 2007.</p>	
<p><b>Objectives, Targets &amp; Indicators</b></p>	<p>This Air Quality Strategy sets out air quality objectives and policy options to further improve air quality in the UK from today into the long term. As well as direct benefits to public health, these options are intended to provide important benefits to quality of life and help to protect our environment. There are objectives for the following pollutants:</p> <ul style="list-style-type: none"> <li>• Particles (PM10)</li> <li>• Particles (PM2.5)</li> <li>• Nitrogen dioxide</li> <li>• Ozone</li> <li>• Sulphur dioxide</li> <li>• Polycyclic aromatic hydrocarbons</li> <li>• Benzene</li> <li>• 1,3- butadiene</li> <li>• Carbon Monoxide</li> <li>• Lead</li> <li>• Nitrogen oxides</li> <li>• Sulphur dioxide</li> <li>• Ozone: protection of vegetation &amp; ecosystems</li> </ul>

	Local authorities are also required to work towards the Strategy's objectives prescribed in regulations for that purpose. Similar requirements exist in Northern Ireland under the Environment (Northern Ireland) Order 2002 and the Pollution Prevention and Control Regulations (Northern Ireland) 2003.
<b>Implications for Part 2</b>	Part 2 should have policies which will contribute to meeting the objectives of the strategy. The SA Framework has been developed to take account of the objectives, targets and indicators.

## Local

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<b>Winchester City Council Air Quality Action Plan 2006</b>	
In 2003 Winchester City Council declared an Air Quality Management Area within the City Centre for the pollutant Nitrogen Dioxide (NO <sub>2</sub> ). The plan sets out proposed measures to implement actions to reduce emissions of NO <sub>2</sub> and fulfill the requirements of Section 84(2) of the Environment Act 1995. Road traffic has been identified as the main source of NO <sub>2</sub> and as such the plan focuses to change the way people access the city centre with particular emphasis on a modal shift away from private vehicle use to more sustainable forms of transport.	
<b>Objectives, Targets &amp; Indicators</b>	Promotion of walking and cycling, improvement to public transport, improved traffic management including traffic rerouting and review of the car park strategy. Indicator: removal of need for AQMA.
<b>Implications for Part 2</b>	Part 2 should have policies which will support development which will encourage cycling, walking, and public transport improvements as highlighted above. The SA Framework has been developed to take account of the objectives, targets and indicators.

## A.1.3 Climatic Factors

### International

Kyoto Protocol on Climate Change 1997	
Signing up to the 1997 Kyoto Protocol, 38 Countries (plus the EU) have committed to individual, legally-binding targets to limit or reduce their greenhouse gas emissions. These add up to a total cut in greenhouse-gas emissions of at least 5% from 1990 levels in the commitment period 2008-2012. The UK has committed to an 8% reduction (base year = 1990).	
<b>Objectives, Targets &amp; Indicators</b>	Achieve a reduction in anthropogenic CO <sub>2</sub> levels to at least 5% below 1990 levels by 2012. Consider afforestation and reforestation as carbon sinks.
<b>Implications for Part 2</b>	Part 2 should have policies which will encourage: the use of low-carbon materials; and development that will enable greenhouse gas emissions to be reduced.  The SA Framework has been developed to take account of the objectives, targets and indicators.

United Nations Framework Convention on Climate Change 2007	
Countries should protect the world's climate.	
<b>Objectives, Targets &amp; Indicators</b>	Countries should enact effective environmental legislation to control greenhouse gas emissions and should ensure the functioning of natural processes that can remove some of the gases from the atmosphere. <ul style="list-style-type: none"> <li>• Adopt national policies and take measures to limit emissions of greenhouse gases</li> <li>▪ • Protect and improve forests and oceans, that act as sinks and reservoirs for greenhouse gases</li> </ul>
<b>Implications for Part 2</b>	Part 2 should include policies that seek to reduce emissions and minimise the causes of climate change. The JCS should promote the development of carbon sinks.  The SA Framework includes an objective to reduce pollution.

Copenhagen Accord 2009	
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The Copenhagen Accord is a document that delegates at the 15th session of the Conference of Parties (COP 15) to the United Nations Framework Convention on Climate Change agreed to "take note of" at the final plenary on 18 December 2009. The Accord, drafted by, on the one hand, the United States and on the other, in a united position as the BASIC countries (China, India, South Africa, and Brazil), is not legally binding and does not commit countries to agree to a binding successor to the Kyoto Protocol, whose present round ends in 2012.	
<b>Objectives, Targets &amp; Indicators</b>	The EU pledged to reduce emissions by 20-30% compared to 1990 levels.
<b>Implications for Part 2</b>	Part 2 should have policies which will encourage: the use of low-carbon materials; and development that will enable greenhouse gas emissions to be reduced.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## National

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<b>NPPF 2012</b>	
The NPPF supports the transition to a low carbon future in a changing climate, taking full account of flood risk and coastal change, and encourage the reuse of existing resources, including conversion of existing buildings, and encourage the use of renewable resources (for example, by the development of renewable energy).	
<b>Objectives, Targets &amp; Indicators</b>	Create a low carbon future.
<b>Implications for Part 2</b>	Part 2 should include policies that support the move to a low carbon future. The policies should include: <ul style="list-style-type: none"> <li>■ plan for new development in locations and ways which reduce greenhouse gas emissions;</li> <li>■ actively support energy efficiency improvements to existing buildings; and</li> <li>■ when setting any local requirement for a building's sustainability, do so in a way consistent with the Government's zero carbon buildings policy and adopt nationally described standards.</li> </ul> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Climate Change: The UK Programme 2006</b>	
The UK's programme is a significant contribution to the global response to climate change. It sets out a strategic, far reaching package of policies and measures across all sectors of the economy, to achieve the targets set.	
<b>Objectives, Targets and Indicators</b>	Cutting UK Carbon Dioxide emissions by 60% by 2050. Indicator: amount of energy generated from renewable sources number of new dwellings achieving level 6 Code for Sustainable Homes (carbon neutral status).
<b>Implications for Part 2</b>	Consideration should be given to encouraging development which includes renewable energy technology and which require new dwellings to achieve level 6 Code for sustainable homes.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Climate Change Act 2008</b>	
The UK has passed legislation that introduces the world's first long-term legally binding framework to tackle the dangers of climate change. The Climate Change Bill was introduced into Parliament on 14 November 2007 and became law on 26 November 2008.	
The Climate Change Act creates a new approach to managing and responding to climate change in the UK, by: <ul style="list-style-type: none"> <li>■ setting ambitious, legally binding targets</li> <li>■ taking powers to help meet those targets</li> <li>■ strengthening the institutional framework</li> <li>■ enhancing the UK's ability to adapt to the impact of climate change</li> <li>■ establishing clear and regular accountability to the UK Parliament and to the devolved legislatures.</li> </ul>	
<b>Objectives, Targets and Indicators</b>	<b>Two key aims of the Act:</b> <ul style="list-style-type: none"> <li>■ improve carbon management, helping the transition towards a low-carbon economy in the UK</li> <li>■ demonstrate UK leadership internationally, signalling we are committed to taking our share of responsibility for reducing global emissions in the context of developing negotiations on a post-2012 global agreement at Copenhagen in December 2009.</li> </ul>
<b>Implications for Part 2</b>	Part 2 development policies should seek to tackle the dangers of climate change.  The SA Framework has been developed to take account of the objectives, targets and indicators.

Energy Act 2011	
The Act provides for a step change in the provision of energy efficiency measures to homes and businesses, and makes improvements to the framework to enable and secure low-carbon energy supplies and fair competition in the energy markets.	
<b>Objectives, Targets and Indicators</b>	The Act has three principal objectives: tackling barriers to investment in energy efficiency; enhancing energy security; and enabling investment in low carbon energy supplies.
<b>Implications for Part 2</b>	Consideration should be given to developing policies which encourage energy efficient development. The SA Framework has been developed to take account of the objectives, targets and indicators.

Electricity Market Reform White Paper 2011	
The White Paper sets out key measures to attract investment, reduce the impact on consumer bills, and create a secure mix of electricity sources including gas, new nuclear, renewables, and carbon capture and storage.	
<b>Objectives, Targets and Indicators</b>	Key elements of the reform package include: <ul style="list-style-type: none"> <li>■ a Carbon Price Floor (announced in Budget 2011) to reduce investor uncertainty, putting a fair price on carbon and providing a stronger incentive to invest in low-carbon generation now;</li> <li>■ the introduction of new long-term contracts (Feed-in Tariff with Contracts for Difference) to provide stable financial incentives to invest in all forms of low-carbon electricity generation. A contract for difference approach has been chosen over a less cost-effective premium feed-in tariff;</li> <li>■ an Emissions Performance Standard (EPS) set at 450g CO<sub>2</sub>/kWh to reinforce the requirement that no new coal-fired power stations are built without CCS, but also to ensure necessary short-term investment in gas can take place; and</li> <li>■ a Capacity Mechanism, including demand response as well as generation, which is needed to ensure future security of electricity supply. We are seeking further views on the type of mechanism required and will report on this around the turn of the year.</li> </ul>
<b>Implications for Part 2</b>	Consideration should be given to encouraging development which involves low-carbon ways to generate electricity. The SA Framework has been developed to take account of the objectives, targets and indicators.

Energy White Paper 2007: 'Meeting the energy challenge'
The white paper shows how the measures set out in the '2006 Energy review' report are being implemented, as well as those announced since

(including in the pre-Budget report in 2006 and the Budget in 2007).	
<b>Objectives, Targets and Indicators</b>	<p>'Meeting the energy challenge' sets out the international and domestic energy strategy for the UK, in the shape of four policy goals:</p> <ul style="list-style-type: none"> <li>■ aiming to cut CO<sub>2</sub> emissions by some 60% by about 2050, with real progress by 2020</li> <li>■ maintaining the reliability of energy supplies</li> <li>■ promoting competitive markets in the UK and beyond</li> <li>■ ensuring every home is heated adequately and affordably.</li> </ul>
<b>Implications for Part 2</b>	<p>Consideration should be given to encouraging development which involves low-carbon ways to generate electricity and the use of low-carbon materials.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Zero carbon homes: Impact assessment</b>	
<p>From 2016, developers will be required to deal with all emissions from new build homes that fall under the scope of building regulations. A specified portion of this will have to be dealt with on-site through energy efficiency measures such as insulation and onsite renewables such as solar panels. The remaining emissions can be dealt with through offsite measures, the mechanism for which has yet to be decided.</p>	
<b>Objectives, Targets and Indicators</b>	<p>To ensure that from 2016 new homes do not add additional carbon to the atmosphere but contribute to the UK meeting its climate change targets. This will be achieved by improving the fabric energy efficiency of new homes and through driving increased use of low and zero carbon technologies.</p>
<b>Implications for Part 2</b>	<p>Policies will need: to account for the government's approach to zero carbon homes; and to comply with the 2016 zero carbon target.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>



## A.1.4 Economy

### National

<b>Good Practice Guide on Planning for Tourism 2006</b>	
The guide states that the planning system has a vital role to play in terms of facilitating the development and improvement of tourism in appropriate locations.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The stated purpose of the guide is to:</p> <ul style="list-style-type: none"> <li>▪ ensure that planners understand the importance of tourism and take this fully into account when preparing development plans and taking planning decisions;</li> <li>▪ ensure that those involved in the tourism industry understand the principles of national planning policy as they apply to tourism and how these can be applied when preparing individual planning applications; and</li> <li>▪ ensure that planners and the tourism industry work together effectively to facilitate, promote and deliver new tourism development in a sustainable way.</li> </ul> <p>Potential indicators include the estimated tourist spend in the area, visitor numbers and nights.</p>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development to support the tourism industry to ensure the vitality of town centres and the prosperity of the rural economy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Barker Review of Land Use Planning: Final Report 2006</b>
<p>Commissioned by the Chancellor and Deputy Prime Minister the report reviews the planning system in England in the context of globalization and how planning policies and procedures can better deliver economic growth and prosperity alongside other sustainable development goals. The final report sets out recommendations under the key themes:</p> <ul style="list-style-type: none"> <li>- enhancing the responsiveness of the system to economic factors;</li> <li>- improving the efficiency of the system to reduce the costs associated with delivering desired outcomes;</li> <li>- and ensuring that there is an appropriate use of land.</li> </ul>

<p><b>Objectives, Targets &amp; Indicators</b></p>	<ul style="list-style-type: none"> <li>▪ Streamlining policy and processes through reducing policy guidance, unifying consent regimes and reforming plan-making at the local level so that future development plan documents can be delivered in 18-24 months rather than three or more years;</li> <li>▪ Updating national policy on planning for economic development (PPS4), to ensure that the benefits of development are fully taken into account in plan-making and decision-taking, with a more explicit role for market and price signals;</li> <li>▪ Introducing a new system for dealing with major infrastructure projects, based around national Statements of Strategic Objectives and an independent Planning Commission to determine applications;</li> <li>▪ Ensuring that new development beyond towns and cities occurs in the most sustainable way, by encouraging planning bodies to review their green belt boundaries and take a more positive approach to applications that will enhance the quality of their green belts;</li> <li>▪ Removing the need for minor commercial developments that have little wider impact to require planning permission (including commercial microgeneration);</li> <li>▪ Supporting the 'town-centre first' policy, but removing the requirement to demonstrate the need for development;</li> <li>▪ In the context of the findings of the Lyons Inquiry into Local Government, to consider how fiscal incentives can be better aligned so that local authorities are in a position to share the benefits of local economic growth;</li> <li>▪ Enhancing efficiencies in processing applications via greater use of partnership working with the private sector, joint-working with other local authorities to achieve efficiencies of scale and scope, and an expanded role of the central support function ATLAS;</li> <li>▪ Speeding up the appeals system, through the introduction of a Planning Mediation Service, better resourcing, and allowing Inspectors to determine the appeal route. From 2008-09 appeals should be completed in 6 months; and</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>When developing policies in Part 2, consideration should be given as to how to improve efficiency and reduce costs associated with delivering desired outcomes.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Regional

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### Transforming Solent: Solent Strategic Economic Plan 2014-2020

The strategy sets out both the context for economic growth and specifies the priority actions. This is to lay the foundations of the transformational change necessary over the period to 2020. The vision is for sustainable economic growth and private sector investment in the Solent, as well as enhancing the connectivity of the Solent with wider UK and global markets.

<b>Objectives, Targets &amp; Indicators</b>	<p>The ambition of the document is that by 2020 the Solent will:</p> <ul style="list-style-type: none"> <li>• Create an additional 15,500 jobs in the Solent LEP area</li> <li>• Achieve GVA growth of 3%</li> <li>• Increase GVA per job by an additional £6,879 per job</li> <li>• Improve GDP per head closer to the South East average</li> <li>• Increase employment rates from the current 78% to 80%, and improve economic activity rates from 80% to 81%</li> <li>• Enable the delivery of 24,000 new homes</li> <li>• Raise the business birth rate from 3.6% to 4.1% (and create 1000 new businesses)</li> <li>• Improve the business survival rate from 61.4% to 62.5%</li> <li>• Raise the proportion of the population with Level 4 and above skills from 32% to 36% of the working age population</li> <li>• Support the raising of education attainment rates to above the UK average</li> <li>• Increase inward investment into Solent attracting at least 5% of FDI projects entering the UK</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development which will increase employment and provide education facilities to improve the human capital stock.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## County

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<b>Hampshire County Councils Tourism Strategy; Strategic Priorities for the Visitor Economy 2007-2012</b>	
<p>The strategy identifies the strategic priorities for the development and management of Hampshire visitor economy 2007-2012. The strategy adopts objectives for the county and acknowledges that the council's services reflect hugely on the visitor experience and economy through transport investment, spatial planning, economic development, countryside management, heritage and culture. The strategy adopts a sustainable approach to ensure tourism thrives within the county focusing on value, satisfying the visitors, industry and community and safeguarding the environment.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>At county level:</p> <ul style="list-style-type: none"> <li>▪ Establish strong 'evidence culture' for visitor economy;</li> <li>▪ Develop strategic, market focused approach to product development, 'place shaping' and destination management;</li> <li>▪ Plan and deliver 'smart' marketing;</li> <li>▪ Ensure effective, joined up and properly resourced delivery.</li> </ul> <p>At council level:</p> <ul style="list-style-type: none"> <li>▪ Advocacy;</li> </ul>

	<ul style="list-style-type: none"> <li>▪ Sustainable development;</li> <li>▪ Building partnerships.</li> </ul>
Implications for Part 2	<p>Policies should seek to encourage development to support the tourism industry to ensure the vitality of town centres and the prosperity of the rural economy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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Winchester District Economic Strategy 2010-2020	
This strategy provides a framework for actions by the City Council and others to support and enhance the economic prosperity of Winchester District.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Our vision for a prosperous local economy is of a dynamic and creative Winchester District, in which traditional assets and qualities underpin innovation and entrepreneurship for the long term benefit of everyone who lives, works or visits here.</p> <p>Key outcomes:</p> <ul style="list-style-type: none"> <li>a) Winchester exploits its reputation as a cultural stronghold, using this as a means to stimulate a modern and creative approach to business.</li> <li>b) We are building a low carbon economy, seeking competitive advantage and new employment opportunities for local people.</li> <li>c) We make the most of local opportunities to enhance the skills and ambitions of those who live in the district.</li> <li>d) Businesses are good neighbours.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development which: supports/ promotes the areas' cultural identity; contributes to building the low-carbon economy; improves the human capital stock.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.5 Landscape, Open Space and Recreation

### International

European Landscape Convention 2004	
The aims of the convention are to promote landscape protection, management and planning, and to organise European co-operation on landscape issues.	
<b>Objectives, Targets &amp; Indicators</b>	<p>General measures include:</p> <ul style="list-style-type: none"> <li>■ Recognise landscapes in law as an essential component of people's surroundings and a foundation of their diversity.</li> <li>■ Establish and implement landscape policies aimed at landscape protection, management and planning through the adoption of specific measures.</li> <li>■ Establish procedures for the participation of regional/local authorities, general public and other parties with an interest in the formulation of the landscape policies.</li> <li>■ Integrate landscape into regional and town planning policies and into environmental, cultural, agricultural, social and economic policies.</li> </ul>
<b>Implications for Part 2</b>	<p>The policies will need to recognise landscapes which need to be: protected from development; and managed to maintain their qualities.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

### National

NPPF 2012	
The NPPF defines Open space as 'all open space of public value, including not just land, but also areas of water (such as rivers, canals, lakes and reservoirs) which offer important opportunities for sport and recreation and can act as a visual amenity.'	

<b>Objectives, Targets &amp; Indicators</b>	Planning policies should be based on robust and up-to-date assessments of the needs for open space, sports and recreation facilities and opportunities for new provision. The assessments should identify specific needs and quantitative or qualitative deficits or surpluses of open space, sports and recreational facilities in the local area. Information gained from the assessments should be used to determine what open space, sports and recreational provision is required.
<b>Implications for Part 2</b>	<p>Policies should seek to protect existing open space, sports and recreational buildings and land, including playing fields, unless:</p> <ul style="list-style-type: none"> <li>■ an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or</li> <li>■ the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or</li> <li>■ the development is for alternative sports and recreational provision, the needs for which clearly outweigh the loss.</li> </ul> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

#### Framework for Sport in England: making England an Active and Sporting Nation: Vision for 2020 (2004)

The Framework has been developed through independent analysis of the facts and the figures underpinning sport, and through research and impact evaluation – finding out what works best to make England an active and successful sporting nation.

<b>Objectives, Targets &amp; Indicators</b>	<p>Game Plan established two broad targets, related to activity and success.</p> <p>“Increasing significantly levels of sport and physical activity with the target of achieving 70% of the population as reasonably active – defined as participating in 30 minutes of moderate exercise five times a week – by 2020”.</p> <p>“Our target is for British and English teams and individuals to sustain rankings within the top 5, particularly in more popular sports”.</p> <p>Targets are as defined above and indicators will include the regional analysis of sporting activity.</p>
<b>Implications for Part 2</b>	<p>Consideration to be given to allocating land for sports provision.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

#### Countryside and Rights of Way Act 2000 (CROW) 2000

CROW extends the public's ability to enjoy the countryside whilst also providing safeguards for landowners and occupiers. It creates a new statutory right of access to open country and registered common land, modernise the rights of way system, give greater protection to Sites of Special Scientific Interest (SSSIs), provide better management arrangements for Areas of Outstanding Natural Beauty (AONBs), and strengthen wildlife enforcement legislation.	
<b>Objectives, Targets &amp; Indicators</b>	Emphasises the public's right of access to open country and common land, and gives additional protection to Sites of Special Scientific Interest (SSSI). The Act imposes a duty on public bodies, including WCC to have regard to the conservation and enhancement of the AONBs in the County. Indicators : area of land with open access increase/decrease in footpaths, bridleways, RUPPs
<b>Implications for Part 2</b>	Planning policies should protect and enhance public rights of way and access.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Natural Environment and Rural Communities Act 2006</b>	
The Natural Environment and Rural Communities Act is designed to help achieve a rich and diverse natural environment and thriving rural communities through modernised and simplified arrangements for delivering Government policy. The Act implements key elements of the Government's Rural Strategy published in July 2004, and establishes flexible new structures with a strong customer focus.	
<b>Objectives, Targets &amp; Indicators</b>	Key Elements of the Act: <ul style="list-style-type: none"> <li>■ The establishment of Natural England will, for the first time ever, unite in a single organisation the responsibility for enhancing biodiversity and landscape – in rural, urban and coastal areas - with promoting access and recreation.</li> <li>■ Formal establishment of the new Commission for Rural Communities.</li> <li>■ The Act delivers a commitment to curtail the inappropriate use of byways by motor vehicles by putting an end to claims for motor vehicle access on the basis of historical use by horse-drawn vehicles.</li> <li>■ Powers for the Secretary of State to directly fund activities within Defra's remit, as a tidying up measure following the creation of Defra and to provide maximum flexibility.</li> <li>■ Powers to allow both the Secretary of State, and designated bodies, to delegate Environment, Food and Rural Affairs (EFRA) functions to one another by mutual consent, to provide simple and more effective access to customers.</li> </ul>
<b>Implications for Part 2</b>	Policies should seek to conserve and enhance biodiversity.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## Regional

<b>An analysis of accessible natural greenspace provision in the South East 2007</b>	
The main part of the analysis was based on the Accessible Natural Greenspace Standard (ANGSt); originally developed by English Nature, now part of Natural England. Using the ANGSt model, the study has identified levels of provision and areas of deficiency, as well as the area, distribution, and composition of accessible natural greenspace.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The report shows how new access opportunities can be provided for through targeting areas such as woodlands which currently fall outside the definition of accessible greenspace, and the effect this will have on levels of greenspace provision.</p> <p>ANGSt targets are:</p> <ul style="list-style-type: none"> <li>■ That no person should live more than 300m from their nearest area of natural greenspace of at least 2ha in size</li> <li>■ That there should be at least one accessible 20ha site within 2km of home</li> <li>■ That there should be one accessible 100ha site within 5km of home</li> <li>■ That there should be one accessible 500ha site within 10km of home</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development which will improve accessibility to greenspace.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>South East Forestry Plan – Seeing the Wood for the Trees 2006</b>	
The plans vision is for woods to make an increasing contribution to the sustainable development of the South East region, in both rural and urban areas.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ More people's health and wellbeing improved through visiting woodlands</li> <li>■ Greater use being made of trees and woodlands for community projects and activities</li> <li>■ Trees and woodlands supporting the development of sustainable communities</li> <li>■ Woodlands enhancing and protecting the region's environment, together with safeguards for the heritage features within them</li> <li>■ Woodland habitats and species being brought into good ecological condition</li> <li>■ The economic value of woodland products to the region being increased</li> <li>■ Woodlands playing a greater role in attracting tourism, inward investment and other economic activity</li> <li>■ Woodlands and trees, especially ancient woodlands and veteran trees, protected from loss</li> </ul>



	<ul style="list-style-type: none"> <li>■ Integrated, strategic planning of woodland management</li> </ul>
<b>Implications for Part 2</b>	<p>Consideration should be given to developing policies which encourage new development to support woodlands in the plan area.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>PUSH GI Strategy (2010) and PUSH GI Implementation Strategy (2012)</b>	
The purpose of the Strategy is to identify existing green infrastructure (GI), consider what enhancements or introductions should be made, and to recommend how the Strategy might be delivered.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The aims of the strategy are to:</p> <ul style="list-style-type: none"> <li>■ Identify sub-regional strategic initiatives and project proposals to provide a high quality of life for the people who live and work in the sub-region.</li> <li>■ Seek to maximise multifunctional use of open space and natural spaces for a range of benefits including biodiversity, climate change, the production of food, fibre and fuel, economic investment and activity, health, landscape, recreation and well-being.</li> <li>■ Promote connectivity of all types of greenspace at a range of scales.</li> <li>■ Provide a key element of the sub-region's mitigation strategy in relation to the Habitats Regulations.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development which will contribute to creating GI and/or improving connectivity of existing GI.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## County

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<b>The Hampshire Landscape – A Strategy for the Future</b>
The strategy provides a framework for the economic and social requirements of those living and working in the countryside while ensuring the protection and conservation of the landscape through sustainable management. It also sets guidance for urban design and community planning in rural areas through Village Design Statements (VDS).

<b>Objectives, Targets &amp; Indicators</b>	<p><u>Landscape Character and Diversity</u></p> <ul style="list-style-type: none"> <li>To maintain and enhance the overall quality and diversity of landscape character across the county and the distinctive sense of place and individual identity of each particular area.</li> </ul> <p><u>Biological Diversity</u></p> <ul style="list-style-type: none"> <li>To support and complement the aims of the Biodiversity Action Plan for Hampshire, enhancing biological diversity throughout the wider countryside</li> </ul> <p><u>Development</u></p> <ul style="list-style-type: none"> <li>To support and complement planning policies by helping to ensure that new development respects and, where practicable, contributes towards enhancing the character and local sense of place of the landscape;</li> <li>Scarce and irreplaceable landscapes are recognised and respected when development proposals are being considered.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development to meet the objectives outlined above.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Assessment of Countryside Recreation and demand in Winchester 2007</b>	
<p>The aim of the report is to summarise the results and conclusions of the original reports covering the South Hampshire sub region and the Central Hampshire and New Forest area, focusing on the Winchester District Council area.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The report is concerned with the current and likely future demand for access to the countryside for informal recreational activities such as walking, walking dogs, cycling and horse riding in the Winchester District. It will assess:-</p> <ul style="list-style-type: none"> <li>The future supply and demand for Countryside Recreation Network</li> <li>The future supply and demand for Countryside Recreation Open Space</li> <li>Other evidence</li> </ul> <p>It's findings were:</p> <p><b>a. The rights of way network in Winchester is slightly more extensive than the county average</b></p> <p>The residents of Winchester benefit from the provision of a rights of way network that is very slightly above the county average. A higher than the county average percentage of this network is available for cycling, horse riding and carriage driving. It has been recognised that in the Forest of Bere area there is a high demand for equestrian access to the countryside and a lack of appropriate rights of way. Whilst only a proportion of the district is within the Forest of Bere there is some evidence to show that there is an increase in equestrian facilities within the district.</p> <p><b>b. There is likely to be an increased in demand for countryside recreation activities from residents of Winchester</b></p>

	<p>The population in Winchester is predicted to increased by 17% from 2006 to 2026 (based on the recommendations in the draft South East Plan). The demand for access to the countryside via the footpath and bridleway network is likely to increase by 16%, whilst visits to countryside sites (including country parks) will increase by 15.6%.</p> <p><b>c. There is a lower than average propensity for people living in the Winchester area to visit a countryside site (including country parks)</b> Currently 29.25% of the population in Winchester District visit a countryside site or park, which is slightly lower than the county average. The survey has shown a decline in both visits to countryside sites and use of footpaths and bridleways from Winchester residents between the 2004/2005 survey and the 2006/2007 survey. This information should be treated with caution, as the sample sizes are small and there is no explanation for this drop, but it is worth noting in case this indicates the start of a trend.</p> <p><b>d. The greatest demand for countryside recreation activities is likely to be from people aged 35+</b> Winchester District is likely to experience a significant increase in the population aged 65 and over. This is expected to have an impact on the demand for both visits to countryside sites and parks and the use of footpaths and bridleways, however the predominant users, in terms of numbers, are still predicted to be from the 35-54 age groups.</p>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development which contributes to increasing access to the countryside and open space..</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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<b>Winchester City Council Open Space Strategy 2012/13</b>	
The Strategy provides a comprehensive framework for the provision of outdoor, public recreational space in the Plan area.	
<b>Objectives, Targets &amp; Indicators</b>	The Strategy is used by the City Council's Planning Officers as a basis for determining what recreational provision is required for new housing in the Plan area, or, alternatively, the amount of contribution that will be sought in lieu of that provision. Contributions are paid into a special Open Space Fund, where they are retained for use in the area where the developments have taken place, until appropriate open space schemes are implemented.
<b>Implications for Part 2</b>	<p>Policies should seek to protect existing open space and for new development require contribution towards creation and/or enhancement of existing.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Winchester Built Facilities Assessment 2013</b>	
The document assesses the adequacy of provision in 10 main settlements, and identifies opportunities to overcome any shortfalls in provision. The document aims to support strategies with an appropriate evidence base.	
<b>Objectives, Targets &amp; Indicators</b>	Increase the number of physically active people and the numbers of sports related employees whilst improving access to good quality facilities.
<b>Implications for Part 2</b>	Consideration to be given to allocating land for sports provision and addressing identified shortfalls, and encouraging development which will improve/ add to/ improve access to sports facilities. The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>The South Downs Management Plan 2008-2013: Vision, Policy and Action for the South Downs nationally protected landscape.</b>	
<b>The aims of this Management Plan are:</b>	
<ul style="list-style-type: none"> <li>■ First and foremost, the protection, conservation and enhancement of the natural beauty of the South Downs</li> <li>■ Second, the promotion of opportunities for the understanding and quiet enjoyment of the area's special qualities</li> <li>■ Third, the encouragement of sustainable forms of economic and community development in ways that help support the first two aims.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	In summary the 10 Ambitions for the South Downs are to achieve: <ol style="list-style-type: none"> <li>1. An unspoilt landscape of the highest quality and diversity</li> <li>2. An historic and cultural heritage valued by local people and visitors and benefiting future generations</li> <li>3. A tranquil landscape with extensive dark night skies</li> <li>4. A landscape rich in wildlife, with extensive swathes of interlinking habitat managed to maximise benefits for nature</li> <li>5. Unpolluted air, soil and water to allow the landscape and wildlife of the South Downs to be sustained, and reduced CO2 emissions that exceed government targets</li> <li>6. Sustainable management of the land supported by the necessary skills and expertise</li> <li>7. A buoyant local economy supported by, and directly contributing to the management of natural beauty and its enjoyment</li> <li>8. Wide ranging opportunities for countryside recreation and access respecting the natural beauty of the South Downs</li> <li>9. Sustainable communities strongly linked to the locality, with the housing to support local needs and essential workers</li> <li>10. Widespread awareness and understanding of the South Downs</li> </ol>
<b>Implications for Part 2</b>	Consideration should be given to developing policies which will reflect the requirements of this plan. The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Winchester Green Infrastructure Study (2010)</b>	
<p>The study identifies Winchester's broad range of Green Infrastructure assets and their distribution, including landscape and water-based 'blue' elements, formal greenspace, sites of high biodiversity value and the Rights of Way network. The Study identifies Green Infrastructure deficiencies within the District and suggests a number of principles and recommendations for new opportunities and project initiatives, particularly for the Strategic Development Areas, the strategic allocations in the Core Strategy and the higher level settlements.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ Incorporate Biodiversity Opportunity Areas into Biodiversity Action Plans</li> <li>■ Apply open and natural greenspace standards/ Winchester PPG 17 study to smaller allocations</li> </ul> <p>Core Principles to Inform GI Provision across Winchester:</p> <p>Principle 1 Provision of new facilities to serve the strategic allocations and other development proposals will be dependant on the implementation of the Core Strategy's policy relating to formal public space. Where possible, play and recreation space should be designed to create links with other greenspace to create habitat continuity and walking and cycling opportunities.</p> <p>Principle 2 Where possible new public parks should be designed to create links with other greenspace to create habitat continuity and walking and cycling opportunities.</p> <p>Principle 3. Existing footpaths across the strategic allocation sites must be preserved and enhanced and form the basis for internal site GI and links to the wider external GI,</p> <p>Principle 4 Working with landowners to secure management agreements to manage land in the best interests of landscape, biodiversity and public access.</p> <p>Principle 5 Working with landowners and South Downs NPA to secure management agreements to manage land in the best interests of landscape, biodiversity and public access.</p> <p>Principle 6 Encourage and support areas with public access and encourage the provision of new areas, particularly in relation to strategic allocations and any substantial development in the Level 1 settlements. Promote the long term provision of a 500ha site to serve the District.</p>
<b>Implications for Part 2</b>	<p>Policies should take account of the principles above and protect and where possible enhance GI within the plan area.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>



## A.1.6 Cultural heritage including Architectural and Archaeological Heritage

### International

<b>Convention on the Protection of the Archaeological heritage of Europe, Revised 1992</b>	
The Valletta Treaty or Malta Convention is an initiative from the Council of Europe. The treaty aims to protect the European archaeological heritage 'as a source of European collective memory and as an instrument for historical and scientific study. All remains and objects and any other traces of humankind from past times are considered elements of the archaeological heritage. The notion of archaeological heritage includes structures, constructions, groups of buildings, developed sites, moveable objects, monuments of other kinds as well as their context, whether situated on land or under water.	
<b>Objectives, Targets &amp; Indicators</b>	Articles 3 and 4 of the Convention concerns requirements of Member States to preserve and protect archaeological heritage. Article 5 requires member states to involve archaeologists in developing plans and decision making.
<b>Implications for Part 2</b>	The preservation and protection of archaeological heritage is an important issue and policies in Part 2 should take account of this.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Unesco World Heritage Convention</b>	
Authored by the UN Educational, Scientific and Cultural Organisation and published in 1972.	
Each state signed up to the Convention has to ensure the identification, protection, conservation, presentation and transmission to future generations of the cultural and national heritage situated on its territory.	
<b>Objectives, Targets &amp; Indicators</b>	To establish an effective system of collective protection of the cultural and natural heritage of outstanding universal value organised on a permanent basis and in accordance with modern scientific methods.
<b>Implications for Part 2</b>	Policies should ensure the protection of the plan area's unique heritage.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## National

Department for Culture, Media and Sport - The Historic environment: A Force for the Future	
The government looks to a future in which the historic environment: has a clear leadership and policy framework to match public interest is accessible and can be identified with by everyone and used as a learning resource is protected and sustained for the benefit of our own and future generations is harnessed as an economic asset.	
<b>Objectives, Targets &amp; Indicators</b>	No. of listed buildings. Condition of listed buildings. No. of buildings on the local list grants for listed building improvements.
<b>Implications for Part 2</b>	The Policies should take account of government's vision for the preservation and enhancement of the historic environment and policies should consider its use as an economic asset and regeneration tool.  The SA Framework has been developed to take account of the objectives, targets and indicators.

NPPF 2012	
Local planning authorities should set out in their Local Plan a positive strategy for the conservation and enjoyment of the historic environment, 29 including heritage assets most at risk through neglect, decay or other threats. In doing so, they should recognise that heritage assets are an irreplaceable resource and conserve them in a manner appropriate to their significance.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ the desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;</li> <li>■ the wider social, cultural, economic and environmental benefits that conservation of the historic environment can bring;</li> <li>■ the desirability of new development making a positive contribution to local character and distinctiveness; and</li> <li>■ opportunities to draw on the contribution made by the historic environment to the character of a place.</li> </ul>
<b>Implications for Part 2</b>	The policies should ensure the protection of the plan area's unique heritage in line with the indicators above.  The SA Framework has been developed to take account of the objectives, targets and indicators.

The Government's Statement on the Historic Environment for England
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The Government Statement presents a vision for realising the potential of the historic environment and recognising the contribution that it makes to our collective aims.	
<b>Objectives, Targets &amp; Indicators</b>	Its vision is "that the value of the historic environment is recognised by all who have the power to shape it; that Government gives it proper recognition and that it is managed intelligently and in a way that fully realises its contribution to the economic, social and cultural life of the nation". The Statement sets out the value of heritage for all of these aspects and the role of Government and of its partners in recognising this. It presents six broad strategic aims for the future: strategic leadership, a protective framework, local capacity, public involvement, direct ownership and a sustainable future.
<b>Implications for Part 2</b>	The policies seek to encourage development that would promote the historic environment and promote its economic value.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>The National Heritage Protection Plan (NHPP) 2011-2015</b>	
This Plan is principally but not exclusively focussed on how EH will deploy its own resources and those it provides to others in order to deliver projects in the Plan. EH will ensure that its delivery centres on those activities that only it can do, or can do more efficiently and effectively than others. However, the intention is that annual reviews of the Plan will provide a framework that will: <ul style="list-style-type: none"> <li>■ encourage greater collaborative working between partner organisations;</li> <li>■ capture the priorities and aspirations of the wider community;</li> <li>■ help deliver those aspirations, within the resources available;</li> <li>■ become in time a comprehensive overview of planned work.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Plan is divided into four main stages: Foresight, Threat, Understanding, and Responses. It is supported by a range of wider strategic functions and activities carried out by English Heritage and the sector.</p> <p>The heart of delivery of the NHPP is the Action Plan. It arranges the flow of foresight; assessing and responding to threat; understanding what is threatened; and delivering appropriate protection and/or management responses into eight separate Measures:</p> <ol style="list-style-type: none"> <li>1. Foresight</li> <li>2. Strategic Threat: Assessment and Response</li> <li>3. Understanding: Recognition/Identification of the Resource</li> <li>4. Understanding: Assessment of Character and Significance</li> <li>5. Responses: Protecting Significance</li> <li>6. Responses: Managing Change</li> <li>7. Responses: Protecting and Managing English Heritage Historic Properties</li> <li>8. Responses: Grant-aid for Protection</li> </ol>

<b>Implications for Part 2</b>	<p>Consideration should be given to developing policies which seek to protect national heritage.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>
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**Regional**

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<b>Partnership for Urban South Hampshire – Cultural Infrastructure Audit 2010</b>	
	<p>The study is primarily concerned with identifying, auditing and analyzing the current state and usage of cultural facilities which are either publicly owned, managed or regularly funded or supported by Local Authorities , or by Arts Council England as a ‘regularly funded organisation’. The study is limited to the following types of cultural infrastructure:</p> <p>Public libraries</p> <ul style="list-style-type: none"> <li>■ Public archives</li> <li>■ Publicly owned and/or regularly supported facilities for the arts, made up of:                             <ul style="list-style-type: none"> <li>○ Galleries housing permanent or temporary exhibitions;</li> <li>○ Multi use arts venues and theatres;</li> <li>○ Production, rehearsal and education space for the arts; and</li> </ul> </li> <li>■ Publicly owned and/or regularly supported Accredited Museums.</li> </ul>
<b>Objectives, Targets &amp; Indicators</b>	<p>A number of ‘next steps’ are recommended to move the agenda for cultural provision forward in PUSH:</p> <ul style="list-style-type: none"> <li>■ There is a need for more information on the capacity and suitability of spaces for the arts. This is necessary if any realistic analysis is to take place of the needs for arts generated by growth. There is also a need to fill the gaps in catchment and size information for some cultural facilities.</li> <li>■ Consideration should be given to carrying out a spatial planning review, as carried out in the original PUSH study of 2009, for the non-PUSH Districts.</li> <li>■ Cultural officers should review their needs in the context of local service reorganisation needs and the demands created by population growth, producing relevant strategies and project listings.</li> <li>■ Planners should be approached to consider how to incorporate information on needs for cultural infrastructure within infrastructure delivery plans accompanying LDFs.</li> <li>■ Consideration should be given to the adoption of appropriate cultural benchmark figures across individual local authority</li> </ul>

	<p>areas or sub regions. This could be along the following lines:</p> <ul style="list-style-type: none"> <li>o For libraries, a benchmark of 35 sq m per 1,000 population for the cities of Portsmouth and Southampton, and 30 sq m for the remainder of the study area;</li> <li>o For archives, the figure of six sq m per 1,000 population of purpose built, fit for purpose, space across the PUSH area, with an agreed proportion of any tariff payments devoted to Portsmouth City, Southampton City and Hampshire County Council archives;</li> <li>o For museums, a figure determined authority by authority, based on the 28sq m per 1,000 population benchmark, reflecting the level of other non local authority museum provision in the local area; and</li> <li>o A benchmark of 45 sq m per 1,000 people for arts facilities, depending on local circumstances and existing provision.</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Consideration should be given to developing policies which seek to enhance the cultural heritage of the PUSH area as well as Winchester District.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

**Local**

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<p><b>Culture, Innovation and the Winchester Economy 2014-2019</b></p>	
<p>The strategy sets a case for the development of Winchester City Councils role in fostering a vibrant contemporary cultural profile for Winchester District and indicates a plan for achieving this.</p>	
<p><b>Objectives, Targets &amp; Indicators</b></p>	<ul style="list-style-type: none"> <li>■ Attract people of skill, talent and enterprise</li> <li>■ Encourage graduate retention</li> <li>■ Sustain and develop Winchester’s visitor appeal</li> <li>■ Attract new investment to the district</li> <li>■ Improve social well-being</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Policies should seek to encourage development which will enhance the cultural heritage of Winchester.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.7 Biodiversity, Fauna, Flora and Soil

### International

<b>EU Habitats Directive [Directive 92/43/EC] 1992</b>	
<p>The Habitats Directive is a major European initiative that aims to contribute towards protecting biodiversity - the variety of life - through the conservation of natural habitats and wild plants and animals. Recognising that wildlife habitats are under pressure from increasing demands made on the environment, the Directive provides for the creation of a network of protected areas across the European Union to be known as 'Natura 2000' sites. This network includes Special Areas of Conservation (SACs) and Special Protection Areas (SPAs), which, on land, are already Sites of Special Scientific Interest (SSSIs).</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>Maintain or restore in a favourable condition designated natural habitat types and habitats of designated species listed in Annexes I and II respectively of the Directive. If a project compromising one of these habitats must proceed in spite of negative conservation impacts due to it being in the public interest, compensatory measures must be provided for. Linear structures such as rivers/streams, hedgerows, field boundaries, ponds, etc., that enable movement and migration of species should be preserved.</p>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the Directive.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>The EC Directive on the Conservation of Wild Birds 79/409/EEC 1979</b>	
<p>The Birds Directive has created a protection scheme for all of Europe's wild birds, identifying 194 species and sub-species (listed in Annex I) among them as particularly threatened and in need of special conservation measures. There are a number of components to this scheme. Within others, Member States are required to designate Special Protection Areas (SPAs) for the 194 threatened species and all migratory bird species. SPAs are scientifically identified areas critical for the survival of the targeted species, such as wetlands. The designation of an area as a SPA gives it a high level of protection from potentially damaging developments.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>Imposes duty on Member States to sustain populations of naturally occurring wild birds by sustaining areas of habitats in order to maintain populations at ecologically and scientifically sound levels.</p>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the Directive.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>The Convention on Biological Diversity, Rio de Janeiro 1992</b>	
This convention was agreed among the vast majority of the world's governments and sets out their commitments to maintaining the world's biodiversity so to achieve a more sustainable economic development. The Convention establishes three main goals: the conservation of biological diversity, the sustainable use of its components, and the fair and equitable sharing of the benefits from the use of genetic resources.	
<b>Objectives, Targets and Indicators</b>	Article 6a requires each Contracting Party to develop national strategies, plans or programmes for the conservation and sustainable use of biological diversity.
<b>Implications for Part 2</b>	Policies must be developed in line with the requirements of the Convention.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>The Convention on Wetlands (Ramsar) 1971</b>	
The Convention on Wetlands is an intergovernmental treaty that provides the framework for national action and international cooperation for the conservation and wise use of wetlands and their resources. It was adopted in the Iranian city of Ramsar in 1971 and came into force in 1975, and it is the only global environmental treaty that deals with a particular ecosystem. The Convention's member countries cover all geographic regions of the planet.	
<b>Objectives, Targets and Indicators</b>	Each Contracting Party "shall designate suitable wetlands within its territory for inclusion in a List of Wetlands of International Importance".  The Parties "shall formulate and implement their planning so as to promote the conservation of the wetlands included in the List, and as far as possible the wise use of wetlands in their territory".  And the Parties "shall consult with each other about implementing obligations arising from the Convention especially in the case of a wetland extending over the territories of more than one Contracting Party or where a water system is shared by Contracting Parties".
<b>Implications for Part 2</b>	Policies must be developed in line with the requirements of the Convention.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## National

<b>Natural Environment White Paper: The Natural Choice: securing the value of nature (2011)</b>	
The White Paper intends to rethink our relationship with nature and the way we value the benefits we get from it. The white paper will focus on climate change, the green economy and demographic change.	
<b>Objectives, Targets &amp; Indicators</b>	The white paper will mainstream the value of nature across our society by: <ul style="list-style-type: none"> <li>- facilitating greater local action to protect and improve nature;</li> <li>- creating a green economy, in which economic growth and the health of our natural resources sustain each other, and markets, business and Government better reflect the value of nature;</li> <li>- strengthening the connections between people and nature to the benefit of both; and <ul style="list-style-type: none"> <li>- showing leadership in the EU and internationally to protect and enhance natural assets globally.</li> </ul> </li> </ul>
<b>Implications for Part 2</b>	Policies must ensure that new developments will consider the natural environment and economic growth.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Natural Environment and Rural Communities Act 2006</b>	
An Act that makes provision about: bodies concerned with the natural environment and rural communities; wildlife, sites of special scientific interest, National Parks and the Broads; Inland Waterways Amenity Advisory Council. Also amends the law relating to rights of way; includes administrative arrangements in connection with functions relating to the environment and rural affairs.	
<b>Objectives, Targets and Indicators</b>	Outlines Natural England's purpose as including: <ul style="list-style-type: none"> <li>(a) promoting nature conservation and protecting biodiversity,</li> <li>(b) conserving and enhancing the landscape,</li> <li>(c) securing the provision and improvement of facilities for the study, understanding and enjoyment of the natural environment,</li> <li>(d) promoting access to the countryside and open spaces and encouraging open-air recreation, and</li> <li>(e) contributing in other ways to social and economic well-being through management of the natural environment.</li> </ul>
<b>Implications for Part 2</b>	The Policy team will need to work closely with NE as a statutory consultee to ensure the protection and enhancement of the area's natural environment.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>NPPF 2012</b>

<p>The planning system should contribute to and enhance the natural and local environment by:</p> <ul style="list-style-type: none"> <li>■ protecting and enhancing valued landscapes, geological conservation interests and soils;</li> <li>■ recognising the wider benefits of ecosystem services;</li> <li>■ minimising impacts on biodiversity and providing net gains in biodiversity where possible, contributing to the Government's commitment to halt the overall decline in biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures;</li> <li>■ preventing both new and existing development from contributing to or being put at unacceptable risk from, or being adversely affected by</li> <li>■ unacceptable levels of soil, air, water or noise pollution or land instability; and</li> <li>■ remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	In preparing plans to meet development needs, the aim should be to minimise pollution and other adverse effects on the local and natural environment. Plans should allocate land with the least environmental or amenity value, where consistent with other policies in this Framework.
<b>Implications for Part 2</b>	<p>Policies should reflect the requirements of the NPPF.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>UK Biodiversity Action Plan</b>	
The UK BAP was published in response to the requirements of the Convention on Biological Diversity (1992).	
<b>Objectives, Targets and Indicators</b>	It highlights a number of priority habitats and species with associated action plans.
<b>Implications for Part 2</b>	<p>Policies should seek to conserve and where possible enhance priority habitats and species.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Wildlife and Countryside Act 1981 (as amended)</b>	
The act implements the Convention on the Conservation of European Wildlife and Natural Habitats (the 'Bern Convention') and the European Union Directives on the Conservation of Wild Birds and Natural Habitats. The Act is concerned with the protection of wildlife and their habitat (countryside, national parks and designated protected areas).	
<b>Objectives, Targets &amp; Indicators</b>	Addresses the problem of species protection and habitat loss by setting out the protection that is afforded to wild animals and plants in Britain.  Indicators: species monitoring
<b>Implications for Part 2</b>	Policies should seek to protect species identified in this Act.  The SA Framework has been developed to take account of the objectives, targets and indicators.
<b>TCPA Biodiversity By Design – A guide for sustainable communities 2004</b>	
The aim of the guide is to provide guidance on how to maximise the opportunities for biodiversity in the planning and design of sustainable communities. The document covers each stage of the design process, presenting a toolkit of best practice that can be tailored to different scales of opportunity.	
<b>Objectives, Targets &amp; Indicators</b>	Design Principles: <ul style="list-style-type: none"> <li>▪ Ecological Function – Biodiversity is the variety of life, from genetic variation to communities and organisms.</li> <li>▪ Realising Benefits – Biodiversity can deliver the benefits of ecological services, improved quality of life and added economic value.</li> <li>▪ Connecting with Nature – Ways in which people can be connected with nature.</li> </ul> <p>The document also promotes community stewardship, which can assist in ensuring that amenities respond to local needs, dissuade vandalism, and reduce management costs and further educational aims.</p>
<b>Implications for Part 2</b>	Consideration should be given to developing policies using the TCPA guidance.  The SA Framework has been developed to take account of the objectives, targets and indicators.



<b>The Conservation of Habitats and Species Regulations 2010 (as amended)</b>	
These Regulations consolidate the Conservation (Natural Habitats, &c.) Regulations 1994(1) ("the 1994 Regulations"). They also implement aspects of the Marine and Coastal Access Act 2009(2) ("the Marine Act").	
<b>Objectives, Targets &amp; Indicators</b>	<p>These Regulations transpose Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora ("the Habitats Directive").</p> <p>Part 6 – Assessment of plans and projects Regulations 60 to 67 require the effect on a European site to be considered before the granting of consents or authorisations of a kind specified in regulations 68 to 101, including the grant of planning permission, consents under the Electricity Act 1989, authorisations under the Pipe-lines Act 1962, orders under the Transport and Works Act 1992, environmental permits, abstraction licences and marine works. Regulation 61 provides that a competent authority may not authorise a plan or project that may adversely affect the integrity of a European site, subject to the exceptions set out in regulation 62 (considerations of overriding public interest). Chapter 8 of Part 6 sets out similar requirements in relation to land-use plans and national policy statements.</p>
<b>Implications for Part 2</b>	<p>Policies will need to comply with the requirements of these Regulations.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>The Natural Choice: securing the value of nature 2011</b>	
The White Paper outlines the Government's vision for the natural environment over the next 50 years, along with practical action to deliver that ambition.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Paper seeks to mainstream the value of nature across society by:</p> <ul style="list-style-type: none"> <li>■ facilitating greater local action to protect and improve nature;</li> <li>■ creating a green economy, in which economic growth and the health of our natural resources sustain each other, and markets, business and Government better reflect the value of nature;</li> <li>■ strengthening the connections between people and nature to the benefit of both; and</li> <li>■ showing leadership in the European Union and internationally, to protect and enhance natural assets globally.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to encourage development that will contribute to the green economy and that will protect and improve nature.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Biodiversity 2020: A strategy for England's wildlife and ecosystem services</b>	
New biodiversity strategy for England which builds on the Natural Environment White Paper and provides a comprehensive picture of how the UK is implementing its international and EU commitments. It sets out the strategic direction for biodiversity policy for the next decade on land (including rivers and lakes) and at sea.	
<b>Objectives, Targets &amp; Indicators</b>	The mission for this strategy, for the next decade, is 'to halt overall biodiversity loss, support healthy well-functioning ecosystems and establish coherent ecological networks, with more and better places for nature for the benefit of wildlife and people.'
<b>Implications for Part 2</b>	Policies should seek to protect and enhance existing biodiversity and consider implications of climate change on biodiversity.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## Regional

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<b>Seeing the Woods for the trees: A Forestry and Woodlands Framework for the South East Region 2004</b>	
<i>Seeing the Wood for the Trees</i> sets out a framework for the future development of woodlands and forestry in the South East.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ Better places for people to live</li> <li>■ Enhanced environment and biodiversity</li> <li>■ A stronger contribution to the economy</li> <li>■ A secure future for our woodland resources</li> </ul> <p>This is a comprehensive framework covering all aspects of woodlands. Indicators can include number of veteran trees, acreage of tree cover, economic analysis of economic base of forestry, public access.</p>
<b>Implications for Part 2</b>	Consideration should be given to developing policies which protect veteran trees, forests and public access.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## Habitats Regulations Review of South Hampshire Strategy 2012

<p>This report documents the HRA-lite process. PUSH have decided not to prepare a HRA for the SHS, but wish to apply the strategic principles of the process to inform statutory plan making at the local plan level. The report comprises an evidence gathering exercise to provide a baseline of designated sites within proximity to the strategy area and insight into possible issues which may arise from the development and implementation of the SHS. A thorough assessment of policies and their potential effects upon European sites has been undertaken, coupled with appropriate recommendations on avoidance and mitigation. This report represents a flagging exercise to alert plan makers to the issues relating to European sites. This report is focused at a strategic level; local level information and implementation will be investigated through the statutory channels of relevant local policies and allocations.</p>	
<p><b>Objectives, Targets &amp; Indicators</b></p>	<p>The detailed further assessment of the remaining policies identified likely significant effects with the following ten policies:</p> <ul style="list-style-type: none"> <li>Policy 2: Urban Regeneration;</li> <li>Policy 3: North of Fareham Strategic Development Area;</li> <li>Policy 4: South Hampshire-wide provision for development;</li> <li>Policy 6: Provision for net new employment floor space 2011-2026</li> <li>Policy 7: Allocation of employment sites;</li> <li>Policy 10: Retailing and city/town centres;</li> <li>Policy 11: Provision for net additional homes 2011-2026;</li> <li>Policy 13: Infrastructure;</li> <li>Policy 16: Culture &amp; Tourism;</li> <li>Policy 17: Managing flood risk, water and wastewater; and</li> <li>Policy 18: Energy.</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Consideration should be given to the possibility of cumulative effects arising from the creation of Part 2 policies in conjunction with the policies above.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

### Solent Disturbance and Mitigation Project

The project was initiated by the Solent Forum in response to concerns over the impact of recreational pressure on features of the Solent SPA, SAC and Ramsar Sites. Of particular concern is the likely effect of increased visitor pressure and recreational use on these sites arising from proposed new housing development within reach of the Solent shores. The report reviews the policies in the South East Plan for new housing within the local authority areas bordering the Solent SPA, SAC and Ramsar Sites and changes to the Plan that have been proposed by the Secretary of State to protect and enhance biodiversity.

Phase I of this project has (i) collated existing data on the distribution of housing and human activities around the Solent, (ii) assessed stakeholder opinion of the importance of recreational disturbance on birds through a series of workshops and interviews, (iii) collated data on bird distribution and abundance around the Solent and (iv) outlined the range of mitigation measures that could potentially minimise the impacts of increased recreational disturbance caused by increased housing in the Solent area.

Phase 2 of the project involved the collection of primary data, including bird surveys to look at levels of disturbance, and visitor and household

surveys to gather an understanding of the level of recreational use of the Solent coast and identify the catchment area for visitors. This data was fed into a computer model simulating the impact of disturbance on bird survival rates to enable predictions to be made of the likely effects of additional recreational use of the Solent coast in the future as a result of additional residential development (based on the South East Plan housing figures). The modelling showed a likelihood that additional bird deaths would arise as a result of additional development in the area surrounding the Solent coast.

Consequently, Natural England’s advice (letter dated 31 May 2013) is that the SDMP work represents the best available evidence, and therefore avoidance measures are required in order to ensure a significant effect, in combination, arising from new housing development around the Solent, is avoided.” Avoidance and mitigation measures could be put in place individually in response to each development. In such cases evidence would be needed to show that the measures would mitigate the harm. In most cases, however, it would be beneficial to take a strategic approach, especially for smaller developments, linked to the SDMP evidence base and its recommendations for an avoidance and mitigation strategy. It is likely that Natural England will object to developments of 50+ dwellings where no mitigation in respect of the adverse impact of the development on the protected sites of the Solent is proposed. These schemes would be required to secure their own mitigation and demonstrate in an ‘appropriate assessment’ that the mitigation would be sufficient. Schemes of 10-50 dwellings would be assessed by NE on a case- by-case basis and it is these schemes in particular which would benefit from a wider strategic framework for mitigation. Furthermore Natural England has indicated that it will expect schemes of under 10 houses to make a contribution from the end of 2013.

A strategic approach is favoured by Natural England and by the officers of the local planning authorities. Such an approach would need to ensure that mitigation kept pace with the occupancy of new development. It is thought that Natural England will be satisfied if measures are put in place according to the SDMP proposed mitigation strategy whereby a short-term, interim, framework for a strategic avoidance and mitigation package is put in place. This interim mitigation scheme must be established as soon as possible while work is undertaken to develop a permanent package, which may take some time to develop.

<b>Objectives, Targets &amp; Indicators</b>	The report highlights the high current human population living within a short distance of the Solent shoreline. There are high levels of housing around the shoreline, with particularly high densities in the urban areas of Southampton and Portsmouth. Future development is likely to result in a large increase in the residential population, particularly in the vicinity of Southampton, Portsmouth and Fareham.
<b>Implications for Part 2</b>	Development policies will have to take account of the findings of this Project.  The SA Framework has been developed to take account of the objectives, targets and indicators.

## County

### Biodiversity Action Plan for Hampshire 1998

This Plan translates the broad guidelines laid down by <i>Biodiversity: The UK Action Plan</i> into locally relevant priorities for the conservation of species and habitats in Hampshire. Taking in opinions from a wide range of stakeholders the Plan aims to establish targets and actions in order to conserve Hampshire's Biodiversity. The broad aims set out to improve the County Councils performance in conserving and enhancing the natural environment of Hampshire; Use the benefits of biodiversity in delivering services such as education and social welfare; Raising awareness of biodiversity.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ To audit, identify and prepare action plans for species and habitats of national and local conservation concern.</li> <li>■ Review the potential impacts of competing land-use's to be considered in appropriate action.</li> <li>■ Protect and conserve priority habitats and species.</li> <li>■ Manage habitats in rural and urban areas to maximize the value for biodiversity.</li> <li>■ Encourage lifestyle changes that help protect the environment.</li> </ul> <p>Indicator: proposed audits</p>
<b>Implications for Part 2</b>	<p>Policies should seek to conserve and where possible enhance priority habitats and species.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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<b>Biodiversity Action Plan for Winchester 2005</b>	
Winchester District's BAP identifies actions and projects on the ground, which work towards the Hampshire and UK BAP targets for habitats and species and outlines the priority habitats and species in the Winchester district making recommendations for their conservation.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Objectives:</p> <ul style="list-style-type: none"> <li>■ To audit the biodiversity of the region</li> <li>■ To identify strategic areas for biodiversity action</li> <li>■ To direct WCC, its partners and community in: <ul style="list-style-type: none"> <li>- Land management for the conservation of biodiversity in the district</li> <li>- Raising awareness of the districts biodiversity and issues affecting it</li> <li>- Protection of biodiversity through the planning system</li> <li>- Involvement in a practical conservation and biological recording</li> </ul> </li> </ul> <p>Actions:</p> <ul style="list-style-type: none"> <li>■ Ensure SSSI and SINC land is in favourable condition</li> <li>■ Create buffer areas around designated BAP habitat</li> </ul>

	<ul style="list-style-type: none"> <li>▪ Ensure land management protects the water ecosystem</li> <li>▪ Ensure water levels are managed so as to support wetland biodiversity</li> <li>▪ Protect BAP habitat outside of designated sites</li> <li>▪ Maximise land under Environmental Stewardship Schemes</li> <li>▪ Restore priority habitats using sensitive management</li> <li>▪ Protect ancient tress in the district</li> <li>▪ Promote biodiversity and its conservation to the public</li> <li>▪ Organise events which are open to the local community</li> <li>▪ Promote wildlife gardening in settlements</li> <li>▪ Create wildlife habitats in urban and suburban areas</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Policies should seek to conserve and where possible enhance priority habitats and species.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.8 Water

### International

<b>Nitrates Directive (91/676/EEC)</b>	
The Directive addresses water pollution by nitrates from agriculture. It seeks to reduce or prevent the pollution of water caused by the application and storage of inorganic fertiliser and manure on farmland. It is designed both to safeguard drinking water supplies and to prevent wider ecological damage in the form of the eutrophication of freshwater and waters generally.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Every four years member states shall report on polluted or likely to be polluted waters and designed vulnerable zones, and measures and actions taken to reduce the pollution from nitrates.</p> <p>Polluted waters are:</p> <ul style="list-style-type: none"> <li>■ Surface freshwaters, in particular those used or intended for the abstraction of drinking water, that contain or could contain, than the concentration of nitrates laid down in accordance with Directive 75/440/EEC;</li> <li>■ Ground-water containing or that could contain more than 50 mg/l nitrates; and</li> <li>■ Natural freshwater lakes, other freshwater bodies, estuaries, coastal waters and marine waters found or likely to be eutrophic.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies relating to agriculture development must comply with the Directive.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>
<b>Directive 2000/60/EC Establishing a Framework for the Community Action in the Field of Water Policy (The Water Framework Directive)</b>	
The WFD sets a framework for the long-term sustainable management of water resources. It establishes a river catchment structure for the management of all inland and coastal waters including groundwater.	
<b>Objectives, Targets &amp; Indicators</b>	Requires all Member States to achieve 'good ecological status' of inland water bodies by 2015, and limits the quantity of groundwater abstraction to that portion of overall recharge not needed by ecology.
<b>Implications for Part 2</b>	<p>Policies relevant to the Directive will need to comply with the requirements of the Directive.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators where applicable.</p>

## National

<b>Flood and Water Management Act 2010</b>	
The Flood and Water Management Act provides for better, more comprehensive management of flood risk for people, homes and businesses, helps safeguard community groups from unaffordable rises in surface water drainage charges and protects water supplies to the consumer. The Act implements Sir Michael Pitt's recommendations requiring urgent legislation, following his review of the 2007 floods.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ To give the Environment Agency an overview of all flood and coastal erosion risk management and unitary and county councils the lead in managing the risk of all local floods.</li> <li>■ To introduce an improved risk based approach to reservoir safety.</li> <li>■ To encourage the uptake of sustainable drainage systems by removing the automatic right to connect to sewers and providing for unitary and county councils to adopt SUDS for new developments and redevelopments.</li> </ul>
<b>Implications for Part 2</b>	The Authorities will need to further consider the relationship between planning and flood risk management; and provide strong policies to implement sustainable drainage systems.

<b>Water for people and the environment: Water Resources Strategy for England and Wales 2009</b>	
The strategy sets out how we believe water resources should be managed over the coming decades so that water can be abstracted and used sustainably. Implementing the strategy will help to ensure there will be enough water for people and the environment now and in the future.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The strategies include a series of actions that we believe need to be taken to deliver a secure water supply and safeguard the environment. These include actions that will:</p> <ul style="list-style-type: none"> <li>• support housing and associated development where the environment can cope with the additional demands placed on it</li> <li>• allow a targeted approach where stress on water resources is greatest</li> <li>• ensure water is used efficiently in homes and buildings, and by industry and agriculture</li> <li>• provide greater incentives for water companies and individuals to manage demand</li> <li>• share existing water resources more effectively</li> <li>• further reduce leakage</li> <li>• ensure that reliable options for resource development are considered</li> <li>• allocate water resources more effectively in the future.</li> </ul>



<b>Implications for Part 2</b>	Policies should encourage developments which will secure the water supply and safeguard the environment. The SA Framework has been developed to take account of the objectives, targets and indicators.
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<b>Water for people and the environment: Water Resources Strategy - Regional Action Plan for Southern Region 2009</b>	
The aim for water is 'enough water for people and the environment'. The management and use of water and land must be shown to be sustainable - environmentally, socially and economically. We require the right amount of good quality water for people, agriculture, commerce and industry, and the environment.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Regional priorities</p> <ul style="list-style-type: none"> <li>• Driving water efficiency</li> <li>• Protecting the water environment</li> <li>• Greater integration between policy, planning and operations of water resources and water quality</li> <li>• 'Design standards' for public water supply and the related risk to the environment</li> <li>• Water industry progress</li> </ul>
<b>Implications for Part 2</b>	Policies should encourage water efficiency and protect the water environment. The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>NPPF 2012</b>	
The NPPF states that Local Plans should take account of climate change over the longer term, including factors such as flood risk. New development should be planned to avoid increased vulnerability to the range of impacts arising from climate change. When new development is brought forward in areas which are vulnerable, care should be taken to ensure that risks can be managed through suitable adaptation measures, including through the planning of green infrastructure.	
<b>Objectives, Targets and Indicators</b>	Inappropriate development in areas at risk of flooding should be avoided by directing development away from areas at highest risk, but where development is necessary, making it safe without increasing flood risk elsewhere. Local Plans should be supported by Strategic Flood Risk Assessment and develop policies to manage flood risk from all sources, taking account of advice from the Environment Agency and other relevant flood risk management bodies, such as lead local flood authorities and internal drainage boards. Local Plans should apply a sequential, risk-based approach to the location of development to avoid where possible flood risk to people and property and manage any residual risk, taking account of the impacts of climate change.
<b>Implications for</b>	Policies should be developed in line with the NPPF.

<b>Part 2</b>	The SA Framework has been developed to take account of the objectives, targets and indicators.
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<b>Underground, Under Threat – Groundwater Protection: Policy and Practice 2006 (Environment Agency)</b>	
<p>The document sets out a framework for the regulation and management of groundwater in a set of documents, collectively known as Groundwater Protection: Policy and Practice (GP3). In these the Environment Agency sets out its aims and objectives for groundwater, technical approach to its management and protection, the tools they use to do the work and their policies and approach to the application of legislation. The aims for the GP3 are:</p> <ul style="list-style-type: none"> <li>▪ to provide a framework for our statutory role – to ensure we use our powers in a consistent and transparent manner;</li> <li>▪ to encourage co-operation between ourselves and other bodies with statutory responsibilities for the protection of groundwater. These include national and local government, water companies, Natural England and the Countryside Council for Wales;</li> <li>▪ to promote our policies, so that land-users and potential developers may anticipate how we are likely to respond to a proposal or activity;</li> <li>▪ to influence the decisions of other organisations on issues we are concerned about but which we do not regulate;</li> <li>▪ to ensure that groundwater protection and management are consistent with our Vision for the environment and a sustainable future;</li> <li>▪ to provide vital information and background on groundwater protection in England and Wales.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Environment Agency's core groundwater policy is: To protect and manage groundwater resources for present and future generations in ways that are appropriate for the risks that we identify.</p> <p>To achieve this we aim:</p> <ul style="list-style-type: none"> <li>▪ to ensure we meet the needs of the environment and people;</li> <li>▪ to manage surface water and groundwater as an integrated whole;</li> <li>▪ to use robust measures to prevent the pollution of groundwater;</li> <li>▪ to achieve the environmental objectives of the Water Framework Directive;</li> <li>▪ to make information on groundwater available and raise the general awareness of groundwater issues;</li> <li>▪ to undertake research, so that we have a better understanding of groundwater processes;</li> <li>▪ to make sure our policies for managing groundwater support our work in the wider environment.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should seek to protect groundwater resources.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Regional

<b>PUSH Strategic Flood Risk Assessment Final Report 2007</b>	
This document summarises the background and policy for the development of SFRAs, the guiding principles for undertaking a SFRA, the outputs of the SFRA and strategic flood risk management guidance for the LPA.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The following key conclusions were drawn from the study:</p> <ul style="list-style-type: none"> <li>• The PUSH sub-region is exposed to flood risk from a number of sources.</li> <li>• The sub-region is protected from flooding from the sea by defences along the majority of its coastal frontages.</li> <li>• Climate change poses a significant risk to the sub-region.</li> <li>• The statistical analysis undertaken during Stage 1 of the SFRA concluded that the draft SEP housing target of 80,000 new dwellings in the PUSH sub-region by 2026 is feasible, with regard to flood risk, when assessed at the sub-regional level. However, when assessed at the LPA area scale, some of the housing targets may not be feasible due to the extent of the Flood Zones 2 and 3 within some LPA areas.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should encourage development which will reduce flood risk in the area and that appropriate mitigation is put in place so that new development is protected from flooding and does not increase the risk of flooding.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>South Hampshire: Integrated Water Management Strategy - Partnership for Urban South Hampshire (PUSH) 2008</b>	
<p>The objectives of the IWMS are to:</p> <ul style="list-style-type: none"> <li>■ Guide and inform the level and location of development to be accommodated in South Hampshire in accordance with the Draft South East Plan;</li> <li>■ Identify a preferred high level strategy for water management for the period to 2026, including the general location and timing of infrastructure requirements, the agencies responsible and the means of funding the necessary work; and</li> <li>■ Identify the further work necessary to implement the preferred strategy and to monitor its effectiveness over the plan period.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The main outcomes are:</p> <p><b>Water Supply</b> - South Hampshire currently has sufficient licensed resources to meet future demands for water. It appears that viable options exist to address both the proposed sustainability reductions and the proposed growth.</p> <p><b>Wastewater Management</b> - As with the conclusions on the water supply side, there are a range of uncertainties that have still to</p>

	<p>be resolved and this is not considered to be a context in which PUSH should accept an increase in the targets for housing growth.</p> <p><b>Flood Risk</b> - As assessment of the spatial distribution of housing in the sub-regional strategy concluded that the housing requirement for Eastleigh, Test Valley, Winchester, Fareham and East Hampshire can all be accommodated in Flood Zone 1 (no risk) as are the proposed areas for the SDAs. However, of the 80,000 houses required within the PUSH region, approximately 11,000 are allocated within Flood Zones 2 and 3.</p> <p><b>Planning and Water Management</b> - A series of planning policy recommendations have been developed to provide the PUSH authorities with a toolbox of methods to influence more integrated water management.</p> <p><b>Water Framework Directive</b> - PUSH will need to work closely with the EA and the Water Companies to ensure that it maintains a clear understanding of what impacts the new Directive may have on integrated water management as new development progresses.</p>
<b>Implications for Part 2</b>	<p>The requirements of the strategy will need to be taken in developing policies.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Southern Water (2009) Water Resource Management Plan 2010-2035</b>	
This Plan sets out in detail how Southern Water proposes to ensure that there is sufficient security of water supplies to meet the anticipated demands of all its customers over the 25-year planning period from 2010 to 2035.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Winchester is within the Hampshire South Water Resource Zone.</p> <p>A summary of the 25 year strategy for the Hampshire South WRZ is as follows:</p> <p><b>Schemes During AMP5</b></p> <ul style="list-style-type: none"> <li>■ Universal Metering</li> <li>■ Asset improvement schemes for groundwater sources (12.00 MI/d peak, 8.00 MI/d average)</li> <li>■ Increase Testwood WSW to licence limit</li> <li>■ Development of the enabling Testwood to Otterbourne transfer</li> <li>■ Optimisation of interzonal transfers (cross- Solent main)</li> </ul> <p><b>Schemes beyond AMP 5 – company only solution</b></p> <ul style="list-style-type: none"> <li>■ Candover &amp; Alre augmentation schemes</li> </ul>

	<ul style="list-style-type: none"> <li>▪ 7.8 MI/d of leakage reduction</li> <li>▪ R176 borehole rehabilitation</li> </ul> <p>And, subject to satisfactory completion of AMP5 schemes:</p> <ul style="list-style-type: none"> <li>▪ River Itchen Sustainability Reductions residual at end of AMP5</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should support development associated with the above plan.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## County

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<b>The Test and Itchen Catchment Abstraction Management Strategy Update 2008</b>	
<p>The Vision of the Test and Itchen Catchment Abstraction Management Strategy (CAMS) is to ensure that the river system is of the highest quality ensuring conservation of the rich diversity of wildlife in the river and wetland environment whilst providing for people's social and economic needs into the foreseeable future. The document sets out how much water is available in the catchments and details the Environment Agency's policies and actions relating to the management of this water, over the next 6 years.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>▪ Implement licence changes as required by Habitats Regulations</li> <li>▪ Review of Consents on River Itchen</li> <li>▪ Undertake ecological survey to ascertain conservation value of Anton and Pillhill Brook</li> <li>▪ Conduct study to investigate hydro-ecological impact of abstraction on Anton and Pillhill Brook</li> <li>▪ Undertake ecological survey comparing reaches of Bourne Rivulet</li> <li>▪ Conduct study to investigate hydro-ecological impact of abstraction on reaches of Bourne Rivulet</li> <li>▪ Undertake ecological survey to ascertain impacts of current and potential abstraction on Lower Test</li> <li>▪ Investigate potential flow distribution solutions to abstraction impacts on Lower Test</li> <li>▪ Investigate whether Habitats Regulations Review of Consents River Itchen conclusions can be applied to River Test</li> </ul>
<b>Implications for Part 2</b>	<p>Consideration should be given to developing policies which will seek to improve the quality of the Test and Itchen Catchment area.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.9 Material Assets

### International

<b>Directive 2008/98/EC on waste (Waste Framework Directive)</b>	
Directive 2008/98/EC sets the basic concepts and definitions related to waste management, such as definitions of waste, recycling, recovery. It explains when waste ceases to be waste and becomes a secondary raw material (so called end-of-waste criteria), and how to distinguish between waste and by-products.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Directive lays down some basic waste management principles: it requires that waste be managed without endangering human health and harming the environment, and in particular without risk to water, air, soil, plants or animals, without causing a nuisance through noise or odours, and without adversely affecting the countryside or places of special interest.</p> <p>The Directive introduces the "polluter pays principle" and the "extended producer responsibility". It incorporates provisions on hazardous waste and waste oils (old Directives on hazardous waste and waste oils being repealed with the effect from 12 December 2010), and includes two new recycling and recovery targets to be achieved by 2020: 50% preparing for re-use and recycling of certain waste materials from households and other origins similar to households, and 70% preparing for re-use, recycling and other recovery of construction and demolition waste. The Directive requires that Member States adopt waste management plans and waste prevention programmes.</p>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the Directive.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators where applicable.</p>

<b>Council Directive 1999/31/EC on the Landfill of Waste</b>
The Directive aims at reducing the amount of waste to landfill, to promote recycling and recovery and to establish high standards of landfill practice across the EU and, through the harmonisation of standards, to prevent the shipping of waste from one Country to another. The objective of the Directive is to prevent or reduce as far as possible negative effects on the environment from the landfilling of waste, by introducing stringent technical requirements for waste and landfills. The Directive also intends to prevent or reduce the adverse effects of the landfill of waste on the environment, in particular on surface water, groundwater, soil, air and human health. It defines the different categories of waste (municipal waste, hazardous waste, non-hazardous waste and inert waste) and applies to all landfills, defined as waste disposal sites for the deposit of waste onto or into land.

<b>Objectives, Targets &amp; Indicators</b>	Reduction of the amount of biodegradable municipal waste sent to landfill to 75% of the total generated in 1995 by 2010, 50% by 2013 and 35% by 2020. These targets have now been interpreted by DEFRA and issued as specific targets for each Waste Disposal Authority requiring a step-wise reduction year on year of BMW to landfill as introduced by the Landfill Allowance Trading Scheme.
<b>Implications for Part 2</b>	Policies must be developed in line with the requirements of the Directive.  The SA Framework has been developed to take account of the objectives, targets and indicators, where applicable.

## National

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<b>NPPF 2012</b>	
The NPPF identifies that minerals are essential to support sustainable economic growth and our quality of life. For this reason it states that it is important that there is a sufficient supply of material to provide the infrastructure, buildings, energy and goods that the country needs. It recognises that minerals are a finite natural resource, and can only be worked where they are found, and as a result it appreciates that it is important to make best use of them to secure their long-term conservation.	
<b>Objectives, Targets &amp; Indicators</b>	<p>In preparing Local Plans, local planning authorities should:</p> <ul style="list-style-type: none"> <li>▪ identify and include policies for extraction of mineral resource of local and national importance in their area, but should not identify new sites or extensions to existing sites for peat extraction;</li> <li>▪ so far as practicable, take account of the contribution that substitute or secondary and recycled materials and minerals waste would make to the supply of materials, before considering extraction of primary materials, whilst aiming to source minerals supplies indigenously;</li> <li>▪ define Minerals Safeguarding Areas and adopt appropriate policies in order that known locations of specific minerals resources of local and national importance are not needlessly sterilised by non-mineral development, whilst not creating a presumption that resources defined will be worked; and define Minerals Consultation Areas based on these Minerals Safeguarding Areas;</li> <li>▪ safeguard: <ul style="list-style-type: none"> <li>-- existing, planned and potential rail heads, rail links to quarries, wharfage and associated storage, handling and processing facilities for the bulk transport by rail, sea or inland waterways of minerals, including recycled, secondary and marine-dredged materials; and</li> <li>-- existing, planned and potential sites for concrete batching, the manufacture of coated materials, other concrete products and the handling, processing and distribution of substitute, recycled and secondary aggregate material.</li> </ul> </li> <li>▪ set out policies to encourage the prior extraction of minerals, where practicable and environmentally feasible, if it is necessary for non-mineral development to take place;</li> </ul>

	<ul style="list-style-type: none"> <li>▪ set out environmental criteria, in line with the policies in this Framework, against which planning applications will be assessed so as to ensure that permitted operations do not have unacceptable adverse impacts on the natural and historic environment or human health, including from noise, dust, visual intrusion, traffic, tip- and quarry-slope stability, differential settlement of quarry backfill, mining subsidence, increased flood risk, impacts on the flow and quantity of surface and groundwater and migration of contamination from the site; and take into account the cumulative effects of multiple impacts from individual sites and/or a number of sites in a locality;</li> <li>▪ when developing noise limits, recognise that some noisy short-term activities, which may otherwise be regarded as unacceptable, are unavoidable to facilitate minerals extraction; and</li> <li>▪ put in place policies to ensure worked land is reclaimed at the earliest opportunity, taking account of aviation safety, and that high quality restoration and aftercare of mineral sites takes place, including for agriculture (safeguarding the long term potential of best and most versatile agricultural land and conserving soil resources), geodiversity, biodiversity, native woodland, the historic environment and recreation.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the NPPF.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Waste Strategy for England 2007</b>	
<p>The Waste Strategy for England, together with the NPPF, implements the EC Waste Directive. The strategy's key message is that we are consuming resources at unsustainable levels and that this needs to be addressed by a variety of means such as reduction, reuse and recycling.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>▪ Decouple waste growth from economic growth.</li> <li>▪ Emphasise prevention and re-use.</li> <li>▪ Meet and exceed the Landfill Directive diversion targets for biodegradable municipal waste.</li> <li>▪ Increase diversion from landfill of non-municipal waste.</li> <li>▪ Secure the investment in infrastructure needed to divert waste from landfill and for the management of hazardous waste.</li> <li>▪ Get the most environmental benefit from that investment, through increased recycling of resources and recovery of energy from residual waste.</li> </ul>
<b>Implications for Part 2</b>	<p>Consideration should be given to assess how policies can encourage the minimisation of waste production and the maximisation of re-use and recycling of materials.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## County

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<b>Hampshire, Portsmouth, Southampton, New Forest National Park, and South Downs National Park Minerals and Waste Plan 2013</b>	
The Strategy sets out a Spatial Vision for future minerals and waste planning in Hampshire and explains its role within the planning process.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Hampshire will require:</p> <ul style="list-style-type: none"> <li>▪ An additional 0.68mtpa of non-hazardous recycling and recovery capacity</li> <li>▪ An additional 1.41mt if non-hazardous landfill capacity</li> <li>▪ No additional capacity for inert wastes. Inert wastes will be used in the restoration of mineral voids, landfill and other developments</li> <li>▪ Provision for sand and gravel to be supplied at a rate of 1.56mtpa from local land-won gravel sources</li> <li>▪ Sufficient capacity at alternative sources to ensure that 4mtpa can be supplied</li> </ul>
<b>Implications for Part 2</b>	<p>Consideration should be given to developing policies that will support waste development referred to above.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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<b>Winchester City Council Contaminated Land Inspection Strategy 2002</b>	
The strategy ensures the contaminated land will be addressed in a comprehensive and strategic way guaranteeing resources are targeted to sites that prevent a risk to human health with the ultimate aim of identifying and remediating all contaminated land within the district.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Details how the Council proposes to identify, inspect, risk assess, remediate and where necessary take enforcement action to deal with contaminated land.</p> <p>Meet legal requirement to produce strategy and comply with statutory guidelines.</p> <p>Inform stakeholders and community of how Council intends to deal with contaminated land.</p>
<b>Implications for Part 2</b>	<p>Consideration should be given to this strategy when developing policies.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.10 Transport

### International

European Commission White Paper on the European Transport Policy 2001	
This paper describes what has been achieved so far both at the Union and the Member State levels and what should be done in the near future.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The principal measures suggested in the White Paper include:</p> <ul style="list-style-type: none"> <li>▪ Revitalising the railways;</li> <li>▪ Improving quality in the road transport sector;</li> <li>▪ Striking a balance between growth in air;</li> <li>▪ Transport and the environment;</li> <li>▪ Turning inter-modality into reality;</li> <li>▪ Improving road safety;</li> <li>▪ Adopting a policy on effective charging for transport;</li> <li>▪ Recognising the rights and obligations of users;</li> <li>▪ Developing high-quality urban transport; and</li> <li>▪ Developing medium and long-term environmental objectives for a sustainable transport system.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should support development related sustainable transport and transport improvements.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

### National

NPPF 2012
The NPPF states that planning should actively manage patterns of growth to make the fullest possible use of public transport, walking and cycling, and focus significant development in locations which are or can be made sustainable

<b>Objectives, Targets &amp; Indicators</b>	<p>Encouragement should be given to solutions which support reductions in greenhouse gas emissions and reduce congestion. In preparing Local Plans, local planning authorities should therefore support a pattern of development which, where reasonable to do so, facilitates the use of sustainable modes of transport.</p> <p>Local authorities should work with neighbouring authorities and transport providers to develop strategies for the provision of viable infrastructure necessary to support sustainable development, including large scale facilities such as rail freight interchanges, roadside facilities for motorists or transport investment necessary to support strategies for the growth of ports, airports or other major generators of travel demand in their areas. The primary function of roadside facilities for motorists should be to support the safety and welfare of the road user.</p> <p>All developments that generate significant amounts of movement should be supported by a Transport Statement or Transport Assessment. Plans and decisions should take account of whether:</p> <ul style="list-style-type: none"> <li>▪ the opportunities for sustainable transport modes have been taken up depending on the nature and location of the site, to reduce the need for major transport infrastructure;</li> <li>▪ safe and suitable access to the site can be achieved for all people; and</li> <li>▪ improvements can be undertaken within the transport network that cost effectively limits the significant impacts of the development. Development should only be prevented or refused on transport grounds where the residual cumulative impacts of development are severe.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the NPPF.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## County

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<b>Hampshire Local Transport Plan 2011-2031</b>	
<p>Hampshire's transport strategy as set out in the Local Transport Plan (LTP) will help the County Council to make progress on its corporate priorities; of developing and supporting stronger safer communities, maximising well being and enhancing quality of place, and on its Sustainable Community Strategy.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>There are three main transport priorities for Hampshire over the next 20 years::</p> <ul style="list-style-type: none"> <li>▪ Main Priority 1: To support economic growth by ensuring the safety, soundness and efficiency of the transport network in Hampshire.</li> <li>▪ Main Priority 2: Provide a safe, well-maintained, and more resilient road network in Hampshire as the basic transport infrastructure of the county on which all forms of transport directly or indirectly depend, and the key to continued casualty</li> </ul>

	<p>reduction.</p> <ul style="list-style-type: none"> <li>Main Priority 3: Manage traffic to maximise the efficiency of existing network capacity, improving journey time reliability and reducing emissions, thereby supporting the efficient and sustainable movement of people and goods.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should be developed in line with the requirements of the LTP.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Transport for South Hampshire Transport Delivery Plan 2012-2026</b>															
<p>This TDP identifies a set of schemes for the period up to 2026, framed by an overall approach to delivery that positions TfSH with the flexibility to mobilise quickly to secure funding opportunities from a variety of sources.</p>															
<b>Objectives, Targets &amp; Indicators</b>	<p>Five Outcomes have been developed through stakeholder consultation and are consistent with national and local policy:</p> <table border="1"> <tr> <th colspan="2"><b>Core Outcomes</b></th> </tr> <tr> <td><b>O1</b></td> <td><b>Strengthened international gateways, fulfilling their role in supporting the local and national economy.</b></td> </tr> <tr> <td><b>O2</b></td> <td><b>Delivering planned housing and employment growth in existing economic centres first.</b></td> </tr> <tr> <td><b>O3</b></td> <td><b>The transport sector contributing to the area achieving its commitment to reduce greenhouse gas emissions (especially Carbon).</b></td> </tr> <tr> <th colspan="2"><b>Supporting Outcomes</b></th> </tr> <tr> <td><b>O4</b></td> <td><b>Reduced social disparities, supporting cohesive and inclusive communities and improving the quality of life for residents.</b></td> </tr> <tr> <td><b>O5</b></td> <td><b>Delivering continuous economic growth through the implementation of the strategic and major development sites in the region that will ultimately deliver the housing and employment targets.</b></td> </tr> </table>	<b>Core Outcomes</b>		<b>O1</b>	<b>Strengthened international gateways, fulfilling their role in supporting the local and national economy.</b>	<b>O2</b>	<b>Delivering planned housing and employment growth in existing economic centres first.</b>	<b>O3</b>	<b>The transport sector contributing to the area achieving its commitment to reduce greenhouse gas emissions (especially Carbon).</b>	<b>Supporting Outcomes</b>		<b>O4</b>	<b>Reduced social disparities, supporting cohesive and inclusive communities and improving the quality of life for residents.</b>	<b>O5</b>	<b>Delivering continuous economic growth through the implementation of the strategic and major development sites in the region that will ultimately deliver the housing and employment targets.</b>
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<b>Implications for Part 2</b>	<p>Policies should be developed to help meet the desired outcomes.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>														

## Local

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Winchester District Transport Statement 2012	
The statement sets out the transport vision for Winchester which is 'to deliver safe, efficient and reliable ways to get around, helping to promote a prospering and sustainable area.'	
<b>Objectives, Targets &amp; Indicators</b>	<p>Four aims underpin the priorities and proposals outlined in this Statement helping to promote economic growth and reduce the environmental effects of transport:</p> <ul style="list-style-type: none"> <li>▪ <b>Promoting economic growth:</b> Providing key transport improvements and tackling congestion hotspots, helping to unlock new developments to provide jobs and housing where needed.</li> <li>▪ <b>Maintaining a safe and efficient highway network:</b> Further support for economic growth through reducing casualties and effective management to provide a safe, well-maintained and efficient highway network.</li> <li>▪ <b>Improving access:</b> Improving access to jobs, facilities and services by all forms of transport.</li> <li>▪ <b>Protecting the environment:</b> Reducing carbon emissions and the effects of transport on communities, the countryside and the environment generally, while maintaining special regard to the purposes of the South Downs National Park.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should be developed in line with the requirements of the Transport Statement.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.11 Housing

### National

NPPF 2012	
The framework seeks to streamline national planning policy into a consolidated set of priorities to consider when planning for and deciding on new development.	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>Housing</b> Councils must be ambitious in delivering the much needed new homes that their communities need. Together with incentives for communities to accept growth, the Framework makes clear councils should ensure their Local Plan meets the full demand for market and affordable housing in their areas. The Framework maintains the expectation that councils should have a rolling five year supply of deliverable sites to meet their housing needs with at least a 20% additional allowance to create competition and choice in the land market.</p> <p>They should also bring back into use empty homes and buildings wherever possible. The Framework will remove the Whitehall target specifying the levels of housing development that should take place on previously developed land. It will put decision making power back into the hands of local people, rather than imposed upon by central directives. As has been evident in the debate over 'garden grabbing', the definition of previously developed land has become discredited. In some areas, the cocktail of centrally imposed targets have had perverse outcomes - resulting in imbalances in provision such as between blocks of flats and family homes with gardens.</p> <p><b>Neighbourhood planning</b> The Framework supports the implementation of neighbourhood planning - a radical new right being introduced in the Localism Bill. It will allow communities to create their vision of what their area should look like: where new shops, offices or homes should go. Local people will be able to define types of development which will be given planning permission through a Neighbourhood Development Order. If approved by a local referendum, the neighbourhood plan will need to be put into force by the local council.</p> <p><b>Design</b> Good design is an essential part of sustainable development. The planning system should promote high quality design for all development - whether individual buildings or whole estates, municipal facilities or parks, and public or private spaces. Local Plans, including any neighbourhood plans, should set out the quality of development expected for an area, ensuring development that reflects the character and identity of local surrounding areas.</p>

	Developers will be expected to work closely with those directly affected by their proposals to evolve design proposals that take account of the views of the community.
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the NPPF.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Planning for Travellers 2012</b>	
The document sets out the proposed new, single Planning Policy for traveller sites.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The new policy aims to:</p> <ul style="list-style-type: none"> <li>▪ enable local planning authorities to make their own assessment to set their own pitch/plot targets</li> <li>▪ encourage local planning authorities to plan for sites over a reasonable timescale</li> <li>▪ protect Green Belt from development</li> <li>▪ reduce tensions between settled and traveller communities in the planning system</li> <li>▪ remove repetition of national planning policy that is set out elsewhere</li> <li>▪ remove unjustified differences in policy in the two circulars, and between the two circulars and other policy statements</li> <li>▪ remove unnecessary guidance and context so that planning policy documents contain only policy</li> <li>▪ ensure that local planning authorities, working together, have fair and effective strategies to meet need through the identification of land for sites</li> <li>▪ promote more private traveller site provision while recognising that there will always be those travellers who cannot provide their own sites</li> <li>▪ reduce the number of unauthorised developments and encampments and make enforcement more effective if local planning authorities have had regard to this policy</li> <li>▪ ensure that the development plan includes fair, realistic and inclusive policies increase the number of traveller sites, in appropriate locations with planning permission, to address under provision and maintain an appropriate level of supply</li> <li>▪ reduce tensions between settled and traveller communities in plan making and planning decisions</li> <li>▪ enable provision of suitable accommodation from which travellers can access education, health, and welfare and employment infrastructure.</li> </ul>
<b>Implications for Part 2</b>	<p>Policies must be developed in line with the requirements of the Planning for Travellers Policy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

Winchester District Housing Strategy 2013/14 – 2018/19	
The Housing Strategy sets high level housing objectives and actions to achieve these priorities.	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>Housing Strategy Vision</b></p> <ul style="list-style-type: none"> <li>▪ To make sure that everyone in the District has the opportunity for a good quality of life, now and in the future by ensuring communities are sustainable and inclusive and, in particular, by supporting local people in accessing high quality, affordable housing to meet their diverse needs</li> </ul> <p><b>Top Priorities</b></p> <ul style="list-style-type: none"> <li>▪ To maximise the supply of high quality affordable housing in urban and rural areas</li> <li>▪ To improve the housing circumstances of vulnerable and excluded households</li> <li>▪ Supporting local people accessing high quality and affordable housing which meet their needs</li> <li>▪ To make the best use of housing</li> <li>▪ To support the residents</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should support development which will contribute towards achieving the priorities of this strategy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

Winchester City Council Key Worker Housing Strategy 2005-2008	
This strategy focuses on the problems surrounding the high house prices in Winchester leading to issues with key workers unable to access housing within reasonable reach of their homes and the widespread implications on providing public services.	
<b>Objectives, Targets &amp; Indicators</b>	To maximize resources necessary for the development of affordable housing for key workers to meet the recruitment and retention needs of employers and employees. To support Swaythling Housing Society (SHS) as Hampshire's and the Isle of Wight's single point of contact for employers and key workers.
<b>Implications for Part 2</b>	<p>Policies should seek to obtain affordable housing for key workers.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

Winchester City Council Communities Department Private Sector Housing Renewal Strategy 2006
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As one of the major contributors to the overarching housing strategy, this strategy brings together the Councils key private sector housing policies. It acknowledges the links between housing conditions and the inhabitants' quality of life and gives priority to the elderly, disabled and other vulnerable groups.	
<b>Objectives, Targets &amp; Indicators</b>	Ensure that residents (owner occupied or privately renting tenants) are living in dwellings that are fit and safe and adhere to a satisfactory level of home energy efficiency.
<b>Implications for Part 2</b>	Policies should that housing is built to a high standard.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Winchester City Council Housing Services Black and Minority Ethnic Strategy 2005-2008</b>	
This follows from the 2002-2005 strategy and updates the aims of the Housing Service in meeting the needs of a culturally diverse community to reduce the likelihood of discrimination and isolation.	
<b>Objectives, Targets &amp; Indicators</b>	To identify the needs and priorities of the Black and Minority Ethnic community and using this information to improve the equality of service delivery. For any inequalities realised a suitable action plan is to be implemented.
<b>Implications for Part 2</b>	Policies should support development which will contribute towards achieving the priorities of this strategy.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Winchester City Council Preventing Homelessness Strategy 2014-2019</b>	
The strategy develops local initiatives to comply with the Homelessness Act 2003 to reduce and prevent homelessness within the community through understanding the causes and preparing specific courses of action.	
<b>Objectives, Targets &amp; Indicators</b>	Ensure there is adequate temporary accommodation and satisfactory support to those who are or may become homeless and prevent repeat homelessness. Indicators: annual homeless/rough sleepers count
<b>Implications for Part 2</b>	Policies should support development which will contribute towards achieving the priorities of this strategy.  The SA Framework has been developed to take account of the objectives, targets and indicators.

<b>Travellers Accommodation Assessment For Hampshire 2013</b>	
This report presents the findings of the Hampshire Traveller Assessment 2013, a study of accommodation needs undertaken by a local charity Forest Bus Limited on behalf of a consortium of eleven authorities in Hampshire ( <i>the Consortium</i> ).	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>Recommendations:</b></p> <p>I. Acknowledge the existing level of local provision, and the current and future need for additional accommodation, in respect of permanent pitches for Gypsies and Travellers – Winchester has 41 pitches.</p> <p>II. Adopt locally-set targets in respect of permanent pitches for Gypsies and Travellers based – Winchester needs to provide 12 additional pitches by 2017, 19 addition from 2017 to 2022 and 26 additional between 2022 and 2027.</p> <p>III. Adopt targets in respect of transit sites for Gypsies and Travellers that reflect an estimated potential need across the study area of 47 pitches up to 2027, but one that should be met wherever possible, by 2017. These targets, and the optimum means of delivery through the planning process, should be agreed on a collaborative basis (in conjunction with neighbouring authorities in Hampshire and beyond), and be based on the identified need for sites both in the west and east of Hampshire), with a notional capacity of approximately 18 and 29 pitches respectively; and</p> <p>IV. Adopt targets in respect of plots for Travelling Showpeople that reflect an estimated potential current need across the study area of 25 plots, to be met by 2017 or as soon as possible thereafter. These targets, and the optimum means of delivery through the planning process, should be agreed on a collaborative basis (in conjunction with neighbouring authorities in Hampshire), and be based on the identified need for sites both in the west and east of Hampshire, with a notional capacity of approximately 9 and 16 pitches respectively.</p>
<b>Implications for Part 2</b>	Policies should support development which will contribute towards achieving the key targets set out in the report.

<b>Winchester Affordable Housing Supplementary Planning Document (Adopted) 2008 (as amended)</b>	
This Supplementary Planning Document (SPD) provides details of how affordable housing needs should be addressed on sites where planning policies require an element of the housing to be affordable. The SPD is based on policies contained within the adopted Local Plan and it is considered necessary in order to add certainty and clarity to the affordable housing development process. The SPD applies to all housing developments irrespective of whether public subsidy will be involved in the provision of affordable housing.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Key targets:</p> <ul style="list-style-type: none"> <li>■ To meet Council objectives by providing additional social rented housing.</li> <li>■ To meet Council objectives by promoting high quality affordable housing that contributes towards sustainability provides a suitable range of housing types and sizes, and helps create mixed and balanced communities.</li> </ul>

<b>Implications for Part 2</b>	Policies should support development which will contribute towards achieving the key targets of this SPD.
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<b>Design Statements</b>	
	<ul style="list-style-type: none"> <li>■ Chilbolton Avenue Local Area Design Statement 2006</li> <li>■ Compton Down Local Area Design Statement 2006</li> <li>■ Sleepers Hill Local Area Design Statement 2007</li> <li>■ Springvale Road Local Area Design Statement 2007</li> <li>■ Alesford Town Design Statement 2008</li> <li>■ Colden Common Village Design Statement 2012</li> <li>■ Denmead Village Design Statement 2007</li> <li>■ Kings Worthy and Abbots Worthy Village Design Statement 2007</li> <li>■ Swanmore Village Design Statement 2001</li> <li>■ Wickham Village Design Statement 2001</li> <li>■ Oliver's Battery Village Design Statement 2008</li> <li>■ St Barnabas West – Neighbourhood Design Statement 2007</li> <li>■ St Giles Hill Neighbourhood Design Statement (revised) 2011</li> <li>■ West Fulflood and Oram's Arbour Neighbourhood Design Statement 2008</li> </ul>
	Adopted by Winchester City Council as a Supplementary Planning Documents. These provide an assessment of the key issues caused by the increase in potential development densities in the relevant areas based on the Governments requirements. Full details can be found under the section heading of A.1.13 Other Spatial Development Policy.
<b>Implications for Part 2</b>	Account will need to be taken of these Design Statements when developing policies.

## A.1.12 Communities and Health

### National

The Equality Act 2010	
<p>The act replaced previous anti-discrimination laws with a single act to make the law simpler and to remove inconsistencies. The act also strengthened protection in some situations.</p> <p>The Equality Act sets out the different ways in which it is unlawful to treat someone, such as direct and indirect discrimination, harassment, victimisation and failing to make a reasonable adjustment for a disabled person.</p> <p>The act prohibits unfair treatment in the workplace, when providing goods, facilities and services, when exercising public functions, in the disposal and management of premises, in education and by associations (such as private clubs).</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The act covers nine protected characteristics, which cannot be used as a reason to treat people unfairly. Every person has one or more of the protected characteristics, so the act protects everyone against unfair treatment. The protected characteristics are:</p> <ul style="list-style-type: none"> <li>-age</li> <li>-disability</li> <li>-gender reassignment</li> <li>-marriage and civil partnership</li> <li>-pregnancy and maternity</li> <li>-race</li> <li>-religion or belief</li> <li>-sex</li> <li>-sexual orientation</li> </ul>
<b>Implications for Part 2</b>	<p>Policies must comply with the Act.</p>

Sustainable Communities Act 2007	
<p>The aim of the Act is to promote the sustainability of local communities.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>The power of well-being</b></p> <p>The well-being power enables local authorities to do anything they consider likely to promote or improve the economic, social or environmental well-being of their area.</p>

	<p><b>Invitation to make proposals</b> It requires the Secretary of State to invite local authorities to make proposals which they consider would contribute to promoting the sustainability of local communities.</p> <p><b>Transfer of functions from one body to another</b> Broadly speaking, this provision recognises that local authorities may believe that the functions of some public bodies may be better performed by another. They may, therefore, propose that those functions be transferred. This may be a transfer from a national body to a local body, or it could be a transfer from one local body to another.</p>
<b>Implications for Part 2</b>	Policies must not contravene the Act.

<b>Strong and prosperous communities - The Local Government White Paper 2006</b>	
The aim of this White Paper is to give local people and local communities more influence and power to improve their lives. It is about creating strong, prosperous communities and delivering better public services through a rebalancing of the relationship between central government, local government and local people.	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>▪ <b>Responsive services and empowered communities-</b> Local authorities will involve and consult service users more fully and provide better information about standards in their local area</li> <li>▪ <b>Effective, accountable and responsive local government-</b> Leadership is the single most significant driver of change and improvement in local authorities. In future there will be three choices for councils: a directly elected mayor, a directly elected executive of councillors, or a leader elected by their fellow-councillors with a clear four year mandate.</li> <li>▪ <b>Strong cities, strategic regions</b> encourage economic development and Multi-Area Agreements which cross local authority boundaries. The greater the powers being devolved, the greater the premium on clear, transparent and accountable leadership.</li> <li>▪ <b>Local government as a strategic leader and place-shaper-</b> Put in place a new framework for strategic leadership in local areas, bringing together local partners to focus on the needs of citizens and communities. The Local Area Agreement will include a single set of targets for improvement, tailored to local needs, agreed between Government and local partners.</li> <li>▪ <b>A new performance framework-</b> There will be around 35 priorities for each area agreed with Government, tailored to local needs through the Local Area Agreement.</li> <li>▪ <b>Efficiency – transforming local services</b> Ambitious efficiency gains will be required as part of the 2007 Comprehensive Spending Review. To help meet these we will encourage greater service collaboration between councils and across all public bodies.</li> <li>▪ <b>Community cohesion</b> work with local authorities facing particular community cohesion challenges; provide support for areas facing difficulties; help share best practice between authorities; and support the establishment of forums on extremism in parts</li> </ul>

	of the country where they are necessary.
<b>Implications for Part 2</b>	<p>Policies should encourage development which will support local communities.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Sustainable Communities: A Shared Agenda, A Share of the Action. A guide for Local Authorities 2006</b>	
This guide shows how local outcomes such as those reflected in the seven shared priorities, can be delivered in a way that helps create genuinely sustainable communities. It highlights the cross-cutting issues which need to be addressed for each outcome.	
<b>Objectives, Targets &amp; Indicators</b>	<p>7 Shared Priorities:</p> <ul style="list-style-type: none"> <li>■ Creating safer and stronger communities</li> <li>■ Improving the quality of life of older people and children, young people and families at risk</li> <li>■ Meeting transport needs more effectively</li> <li>■ Promoting healthier communities and narrowing health inequalities</li> <li>■ Promoting the economic vitality of localities</li> <li>■ Raising standards across our schools</li> <li>■ Transforming the local environment</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should support development which will contribute towards achieving the priorities of this Agenda.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>National Community Safety Plan 2008-2011</b>	
The document describes a shared endeavour to deliver safer communities, acknowledging that community safety cannot be delivered successfully by the police on their own but must involve broadly based partnerships at both local and national level. The Plan reflects the period 2008–11, and has been revised to ensure that it is clearly in line with Cutting Crime: A New Partnership 2008–11 and Public Service Agreements (PSAs). The National Community Safety Plan 2008-2011 emphasises a stronger focus on more serious violence; greater flexibility for local partners to deliver local priorities; a specific outcome to increase community confidence; and the need to reflect the increased threat to communities posed by violent extremists.	

<b>Objectives, Targets &amp; Indicators</b>	<p>The Government community safety objectives:</p> <ul style="list-style-type: none"> <li>■ Priority Action 1 – Reduce the most serious violence, including tackling serious sexual offences and domestic violence.</li> <li>■ Priority Action 2 – Reduce serious acquisitive crime, through a focus on the issues of greatest priority in each locality and the most harmful offenders – particularly drug-misusing offenders.</li> <li>■ Priority Action 3 – Tackling local priorities; increasing public confidence.</li> <li>■ Priority Action 4 – Reduce reoffending.</li> </ul> <p>The priority actions will be addressed through the strategic framework for tackling crime and increasing community safety, which includes:</p> <ul style="list-style-type: none"> <li>■ Substance misuse</li> <li>■ Early intervention</li> <li>■ Criminal Justice system</li> <li>■ Communities</li> <li>■ Social exclusion</li> <li>■ Counter-terrorism</li> </ul>
<b>Implications for Part 2</b>	<p>Policies should support development which will contribute towards achieving the priorities, objectives and actions of this Plan where possible.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

#### Accessibility planning and the NHS: improving patient access to health services 2006

The document provides an overview of accessibility planning, highlighting the role of the NHS and describes some approaches. It identifies the need for the local authorities and the NHS to systematically assess whether people can get to healthcare facilities, food shops and other destinations that are important to people's health while also taking action to improve access and contribute to tackling health inequalities.

<b>Objectives, Targets &amp; Indicators</b>	<p>The key lessons to emerge are the need for:</p> <ul style="list-style-type: none"> <li>■ Coordinated local research to understand the transport access needs of key groups;</li> <li>■ A focus on reducing the need to travel (especially by car) to NHS sites as well as improving access through sustainable means;</li> <li>■ Effective local transport and health partnerships with senior backing and identified contacts with whom to work;</li> <li>■ Joint commissioning of transport services to the NHS, linked to the broader integration of public and specialist transport services in the area;</li> <li>■ Development of local indicators and targets in order to track improvements in access to services for key groups or areas.</li> </ul>
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<b>Implications for Part 2</b>	Policies should support development which will contribute improving transport in the Plan Area. The SA Framework has been developed to take account of the objectives, targets and indicators.
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<b>ODPM Safer Places: The Planning System and Crime prevention 2004</b>	
Safer Places focuses on seven attributes of sustainability that are particularly relevant to crime prevention. The attributes are general and descriptive. They are not prescriptive. They are not a set of rules to be applied to all situations. Instead, they should be considered as prompts to thinking about crime prevention and promoting community safety through the planning system.	
The seven attributes are:	
<ul style="list-style-type: none"> <li>■ Access and movement: places with well-defined routes, spaces and entrances that provide for convenient movement without compromising security</li> <li>■ Structure: places that are structured so that different uses do not cause conflict</li> <li>■ Surveillance: places where all publicly accessible spaces are overlooked</li> <li>■ Ownership: places that promote a sense of ownership, respect, territorial responsibility and community</li> <li>■ Physical protection: places that include necessary, well-designed security features</li> <li>■ Activity: places where the level of human activity is appropriate to the location and creates a reduced risk of crime and a sense of safety at all times</li> </ul>	
Management and maintenance: places that are designed with management and maintenance in mind, to discourage crime in the present and the future	
<b>Objectives, Targets &amp; Indicators</b>	Planning contributions to reduction in crime rates.
<b>Implications for Part 2</b>	Policies should be developed which take account of the seven attributes to reduce crime through design. The SA Framework has been developed to take account of the objectives, targets and indicators.

## County

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<b>Hampshire Sustainable Community Strategy (SCS) 2008-18</b>	
The SCS sets out quality of life issues, key trends that impact on Hampshire and 11 long term ambitions to achieve the vision that "Hampshire continues to prosper, providing greater opportunity for all without risking the environment."	
<b>Objectives, Targets &amp; Indicators</b>	<p>The strategy sets out eleven long-term ambitions. These are:</p> <ol style="list-style-type: none"> <li>1. Hampshire is a globally competitive environment for business growth and investment, where everyone has the opportunity to develop their skills and play a full part in the county's success.</li> <li>2. Hampshire provides excellent opportunities for children and young people.</li> <li>3. Infrastructure and services are developed to support economic and housing growth whilst protecting the environment and quality of life.</li> <li>4. Social and affordable housing needs are met, including provision to support rural communities.</li> <li>5. Hampshire's communities are cohesive and inclusive, and vulnerable people are safeguarded.</li> <li>6. Hampshire and its partners work to reduce inequalities in outcome for residents according to individual need and through a focus on specific areas of multiple disadvantages.</li> <li>7. Hampshire's communities feel safe and can expect not to suffer violence or anti-social behaviour.</li> <li>8. Hampshire's residents can make choices to improve their health and wellbeing.</li> <li>9. Hampshire's environment and cultural heritage are enjoyed and celebrated.</li> <li>10. Hampshire is acclaimed for conserving and using natural resources more efficiently, and for reducing and adapting to the effects of climate change.</li> <li>11. Hampshire's residents receive excellent public services and value for money.</li> </ol>
<b>Implications for Part 2</b>	<p>Policies should support development which will contribute towards achieving the long-term ambitions of this Strategy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## Local

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<b>Winchester District Community Strategy 2010 - 2020</b>
The Winchester District Community Strategy sets out the ways that Winchester City Council and its partners would like the Winchester District to change for the better over the next decade. It also seeks to identify the issues we need to address to help make this vision a reality – barriers, threats and opportunities alike.

<b>Objectives, Targets &amp; Indicators</b>	<p>Vision</p> <p>Our vision for the Winchester District is of diverse and dynamic communities, where people work together to ensure that everyone has the opportunity to lead a fulfilling life now and in the future.</p> <p>There are three overarching outcomes identified for the Winchester District: Active Communities, a Prosperous Economy and a High Quality Environment. For each outcome, the strategy offers a description of what the outcome might 'look like' and a series of programmes that will help turn this picture into reality.</p> <p>The immediate priorities for the next four years are older people, access to services and reducing the District's carbon footprint.</p>
<b>Implications for Part 2</b>	<p>Policies should support development which will contribute towards achieving the vision and desired outcomes of this Strategy.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

<b>Winchester City Council Equality Policy and Action Plan 2007</b>	
<p>The Scheme sets out the Council's values and principles relating to equality. It identifies the areas of activity requiring attention, setting out a programme of action for fulfilling these duties and provides clear benchmarks by which progress can be assessed.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<ul style="list-style-type: none"> <li>■ The document addresses 3 main strands of equality:</li> <li>■ Equality of opportunity</li> <li>■ Equality in employment</li> <li>■ Consultation</li> </ul> <p>The council will monitor, analyse and report on the effects of its policies and services on:</p> <ul style="list-style-type: none"> <li>■ Different ethnic groups</li> <li>■ Men and Women</li> <li>■ People with Disabilities</li> <li>■ People in different age groups</li> </ul>
<b>Implications for Part 2</b>	<p>Policies where possible should support the requirements of the Scheme.</p> <p>The SA Framework has been developed to take account of the objectives, targets and indicators.</p>

## A.1.13 Other Spatial Development Policy

### International

European Spatial Development Perspective 1999	
<p>By adopting the ESDP, the Member States and the Commission reached agreement on common objectives and concepts for the future development of the territory of the European Union.</p> <p>The aim of spatial development policies is to work towards a balanced and sustainable development of the territory of the European Union. The ESPD aims to ensure that the three fundamental goals of European policy are achieved equally in all the regions of the EU:</p> <ul style="list-style-type: none"> <li>■ Economic and social cohesion;</li> <li>■ Conservation and management of natural resources and the cultural heritage; and</li> <li>■ More balanced competitiveness of the European territory.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	European cultural landscapes, cities and towns, as well as a variety of natural and historic monuments are part of the European Heritage. Its fostering should be an important part of modern architecture, urban and landscape planning in all regions of the EU. A big challenge for spatial development policy is to contribute to the objectives, announced by the EU during international conferences concerning the environment and climate, of reducing emissions into the global ecological system.
<b>Implications for Part 2</b>	Policies should contribute towards the objectives of the ESDP.

### National

NPPF 2012	
<p>The NPPF states that the Government attaches great importance to Green Belts. The fundamental aim of Green Belt policy is to prevent urban sprawl by keeping land permanently open; the essential characteristics of Green Belts are their openness and their permanence.</p>	
<b>Objectives, Targets &amp; Indicators</b>	Once Green Belts have been defined, local planning authorities should plan positively to enhance the beneficial use of the Green Belt, such as looking for opportunities to provide access; to provide opportunities for outdoor sport and recreation; to retain and enhance landscapes, visual amenity and biodiversity; or to improve damaged and derelict land.
<b>Implications for Part 2</b>	Policies should be developed in line with the requirements of the NPPF.

## Regional

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PUSH South Hampshire Strategy Review Update 2012	
<p>Sets out the vision which states that by 2026, South Hampshire will enhance its status as:</p> <ul style="list-style-type: none"> <li>▪ An area offering prosperity and a high quality of life for residents</li> <li>▪ A location of choice for growing business</li> <li>▪ A major centre of excellence in creativity, innovation and technology, enabling smarter and more sustainable growth</li> <li>▪ A place where the benefits of growth are shared by all sectors and communities</li> <li>▪ An internationally known area with a distinct identity based on two world class waterfront cities, a high „quality of place“, and a unique maritime heritage;</li> <li>▪ An area which is economically, socially and environmentally sustainable, and is resilient to climate change.</li> </ul> <p>This brighter future will be based on a strengthened economy, a higher skilled workforce, a broader range of housing, and better infrastructure. It will be underpinned by world class educational facilities, dynamic city and town centres, an impressive portfolio of development opportunities, well managed urban environments, and high quality new development. Quality of life will be enhanced by a more diverse retail, leisure and cultural offer, enhanced greenspace, and an enriched natural and historic environment. Quality places will be created which increase quality of life for all, reduce health and well-being inequalities, and are places where people choose to live.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>To achieve the vision the PUSH has adopted this Strategic Ambition:-</p> <ul style="list-style-type: none"> <li>▪ to narrow the gap in economic performance between the South Hampshire and the South East of England;</li> <li>▪ to support the cities to fulfill their potential as engines for economic growth;</li> <li>▪ to address the impact of the recession, create jobs and tackle unemployment and increase productivity;</li> <li>▪ to make best use of the assets of the area and achieve sustainable economic growth; and</li> <li>▪ to create the conditions which will attract business investment and offer places where people want to live.</li> </ul>
<b>Implications for Part 2</b>	Development policies should seek to encourage development that will help achieve the vision and ambition of the Strategy.

## Local

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<b>Winchester Local Plan Part 1 – Joint Core Strategy (2013 Adopted)</b>	
<p>The Winchester District Local Plan Part 1 – Joint Core Strategy (JCS), will deliver those elements of Winchester District Community Strategy 1 which relate to the use of land, setting out the strategic planning framework for the future of the Winchester District up to 2031. It will :-</p> <ul style="list-style-type: none"> <li>▪ set out a spatial vision for the District, showing how it will change in the future in physical, economic, social and environmental terms to reflect the vision and outcomes of the Community Strategy.</li> <li>▪ set the strategic objectives and key policies for realising the vision.</li> <li>▪ identify the amount of development and broad locations for change, growth and protection, including allocating strategic sites.</li> <li>▪ set out an implementation and monitoring framework, together with a delivery plan to demonstrate how the infrastructure requirements necessary for the development strategy will be achieved.</li> </ul>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The JCS houses 21 strategic policies which cover a number of different themes which are listed below. Each policy sets out the strategic objectives which have to be met.</p> <p><b>Development Strategy</b></p> <p>Policy DS1 - Development Strategy and Principles  Policy WT1 - Development Strategy for Winchester Town  Policy WT2 - Strategic Housing Allocation – North Winchester  Policy WT3 - Bushfield Camp Employment Site  Policy SH1 - Development Strategy for South Hampshire Urban Areas  Policy SH2 - Strategic Housing Allocation – West of Waterlooville  Policy SH3 - Strategic Housing Allocation – North Whiteley  Policy SH4 - North Fareham SDA  Policy MTRA1 - Development Strategy Market Towns and Rural Area  Policy MTRA 2 - Market Towns and Larger Villages  Policy MTRA 3 - Other Settlements in the Market Towns and Rural Area  Policy MTRA 4 - Development in the Countryside  Policy MTRA 5 - Major Commercial and Educational Establishments in the Countryside</p> <p><b>Active Communities</b></p> <p>Policy CP1 - Housing Provision  Policy CP2 - Housing Provision and Mix  Policy CP3 - Affordable Housing Provision on Market Led Housing Sites  Policy CP4 - Affordable Housing on Exception Sites to Meet Local Needs  Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople  Policy CP6 - Local Services and Facilities  Policy CP7 - Open Space, Sport and Recreation</p>

	<p><b>Prosperous Economy</b> Policy CP8 - Economic Growth and Diversification Policy CP9 - Retention of Employment Land and Premises Policy CP10 – Transport</p> <p><b>High Quality Environment</b> Policy CP11 - Sustainable Low and Zero Carbon Built Development Policy CP12 - Renewable and Decentralised Energy Policy CP13 - High Quality Design Policy CP14 – The Effective Use of Land Policy CP15 - Green Infrastructure Policy CP16 - Biodiversity Policy CP17 - Flooding, Flood Risk and the Water Environment Policy CP18 - Settlement Gaps Policy CP19 - South Downs National Park. Policy CP20 - Heritage and Landscape Character Policy CP21 - Infrastructure and Community Benefit</p>
<b>Implications for Part 2</b>	Development polices will need to reflect the objectives of the strategic policies in the JCS.

<b>South Downs National Park Local Plan (beginning stages of development)</b>	
The Local Plan will set out how the National Park will develop into the future. It is proposed that the National Park's Local Plan will be formally submitted to the Secretary of State in June 2016 and be adopted by June 2017. It will set the planning policy framework for the National Park for the period up to 2035. It is likely to continue to evolve over time to meet the changing needs and aspirations of the National Park.	
<b>Objectives, Targets &amp; Indicators</b>	<p>Each National Park has unique characteristics and qualities. The Local Plan for the South Downs National Park will support the people working, enjoying and living in the area.</p> <p>There are a number of challenges that many UK National Parks face and some of these will be dealt with through the Local Plan including climate change and tourism.</p>
<b>Implications for Part 2</b>	Development polices will need to reflect the objectives and vision of the emerging Local Plan.

**Test Valley Borough Revised Local Plan DPD 2011-2029 Regulation 22 - Submission**

The Local Plan for Test Valley forms the main part of the Test Valley Local Development Framework (LDF). The document sets out a vision for the future development of the Borough. It includes the core objectives which underpin the Strategy together with policies and proposals. It will form the basis for planning decisions in the Borough up to 2029.

The Council will help provide a minimum of 10,584 new homes of different types and tenures over the Plan period and 5.95 ha of employment land. The table below sets out where the employment allocations will be:

Sqm	Requirement (net sqm)	Proposed allocation	Proposed allocation sqm	Phasing
		Whitenap, Romsey	18,000	Medium
		University of Southampton Science Park, Chilworth	6,000	Short
B1 Offices	19,000	Bargain Farm, Nursling	6,000	Short
B2 Manufacturing	7,500	Whitenap, Romsey Bargain Farm, Nursling	6,000 2,000	Medium Short
B8 Warehousing	33,000	South of Brownhill Way, Nursling	25,000 <sup>62</sup>	Short
<b>TOTAL</b>	<b>59,500</b>		<b>63,000</b>	

**Delivering Sustainable Development**

Policy SD1: Presumption in Favour of Sustainable Development

**5 Local Communities**

Policy COM1: Housing Provision 2011 - 2029

	<p>Policy COM2: Settlement Hierarchy</p> <p>Policy COM3: New Neighbourhood at Whitenap, Romsey</p> <p>Policy COM4: New Neighbourhood at Hoe Lane, North Baddesley</p> <p>Policy COM5: Residential Development at Park Farm, Stoneham</p> <p>Policy COM6: New Neighbourhood at Picket Piece, Andover</p> <p>Policy COM6a: New Neighbourhood at Picket Twenty, Andover</p> <p>Policy COM7: Affordable Housing</p> <p>Policy COM8: Rural Exception Affordable Housing</p> <p>Policy COM9: Community Led Development</p> <p>Policy COM10: Occupational Accommodation for Rural Workers in the Countryside</p> <p>Policy COM11: Existing Dwellings and Ancillary Domestic Buildings in the Countryside</p> <p>Policy COM12: Replacement Dwellings in the Countryside</p> <p>Policy COM13: Gypsies, Travellers and Travelling Showpeople</p> <p>Policy COM14: Community Services and Facilities</p> <p>Policy COM15: Infrastructure</p> <p><b>6 Local Economy</b></p> <p>Policy LE1: University of Southampton Science Park</p> <p>Policy LE2: South of Benham Campus, University of Southampton Science Park</p> <p>Policy LE3: Land at Whitenap, Romsey</p> <p>Policy LE4: Land south of Brownhill Way, Nursling</p> <p>Policy LE5: Land at Bargain Farm, Nursling</p> <p>Policy LE6: Land at Adanac Park, Nursling</p> <p>Policy LE7: Nursling Estate</p> <p>Policy LE8: Extension to Walworth Business Park</p> <p>Policy LE9: Andover Airfield Business Park</p> <p>Policy LE10: Retention of Employment Land and Strategic Employment Sites</p> <p>Policy LE11: Main Town Centre Uses</p> <p>Policy LE12: Ground Floor Uses in Romsey</p> <p>Policy LE13: Ground Floor Uses in Andover</p> <p>Policy LE14: Mixed Development at George Yard/Black Swan Yard</p> <p>Policy LE15: Stockbridge Local Centre</p> <p>Policy LE16: Re-Use of Buildings in the Countryside</p> <p>Policy LE17: Employment Sites in the Countryside</p> <p>Policy LE18: Tourism</p> <p><b>7 Environment 88</b></p> <p>Policy E1: High Quality Development in the Borough</p>
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	<p>Policy E2: Protect, Conserve &amp; Enhance the Landscape Character of the Borough</p> <p>Policy E3: Local Gaps</p> <p>Policy E4: Residential Areas of Special Character</p> <p>Policy E5: Biodiversity</p> <p>Policy E6: Green Infrastructure</p> <p>Policy E7: Water Management</p> <p>Policy E8: Pollution</p> <p>Policy E9: Heritage</p> <p><b>8 Leisure, Health &amp; Wellbeing</b></p> <p>Policy LHW1: Public Open Space</p> <p>Policy LHW2: Ganger Farm, Romsey</p> <p>Policy LHW3: Forest Park</p> <p>Policy LHW4: Amenity</p> <p><b>9 Transport</b></p> <p>Policy T1: Managing Movement</p> <p>Policy T2: Parking Standards</p> <p>Policy T3: Park &amp; Ride at Bargain Farm, Nursling</p> <p><b>10 Community Safety</b></p> <p>Policy CS1: Community Safety</p> <p><b>11 Education &amp; Learning</b></p> <p>Policy ST1: Skills &amp; Training</p> <p><b>12 Delivery, Implementation &amp; Monitoring</b></p>
<b>Implications for Part 2</b>	Polices may need to have regard to the above polices in this plan if development is adjacent or straddles the boundaries with this authority and its own.

<b>Basingstoke and Deane Revised Pre-Submission Local Plan 2011 to 2029 Draft for public consultation - April 2014</b>	
<p>The new plan makes provision for future needs in the borough up to 2029. A key ambition of the Local Plan is to support the creation of a 21st century business park at Basing View in the centre of Basingstoke over the plan period, and in so doing support the growth of up to 4,000 jobs for the borough, which will provide a cutting edge, carbon efficient centre for innovation and prosperity with supporting services, Basingstoke and Deane positively enhancing the character and vitality of this dated part of the town.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>Within the period 2011 – 2029, the Local Plan will make provision to meet 13,464 dwellings and associated infrastructure. The Local Plan builds on the existing settlement patterns, focusing all forms of development primarily on Basingstoke, including Chineham, followed by appropriate levels of growth in the smaller settlements of Whitchurch, Overton, Bramley, Kingsclere and Oakley. This approach is being followed on the basis that Basingstoke is where the most need arises.</p>

	<p>New office and hotel (including conference facilities) development will be directed to the borough's town and district centres as identified in Policy EP3. The scale of development proposals should be appropriate to the centre, taking into account its size and distinctive qualities.</p> <p>Development for other types of employment use will be located in the defined Employment Areas listed below, where it is of a scale appropriate for the location: Basing View (including Gresley Road); Brighton Hill; Chineham Business Park; Daneshill (East and West); Hampshire International Business Park; Houndmills; Land north of Daneshill East; Land south of Chineham Business Park; Moniton Trading Estate; Viables Business Park; West Ham Industrial Estate; Campbell Court (Bramley); Kingsclere Park (Kingsclere); Ardglan Road Industrial Estate (Whitchurch); and Hatch Industrial Park (Old Basing)/</p> <p>It contains a number of policies which cover the following topics: delivering the strategy; community needs; environmental management and climate change; and economic development.</p>
<p><b>Implications for Part 2</b></p>	<p>Polices may need to have regard to the above polices in this plan if development is adjacent or straddles the boundaries with this authority and its own.</p>

<p><b>East Hampshire District Local Plan: Joint Core Strategy Adopted June 2014</b></p>	
<p>The purpose of the Joint Core Strategy is to provide a policy framework that plans for new development to deliver the vision that has been developed alongside the Sustainable Community Strategy.</p> <p>By 2026, East Hampshire will be a better place where people live, work and build businesses in safe, attractive and prosperous towns and villages. They will have good access to a range of housing, jobs, leisure and community facilities, and enjoy a high quality built, historic and natural environment. They will live and work in a way that respects resources and protects and enhances the District's natural environment.</p>	
<p><b>Objectives, Targets &amp; Indicators</b></p>	<p>Over the next 20 years East Hampshire will experience major changes that are unique to the district. The new South Downs National Park, covering 57% of the district, including Petersfield, will ensure that the natural beauty, biodiversity and cultural heritage of the area is conserved and enhanced. It will also offer potential opportunities in terms of recreation and tourism related activities. Just beyond the National Park plans for an Eco-town at Whitehill, Bordon including 4,000 new homes (2,725 in the plan period) and an aspirational target of 5,500 new jobs (3,700 in the plan period) will be in place. The regeneration of the town will include a new town centre, new businesses, community facilities, improvements to public transport, new open spaces and an increase in biodiversity to enable more sustainable living.</p> <p>Spatial Strategy CP1 – Presumption in favour of sustainable development CP2 – Spatial Strategy</p>

	<p>Sustainable Economic Development</p> <p>Employment Land:</p> <p>CP3 - New employment provision</p> <p>CP4 - Existing employment land</p> <p>CP5 – Employment and workforce skills</p> <p>Rural enterprise:</p> <p>CP6 - Rural economy and enterprise</p> <p>Town centres and retail</p> <p>CP7 - New retail provision</p> <p>CP8 - Town and village facilities and services</p> <p>Tourism</p> <p>CP9 – Tourism</p> <p>Sustainable Communities</p> <p>Housing</p> <p>CP10 - Spatial strategy for housing</p> <p>CP11 - Housing tenure, type and mix</p> <p>CP12 – Housing and extra care provision for the elderly</p> <p>CP13 - Affordable housing on residential development sites</p> <p>CP14 - Affordable housing for rural communities</p> <p>CP15 - Gypsies, travellers and travelling showpeople</p> <p>Community Facilities</p> <p>CP16 - Protection and provision of social infrastructure</p> <p>Open Space, Sport and Recreation</p> <p>CP17 - Protection of open space, sport and recreation and built facilities</p> <p>CP18 - Provision of open space, sport and recreation and built facilities</p> <p>Natural and Built Environment</p> <p>Protecting important countryside resources</p> <p>CP19 - Development in the countryside</p> <p>CP20 – Landscape</p> <p>CP21 – Biodiversity</p> <p>CP22 - Internationally designated sites</p> <p>CP23 - Gaps between settlements</p> <p>Protecting the wider environment – climate change</p>
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	<p>CP24 - Sustainable construction</p> <p>CP25 - Flood Risk</p> <p>CP26 - Water resources/water quality</p> <p>CP27 – Pollution</p> <p>Green Infrastructure</p> <p>CP28 - Green Infrastructure</p> <p>The Built Environment</p> <p>CP29 – Design</p> <p>CP30 - Historic Environment</p> <p>Transport and Access</p> <p>CP31 - Transport</p> <p>Whitehill &amp; Bordon</p> <p>CSWB1 - Strategic allocation</p> <p>CSWB2 - Sustainable economic development</p> <p>CSWB3 - The new town centre</p> <p>CSWB4 – Housing</p> <p>CSWB5 – Design</p> <p>CSWB6 - Sustainable construction</p> <p>CSWB7 – Waste</p> <p>CSWB8 - Sustainable water management</p> <p>CSWB9 – Biodiversity</p> <p>CSWB10 - Green infrastructure</p> <p>CSWB11 - New roads and traffic management on the A325</p> <p>CSWB12 - Pedestrian and cycle routes</p> <p>CSWB13 - Public transport</p> <p>CSWB14 - Travel plans</p> <p>CSWB15 - Local transport network improvements</p> <p>CSWB16 - Travel monitoring</p> <p>CSWB17 - Car parking</p> <p>CSWB18 - Low carbon vehicles</p> <p>Infrastructure, Implementation and Monitoring</p> <p>CP32 – Infrastructure</p>
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<b>Implications for Part 2</b>	Polices may need to have regard to the above polices in this plan if development is adjacent or straddles the boundaries with this authority and its own.
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<b>Winchester District Local Plan Review 2006</b>	
Replacing the earlier Winchester District Local Plan, this plan contains essential framework for guiding the use and development of land and building within the district. The plans approach considers the conservation and enhancement of the Districts character by ensuring appropriate design, promoting development which meets local needs and contributing to sustainable development by avoiding wasteful use of land energy and resources.	
<b>Objectives, Targets &amp; Indicators</b>	To apply the strategic policies of the Structure Plan and relate them to specific areas of land, to provide detailed policies for controlling development, co-ordinate development and land use and increase awareness of planning issues to the public.
<b>Implications for Part 2</b>	Consideration needs to be given to whether any of the saved policies in the 2006 Local Plan should be brought into Part 2. Evidence will be needed to demonstrate that the baseline upon which the policy was developed is still relevant.

<b>Infrastructure Study and Delivery Plan 2011</b>	
The Infrastructure Study provides the background information for the Infrastructure Delivery Plan (IDP) which uses this information to demonstrate firstly how the Joint Core Strategy policies will impact on each area of infrastructure considered and then how the key infrastructure can be delivered through the Joint Core Strategy Policies.	
The Delivery Plan also demonstrates how the infrastructure requirements for the strategic allocations can be delivered. This includes setting out what is to be delivered, by when and evidence of funding sources, particularly for the early years of the plan.	

<p><b>Objectives, Targets &amp; Indicators</b></p>	<p>The Plan identifies the key infrastructure issues which will need to be addressed in conjunction with new development and identify where there are existing deficiencies, which will require investment from other delivery bodies and not just through development. The Key infrastructure has been identified as being the following:</p> <ul style="list-style-type: none"> <li>■ Affordable Housing</li> <li>■ Housing for the older population/ extra care</li> <li>■ Specialist housing including G&amp;T sites</li> <li>■ Community Facilities</li> <li>■ Open space, sports and recreation</li> <li>■ provision for Arts, Culture and Heritage</li> <li>■ Health</li> <li>■ Emergency Services - Policing, Ambulance and Fire Service</li> <li>■ Other GI</li> <li>■ Transport Public Transport and Access</li> <li>■ Flood Management</li> <li>■ Waste Water Treatment</li> <li>■ Water Supply</li> <li>■ Energy</li> <li>■ Waste</li> <li>■ Communications</li> <li>■ Education</li> <li>■ Transport LRN</li> <li>■ Transport SRN</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Policies support the development of key infrastructure as identified in the Infrastructure Study and Delivery Plan.</p>

<p><b>Havant Borough Council</b></p>
<p>The plan outlines the essential framework for guiding the use and development of land and building within the district. In 2026 Havant Borough will be a cleaner, safer and more prosperous place. It will be a place where people of all ages and circumstances will want to live, visit or work. It will be a sought after location, well known as the home of windsurfing and for its superb Solent coastline. It will be widely recognised for its sustainable, innovative and high quality design developments and the stewardship of its natural and built environment. The Borough will continue to benefit from its excellent road and rail connections particularly after the opening of the A3 Hindhead Tunnel. The plan also seeks to develop a dynamic knowledge based economy, based on large and small businesses, and increase the local skills base.</p>

<b>Objectives, Targets &amp; Indicators</b>	<p>Strategic Core Strategy Policies:</p> <p>CS1 – Health and Wellbeing  CS2 – Employment  CS3 – Skills and Employability  CS4 – Town, District and Local Centres  CS5 – Tourism  CS6 – Regeneration of the Borough  CS7 – Community Support and Inclusion  CS8 – Community Safety  CS9 – Housing  CS10 – Gypsies, Travellers and Travelling Showpeople  CS11 – Protecting and Enhancing the Special Environment and Heritage of Havant Borough  CS12 – Chichester Harbour Area of Outstanding Natural Beauty (AONB)  CS13 – Green Infrastructure  CS14 – Efficient Use of Resources  CS15 – Flood and Erosion Risk  CS16 – High Quality Design  CS17 – Concentration and Distribution of Development within the Urban Areas  CS18 – Strategic Site Delivery  CS19 – Effective Provision of Infrastructure  CS20 – Transport and Access Strategy  CS21 – Developer Requirements</p> <p>Development Management Policies:</p> <p>Health and Wellbeing  DM1 – Recreation and Open Space  DM2 – Protection of Existing Community Facilities and Shops  Promoting Havant Borough’s Economy  DM3 – Protection of Existing Employment and Tourism Sites  DM4 – Static Holiday Caravan Development  DM5 – Control of Class A3, A4 and A5 Food, Drink and Entertainment Uses  DM6 – Coordination of Development</p> <p>Housing  DM7 – Elderly and Specialist Housing Provision</p> <p>Caring for Our Borough  DM8 – Conservation, Protection and Enhancement of Existing Natural Features  DM10 – Pollution</p>
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	<p>Infrastructure – Transport</p> <p>DM11 – Planning for More Sustainable Travel</p> <p>DM12 – Mitigating the Impacts of Travel</p> <p>DM13 – Car and Cycle Parking on Residential Development</p> <p>DM14 – Car and Cycle Parking on Development (excluding residential)</p> <p>DM15 – Safeguarding Transport Infrastructure</p> <p>DM16 – Freight Transport</p>
<b>Implications for Part 2</b>	Policies will need to take account of the strategy.

### Fareham Local Development Framework – Shaping Fareham’s Future Core Strategy Adopted August 2011

The Vision for Fareham seeks to offer a high quality of life to all residents and be an attractive, safe and pleasant place to live, work or visit. It will be sustainable and increasingly prosperous, with low levels of crime and unemployment and good access to community facilities, jobs, leisure, shops, open space and services. Fareham will remain a freestanding settlements

<b>Objectives, Targets &amp; Indicators</b>	<p>The plan seeks to deliver 4.1ha of additional employment development and 3,729 new homes over the plan period (2006-2026)</p> <p>Core Strategy Policies:</p> <p>CS1 – Employment Provision</p> <p>CS2 – Housing Provision</p> <p>CS3 – Vitality and Viability of Centres</p> <p>CS4 – Green Infrastructure, Biodiversity and Geological Conservation</p> <p>CS5 – Transport Strategy and Infrastructure</p> <p>CS6 – The Development Strategy</p> <p>CS7 – Development in Fareham</p> <p>CS8 – Fareham Town Centre Strategic Development Location</p> <p>CS9 – Development in the Western Wards &amp; Whiteley</p> <p>CS10 – Coldeast Hospital Strategic Development Allocation</p> <p>CS11 – Development in Portchester, Stubbington &amp; Hill Head and Titchfield</p> <p>CS12 – Daedalus Airfield Strategic Development Allocation</p> <p>CS13 – North of Fareham Strategic Development Area</p> <p>CS14 – Development Outside Settlements</p> <p>CS15 – Sustainable Development and Climate Change</p> <p>CS16 – Natural Resources and Renewable Energy</p> <p>CS17 – High Quality Design</p> <p>CS18 – Provision of Affordable Housing</p> <p>CS19 – Gypsies, Travellers and Travelling Showpeople Population</p>
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	CS20 – Infrastructure and Development Contributions CS21 – Protection and Provision of Open Space CS22 – Development in Strategic Gaps
<b>Implications for Part 2</b>	Policies will need to take account of the strategy.

<b>Southampton City Council Local Development Framework Core Strategy DPD Adopted 2010</b>	
<p>The vision states that: As the major city in central southern England, Southampton will be recognised as the region's economic, social and cultural driver, building on its role as an international seaport, centre for cutting edge research and leading retail centre. It will be a centre of learning, have a varied and exciting cultural landscape and be known for its innovative and creative businesses, leisure opportunities and fine parks and open spaces. Adapting into a sustainable waterfront city Southampton will have a world-wide profile, attracting visitors, new citizens and businesses by being the UK's premier cruise liner port, a major European container port and the local city for one of the UK's top airports. Southampton will be known as a city that is good to grow up in and good to grow old in where people are proud to live and economic success is harnessed to social justice.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The plan seeks to deliver an additional 16,300 homes over the plan period (2006-2026), as well as over 41ha of new employment land.</p> <p>Core Strategy Policies:</p> <ul style="list-style-type: none"> <li>CS1 – City Centre Approach</li> <li>CS2 – Major Development Quarter</li> <li>CS3 – Town, District and Local Centres, Community Hubs and Community Facilities</li> <li>CS4 – Housing Delivery</li> <li>CS5 – Housing Density</li> <li>CS6 – Economic Growth</li> <li>CS7 - Safeguarding Employment Sites</li> <li>CS8 – Office Location</li> <li>CS9 – Port of Southampton</li> <li>CS10 – A Healthy City</li> <li>CS11 – An Educated City</li> <li>CS12 – Accessible and Attractive Waterfront</li> <li>CS13 – Fundamentals of Design</li> <li>CS14 – Historic Environment</li> <li>CS15 – Affordable Housing</li> </ul>

	<p>CS16 – Housing Mix and Type</p> <p>CS17 – Gypsy and Traveller Accommodation and Accommodation for Travelling Showpeople</p> <p>CS18 – Transport: reduce – manage – invest</p> <p>CS19 – Car and Cycle Parking</p> <p>CS20 – Tackling and Adapting to Climate Change</p> <p>CS21 – Protecting and Enhancing Open Space</p> <p>CS22 – Promoting Biodiversity and Protecting Habitats</p> <p>CS23 – Flood Risk</p> <p>CS24 – Access to Jobs</p> <p>CS25 – The Delivery of Infrastructure and Developer Contributions</p>
<b>Implications for Part 2</b>	Policies will need to take account of the strategy.

<b>Stanmore Planning Framework 2013</b>	
<p>The Planning Framework is the first of its kind for Winchester, drawing on close working with the community to provide a deliverable portfolio of projects within a spatial plan spanning 10 to 15 years. The plan will also form part of the evidence base for the City Council's Local Plan Part 2 – Development Management &amp; Allocations document by identifying potential development sites.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>The vision:</p> <p>“Stanmore will be a thriving and safe neighbourhood where all residents are proud to live. It will be a place that has seen the benefits of housing growth captured locally, with desirable homes that provide for the existing community and attract new residents. There will be a strong sense of community spirit, effective partnership working, a wide range of well-run community facilities and high quality, and well maintained green spaces. It will have strong connections within the neighbourhood and to nearby areas with training and learning programmes on offer for those who require further support”.</p> <p>A comprehensive plan is needed to realise the vision. In order to achieve this, the Stanmore Planning Framework includes a masterplan, strategy, projects and action plan. It establishes the spatial response to the key issues, setting out opportunities for sustainable growth with new homes, high quality green spaces, improved connections and an enhanced community offer.</p> <p>The Strategy component of the Planning Framework comprises four key themes with associated objectives. These underpin the masterplan and frame the projects which will enhance Stanmore and improve life for residents. The themes are presented spatially on the masterplan as a series of layers that address specific issues and draw together to formulate a sustainable and comprehensive approach.</p>
<b>Implications for Part 2</b>	Policies will need to take account of the strategy.

## Parish Plans

Bishops Waltham Town Health Check 2010	
The health Check is a document which sets out key actions to improve the market town. The key actions cover a number of themes including: economy; environment, transport and accessibility and social and community.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Vision Statement of the Bishop's Waltham Matters process is:</p> <ul style="list-style-type: none"> <li>▪ We will provide a good quality of life for those who want to live, work and take leisure in Bishop's Waltham.</li> <li>▪ We will build a lively town, with sustainable communities and a mix of interesting and inviting opportunities for visitors.</li> <li>▪ We will provide a thriving business environment and attract inward investment.</li> <li>▪ We will make positive use of our proud heritage and buildings.</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the key actions identified in the Health Check.

Kings Worthy Parish Plan 2012	
The purpose of the plan is to provide local authorities, particularly Kings Worthy Parish Council, with a document that can be taken forward and used as a measure of how parishioners view their environment and the infrastructure. The plan was developed as part of an independent assessment carried out by a steering group comprising local residents and representatives of community groups.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Plan sets out a number of recommendations under 8 themes:</p> <p><b>1. Housing</b></p> <ul style="list-style-type: none"> <li>▪ Protect Kings Worthy's rural surroundings</li> <li>▪ When developing, favour small family homes</li> <li>▪ Maintain the good infrastructure</li> </ul> <p><b>2. Transport</b></p> <ul style="list-style-type: none"> <li>▪ Prioritise improvements to the A33 junctions</li> <li>▪ Create cycle routes within the Parish.</li> <li>▪ Improve bus timetabling and cost</li> </ul> <p><b>5. Environment</b></p> <ul style="list-style-type: none"> <li>▪ Protect the rural surroundings, especially the gap between the Worthys and Winchester</li> <li>▪ High priority to woodland and grassy areas including wild flower meadows</li> </ul>

	<ul style="list-style-type: none"> <li>■ Support sustainability and environment friendly initiatives</li> </ul> <p><b>4. Law &amp; Order</b></p> <ul style="list-style-type: none"> <li>■ Maintain the “safe” feel of the Parish</li> <li>■ More “no cold calling areas”</li> </ul> <p><b>3. Facilities</b></p> <ul style="list-style-type: none"> <li>■ Ensure the existing good facilities are well maintained</li> <li>■ Consider new facilities such as tennis courts</li> </ul> <p><b>6. Businesses</b></p> <p><b>7. Communications</b></p> <ul style="list-style-type: none"> <li>■ Improve village communications</li> <li>■ Publicise events and services more widely and in new/different ways</li> </ul> <p><b>8. Involvement</b></p> <ul style="list-style-type: none"> <li>■ Explore ways of encouraging more support (volunteers) for village events and services</li> </ul>
<p><b>Implications for Part 2</b></p>	<p>Policies will need to take account of the recommendations in the Parish Plan.</p>

<p><b>New Alresford Town Health Check Action Plan 2008</b></p>	
<p>Sets out a number of projects to achieve the Vision statement for Alresford which is:</p> <ul style="list-style-type: none"> <li>■ New Alresford should continue to thrive as a small market town of unique character and history that appeals to both residents and visitors.</li> </ul>	
<p><b>Objectives, Targets &amp; Indicators</b></p>	<p>25 five projects were identified:</p> <p><b>The Environment and Housing</b></p> <ol style="list-style-type: none"> <li>1. Conduct infrastructure survey, using the HCC document and Environment Agency information</li> <li>2. Identify site for allotments and allocate them to those who have requested them</li> <li>3. Identify possible ‘exception sites’ for Alresford people, in order to increase further the provision of affordable housing</li> <li>4. Identify and monitor brownfield sites within the town boundaries suitable for development.</li> <li>5. Improve standards of street and open spaces cleanliness</li> </ol> <p><b>The Local Economy</b></p> <ol style="list-style-type: none"> <li>6. Provide more car parking in the central commercial area and implement effective enforcement of parking regulations</li> <li>7. Encourage the Chamber of Commerce to increase vocational placements and provide training for young people</li> <li>8. Improve floral planting schemes</li> <li>9. Enhance waterside areas</li> <li>10. Conduct housing assessment study to ensure industrial/ domestic balance and appropriate routing of industrial traffic</li> </ol>

	<p>11. Seek finance for a business support package for both start up and existing businesses and local farmers. In the long term, plan for a Small Business Centre and widen training opportunities in the town. Establish stronger links with North Hants Chamber of Commerce and Industry.</p> <p>12. Initiate Sunday Farmers markets in the summer 8 Alresford Health check 2008</p> <p>13. Audit and keep updated a list of spaces and facilities available for community and private use. Identify the changes need to match identified demand</p> <p>14. Respond to perceived need for a larger indoor events facility for the community and members of it</p> <p>15. Provide wider access to Arlebury Park by increasing the amount of green space available for recreational purposes and a wider range of activities</p> <p><b>Health, Community and Recreation</b></p> <p>16. Investigate feasibility of CCTV security at 3 yearly intervals</p> <p>17. Promote and recognise community volunteering</p> <p>18. Promote projects to meet needs identified by the Young Peoples Working Group</p> <p>19. Build physical links with between Perins School, Arlebury Park and the town to make better use of community facilities</p> <p><b>Transport and Travel</b></p> <p>20. Obtain commitment from HCC to extend, review and promote the Cango bus system</p> <p>21. Improve the quality of bus transport around the town. As part of that, establish Alresford as a partner for the Quality Bus Partnership</p> <p>22. Project to investigate feasibility of using paid staff to open Watercress Line Link between Alresford and Alton at peak times</p> <p>23. Reduce traffic speeds at the town gateways. Continue to pursue calming measures that can be established for safe travel</p> <p>24. Implement footpath over railway and pedestrian access across Perins School playing field and to the Station Car Park</p> <p>25. Create cycle tracks to facilitate safe cycling.</p>
<b>Implications for Part 2</b>	Policies will need to take account of the projects identified in the Health Check.

<b>Swanmore Village Plan 2011</b>	
The Village Plan identifies issues for the Village which need to be addressed and forms a Supplementary Planning Guidance Document.	
<b>Objectives, Targets &amp; Indicators</b>	<p>There were three main issues that came from this survey:</p> <ul style="list-style-type: none"> <li>■ Transport – to Fareham &amp; Botley station on a regular basis at the weekends.</li> <li>■ Street lighting – mainly in Springvale and the walkway through from the</li> <li>■ Village Hall.</li> <li>■ Lack of facilities for young people – e.g. a meeting place without organised activities for the 14 – 18 age group.</li> </ul>

<b>Implications for Part 2</b>	Policies will need to take account of the issues identified in the Village Plan.
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<b>Wickham Parish Plan 2004</b>	
The Parish Plan houses an action plan which was developed from a questionnaires completed by parishioners.	
<b>Objectives, Targets &amp; Indicators</b>	The actions identified cover a number of themes including; household; education; employment; community facilities; transport and travelling; road safety; health and well-being; community safety; sports and recreation; environmental improvements; community information; and young people.
<b>Implications for Part 2</b>	Policies will need to take account of the actions in the Parish Plan.

<b>The Chilcomb Parish Plan 2013</b>	
A plan focused on the needs of the community which sets out a number of local key issues to be addressed in the community.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Plan sets out an action plan which comprises 22 separate actions to be addressed under the following headings:</p> <ul style="list-style-type: none"> <li>■ The Natural Environment</li> <li>■ Community</li> <li>■ St Andrew's Church</li> <li>■ Development – Residential</li> <li>■ Development - Commercial</li> <li>■ The Firing Range</li> <li>■ Infrastructure</li> <li>■ Highways Issues</li> <li>■ Police and Security</li> <li>■ Impact on Rights of Way</li> <li>■ Events on the Matterley Estate</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the issues and concerns in the Community Plan.

### Parish Plans within Winchester Town

<b>Stanmore Community Action Plan 2010</b>	
The development of a Community Plan for Stanmore seeks to help define how community action can meet local needs, can help prioritise resources and can provide important information to help influence the policies, decisions and actions of others.	
<b>Objectives, Targets &amp; Indicators</b>	<p><b>The Plan outlines a number of key actions which include:</b></p> <p><b>SG1 Communication - How can we help to improve the image of Stanmore and ensure all sections of the community have an opportunity to influence decisions which affect them?</b>  <b>C1</b> Improve the image of Stanmore  <b>C2</b> Improve ways of keeping residents informed of what's happening in the community.  <b>C3</b> Establish ongoing involvement of young people in community life.  <b>C4</b> Increase opportunities for residents to have their say.</p> <p><b>SG2 Community Safety - What can be done to help reduce the fear of crime and anti-social behaviour and provide more positive opportunities for our young people than hanging around streets and drinking?</b>  <b>CS1</b> Reduce the fear of crime and antisocial behaviour, especially after dark.  <b>CS2</b> Discourage teenagers from hanging around the shops.  <b>CS3</b> Reduce street drinking by young people.  <b>CS4</b> Reduce speeding in Stanmore.</p> <p><b>SG3 Environment &amp; Infrastructure - How can we help to improve the environment by reducing litter, improving road and pavement conditions and reducing our 'Carbon Footprint'?</b>  <b>EI1</b> Reduce the amount of on-road parking.  <b>EI2</b> Improve road &amp; pavement conditions.  <b>EI3</b> Reduce the use of private vehicles by Stanmore residents.  <b>EI4</b> Reduce litter.  <b>EI5</b> Increase the range of products and services available in local shops.  <b>EI6</b> Reduce the carbon footprint of the Stanmore Community.  <b>EI7</b> Produce a Neighbourhood Design Statement.</p> <p><b>SG4 Housing- How can we make better use of the housing stock for local needs and people?</b>  <b>H1</b> Reverse the loss of family housing for Student/HMO accommodation.  <b>H2</b> Increase housing opportunities for families on the housing waiting list.</p>

	<p><b>SG5 Recreation, Health &amp; Wellbeing - What can be done to better provide for our recreational needs, improve our health and benefit our general wellbeing?</b></p> <p><b>RH1</b> Increase opportunities to access Cinema, Swimming pool, Sports Hall and Artificial Pitch.</p> <p><b>RH2</b> Increase the level of participation in active exercise across all ages.</p> <p><b>RH3</b> Encourage a reduction in smoking.</p> <p><b>RH4</b> Increase participation in lifelong learning.</p>
<b>Implications for Part 2</b>	Policies will need to take account of the key actions in the Action Plan.

<b>Winnall Community Plan 2012</b>	
A plan focused on the needs of the community which sets out a number of key concerns to be addressed in the community.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The consultation identified 50 issues and concerns which were then categorised into the following five themes:</p> <ul style="list-style-type: none"> <li>■ Household Travel and Parking</li> <li>■ Community Safety &amp; Neighbourhood Nuisance</li> <li>■ Social Activities</li> <li>■ Local Economy</li> <li>■ The Environment</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the issues and concerns in the Community Plan.

## Village Design Statements

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<b>Alresford Town Design Statement 2008</b>	
The purpose of a Town Design Statement (TDS) is to influence the planning process so that changes and developments in the town contribute to the sustainability of the town and its environment; to reflect local characteristics and thereby contribute to its current status as a popular tourist venue, whilst also preserving the qualities of the community values in its surroundings.	
<b>Objectives, Targets &amp;</b>	The aim of the New Alresford Town Design Statement is to be a positive and continuing influence helping to shape the future sustainable development of the town.



<b>Indicators</b>	<p>Its objectives are to help ensure the town develops in a way that retains its essential characteristics and historical features by providing:</p> <ul style="list-style-type: none"> <li>▪ Supplementary planning guidance to Winchester City Council within the context of the South East Plan, and the Winchester District Local Plan Review.</li> <li>▪ A framework against which developers and individuals can assess the visual impact of their proposals, and how these will affect the town's sustainability and infrastructure.</li> <li>▪ A document that complements the New Alresford Town Plan and Action Plan.</li> <li>▪ Ensuring that new developments conserve the character of the town and of each character area and at the same time meet the community's needs for sustainable development that: <ul style="list-style-type: none"> <li>– Helps meet the town's need for affordable homes (i.e. integrating affordable homes within developments in accordance with the Local Plan policies).</li> <li>– Meets the towns housing and business needs in an integrated, environmentally friendly way.</li> <li>– Assist with planning a safe environment for the community, especially with regard to air quality, road transport and walkways.</li> </ul> </li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the objectives in the Design Statement.

<b>Colden Common 2012</b>	
<p>Its purpose is to help influence decisions on the design of new development. It is about managing change, not preventing it. It provides guidance on the distinctive features of the village which the local community values and wishes to see enhanced and protected. It provides additional guidance to assist local planners and applicants on how development may be undertaken so as to respect the character of the village.</p>	
<b>Objectives, Targets &amp; Indicators</b>	<p>Its main objectives are to conserve important local views and protect the character of the village; encourage the provision of starter homes and suitable dwellings for senior citizens; retain and enhance natural green and open spaces and the links between them.</p>
<b>Implications for Part 2</b>	Policies will need to take account of the guidance in the Design Statement.

<b>Denmead Village Design Statement 2007</b>	
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A VDS is a community lead expression of the qualities and characteristics of Denmead. It is intended to be used by developers and planners as a help and guidance on what is acceptable in the village.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The objectives of the Statement are:</p> <ul style="list-style-type: none"> <li>■ To describe the distinctive character of Denmead and the surrounding countryside.</li> <li>■ To show how character can be identified at three levels: <ul style="list-style-type: none"> <li>- the landscape setting of the village;</li> <li>- the shape of the settlement;</li> <li>- the nature of the buildings themselves.</li> </ul> </li> <li>■ To draw up development principles based on the distinctive local character and local opinion.</li> <li>■ To work in partnership with the local planning authority in the context of existing local planning policy, and to influence future policies.</li> <li>■ To show development can be compatible with local character and modern whilst meeting village needs.</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the objectives in the Design Statement.

<b>Kings Worthy and Abbots Worthy Village Design Statement 2007</b>	
It describes Kings Worthy and Abbots Worthy at the beginning of the 21 <sup>st</sup> century, and sets out our hopes and aspirations for the future. It covers the settlements of both Kings Worthy and Abbots Worthy, describing the existing village characteristics and providing guidelines for future design.	
<b>Objectives, Targets &amp; Indicators</b>	<p>It comprises a number of planning guidelines under the following headings:</p> <p><b>Village and Community Context</b> History, Economy, Community Facilities, Educational Facilities, Sports and Leisure Facilities</p> <p><b>Landscape Setting</b> Topography and Vegetation, Water-courses and Drainage, Important Views, Open Spaces</p> <p><b>Settlement Pattern, Character and Buildings</b> Kings Worthy Abbots Worthy</p> <p><b>Traffic and Communication Links</b></p>

	Principal Roads, Local Roads, Cul de sacs, Footpaths, Parking
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

### Swanmore Village Design Statement 2001

Swanmore Village Design Statement (2001) sets out supplementary planning guidance for the design of new development in Swanmore.

<b>Objectives, Targets &amp; Indicators</b>	Its main objectives are to retain the rural nature and character of the village, protect open space and enhance wildlife features and to restrict coalescence with other villages.
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

### Wickham Village Design Statement 2001

Wickham Village Design Statement (2001) sets out supplementary planning guidance for the design of new development in Wickham.

<b>Objectives, Targets &amp; Indicators</b>	Its main objectives are to retain the historic character of the village, avoid ribbon development, retain the diversity of local shops, enhance open space provision and wildlife features and protect important landscape views and the gap between Wickham and Knowle.
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

## Local Area Design Statements

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### Compton Down Local Area Design Statement 2006

Winchester City Council has produced and adopted a Local Area Design Statement for Compton Down, Winchester which identifies design criteria against which planning applications in the area will be assessed. The Compton Down LADS is a Supplementary Planning Document that supplements the Winchester District Local Plan Review (WDLPR 2006).

**Objectives,  
Targets &  
Indicators**

**DEVELOPMENT GUIDELINES**

- **D1 SCALE OF NEW DEVELOPMENT** - *New development in Compton Down should be substantially of the same scale, height and mass of existing buildings.*
- **D2 BUILDING LINE** - *Existing building lines within Compton Down should be respected.*
- **D3 DEVELOPMENT DENSITY** - *Although regard should be given to Central Government and Local Plan recommended densities (30-50 dph), development proposals must balance these with the corresponding requirement for maintaining the essential character features of Compton Down.*
- **D4 RESIDENTIAL CHARACTER** - *Any new development in Compton Down should be domestic in appearance and character, rather than having the appearance of apartment blocks or flats.*
- **D5 ARCHITECTURAL TREATMENT** - *Whilst the retention of existing properties in Compton Down is to be preferred, new development will be acceptable provided it is of high quality and individual design, raising the standard of architectural treatment, yet also discrete and paying particular respect to the particular setting and context of the settlement.*
- **D6 HURDLE WAY CONSTRAINTS** - *Any new development facing onto Hurdle Way should have particular regard for its effect on external views.*

**LANDSCAPE GUIDELINES**

- **L1 TREE PRESERVATION ORDERS** - *TPOs should be placed on visually or historically important trees or groups of trees on sites where planning applications are submitted or proposed within Compton Down.*
- **L2 TREE SURVEYS AND REPORTS** - *All planning applications should be accompanied by a detailed tree survey and arboricultural report that incorporates an assessment of the amenity value of trees, and an assessment of their contribution to the overall setting and character of Compton Down. The report should also detail proposals for any new planting.*
- **L3 FRONT AREAS/ENTRANCES** - *Any redevelopment proposals should not result in frontages facing onto local roads being dominated by hard surfacing and parked cars. Site entrances should be designed to be as discrete as possible.*

**TRANSPORT GUIDELINES**

- **T1 TRAFFIC ASSESSMENT** - *The scale and effects of traffic impacts need to be considered in the context of the totality of development in Compton Down, taking account of the wider development capacity of the settlement.*
- **T2 SEMI-RURAL CHARACTER OF ROADS** - *The semi-rural character of roads/lanes around Compton Down should be retained.*

	<ul style="list-style-type: none"> <li>■ <b>T3 ON-SITE PARKING PROVISION</b> - <i>On-site car parking provision should balance the need to minimise car use with a need to avoid overspill parking onto roads/lanes.</i></li> <li>■ <b>T4 CYCLE PARKING</b> - <i>Any development proposals should encourage cycle use and provide adequate cycle parking facilities.</i></li> <li>■ <b>T5 PROVISION FOR SERVICE VEHICLES</b> - <i>Adequate provision should be made for service vehicles.</i></li> <li>■ <b>T6 EFFECTS OF ACCESS TURNINGS</b> - <i>The character and visual effects of site access turnings should be minimised where possible.</i></li> <li>■ <b>T7 DEVELOPER CONTRIBUTIONS</b> - <i>Developer contributions (106 Agreements) should be sought as a means of funding transport improvements and other measures made desirable or necessary by additional development.</i></li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

<b>Springvale Road Local Area Design Statement 2007</b>	
This Village Design Statement provides supplementary guidance for planners and developers relating to the Springvale Road Local Area.	
<b>Objectives, Targets &amp; Indicators</b>	There are a number of guidelines which have been produced under the Statement which cover the three themes: development; landscape; and transport.
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

## Design Statements within Winchester Town

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<b>Oliver's Battery Village Design Statement 2008</b>	
This Village Design Statement provides supplementary guidance for planners and developers relating to the Parish of Oliver's Battery.	
<b>Objectives, Targets &amp; Indicators</b>	<p>It identifies a number of guidelines which include:</p> <ul style="list-style-type: none"> <li>■ Protect from excessive development, either in the form of development in the rural area or aggressive redevelopment within the built area.</li> <li>■ Respect the character of the settlement and promote investment in improving the housing stock, with an emphasis on good</li> </ul>

	<p>design, reducing energy use, and encouraging local energy generation where appropriate.</p> <ul style="list-style-type: none"> <li>▪ Support local education facilities, shopping and small scale/low impact employment within the parish, while protecting against major commercial development.</li> <li>▪ Enhance local facilities which enable residents to reduce travel for many purposes, including daily shopping and social activities.</li> <li>▪ Maintain and improve open spaces, views, recreational facilities and recreational routes within both the built area and the countryside areas of the parish, with an emphasis on enhancing biodiversity in the rural area.</li> <li>▪ Maintain and improve transport links, enabling safe and easy access to and from the parish on foot, by bus, and by private car.</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

<b>Sleepers Hill Local Area Design Statement 2007</b>	
This Village Design Statement provides supplementary guidance for planners and developers relating to the Sleepers Hill Local Area.	
<b>Objectives, Targets &amp; Indicators</b>	There are a number of guidelines which have been produced under the Statement which cover the three themes: development; landscape; and transport.
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

<b>St Barnabus West – Neighbourhood Design Statement 2007</b>	
This Neighbourhood Design Statement (NDS) represents the views and aspirations of residents in relation to development in this area. The Statement describes attributes of the locality which residents value and wish to see retained, these being chiefly the many aspects of the character of the area and its natural environment. It also provides design guidelines to assist formulation and management of any proposed building works and associated changes to the area.	
<b>Objectives, Targets &amp; Indicators</b>	There are a number of guidelines which have been produced under the Statement which cover the following themes: traffic, roads and safety; buildings; biodiversity; and landscape setting.
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

<b>St Giles Hill Neighbourhood Design Statement (revised) 2011</b>	
The Statement describes the area of St Giles Hill as it is today and highlights the qualities which are valued by those who visit and live on the Hill.	
<b>Objectives, Targets &amp; Indicators</b>	<p>It sets out a number of planning policies covering:</p> <ul style="list-style-type: none"> <li>■ Vistas</li> <li>■ Open Grassed Areas</li> <li>■ Wooded Areas and Trees</li> <li>■ St Giles Cemetery</li> <li>■ Linear Spaces</li> <li>■ Roads and Traffic</li> <li>■ Settlement Pattern</li> <li>■ Positioning</li> <li>■ Driveways, Garages and Parking</li> <li>■ Plot Size</li> <li>■ Bulk of Buildings</li> <li>■ Roofs</li> <li>■ Walls</li> <li>■ Windows</li> <li>■ Gardens and Landscaping</li> <li>■ Drainage</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the policies in the Design Statement.

<b>West Fulflood and Oram's Arbour Neighbourhood Design Statement 2008</b>	
The objective of this Neighbourhood Design Statement (NDS) is to set forth the essential character of the neighbourhood as perceived by the local residents who have produced this document. All residents have been afforded the opportunity to be consulted during the development of this Statement and given scope to put forward their views and opinions.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The issues, which are of importance and significance to the community, are set out as Planning Guidance and Enhancement Proposals.</p> <p><b>Planning Guidance</b></p>

	<p><b>Landscape</b></p> <ol style="list-style-type: none"> <li>1. Distant views should be preserved to maintain the open character of the area.</li> <li>2. Developments should respect the landscape, trees, hedges and wildlife.</li> <li>3. Public open spaces and the school playing fields throughout the area are a significant part of the landscape. They are valued as local amenities and should be retained.</li> <li>4. The overall spacious effect of the settlement pattern should be conserved particularly the quality of the landscaping.</li> <li>5. Private gardens often contribute to the character of the area but development within them will be acceptable if it can be demonstrated that this would not be harmful to the character of the area as described in this document.</li> </ol> <p><b>Building</b></p> <ol style="list-style-type: none"> <li>6. New developments should be architecturally harmonious with the character of adjacent, existing buildings. They should not jeopardise the safety, privacy, security, light or enjoyment of nearby property owners. A Crime Prevention Officer should be included in pre-application discussions for larger sites and 'Secured by Design' standards and certification should be employed.</li> <li>7. The quality of building, their style and the materials used should complement those of the surrounding built environment. Where practicable building lines should be preserved.</li> <li>8. New buildings should respect the scale of neighbouring buildings and not break existing skylines. They should not obstruct attractive public views.</li> <li>9. Extensions should respect the existing character of the roads by retaining trees and long distance public views.</li> <li>10. New building should not generate additional on-street parking.</li> <li>11. Front gardens should be retained and not be converted to car parking spaces.</li> </ol> <p><b>Trees</b></p> <ol style="list-style-type: none"> <li>11. Mature trees are an important feature of the neighbourhood. New developments should seek to retain mature, healthy trees.</li> </ol> <p><b>Enhancement Proposals</b></p> <ul style="list-style-type: none"> <li>■ The bio-diversity of the area should be conserved and where practicable, enhanced.</li> <li>■ The available facilities and services of the area, particularly schools, roads, crossings, play areas, car parking, communication systems and drainage, should be considered when new housing is introduced.</li> <li>■ Developments should offer improvements rather than just placing further demands on these facilities and services.</li> <li>■ Future changes to the traffic flow in the city area should be considerate of the impact on the neighbourhood.</li> <li>■ External roads are already overcrowded and internal roads are over used as short cuts in busy periods.</li> <li>■ Telecommunications companies and their agents should comply fully with pre- and post-application consultation defined in the Government Code of Best Practice and the industry's Ten Commitments Ref: ODPM 2002.</li> <li>■ The general neat and tidy appearance of the area should be preserved, with simple requirements that prevent unnecessary clutter from dustbins and cars parked on footpaths.</li> <li>■ Street lighting should be improved in those areas frequently used by pedestrians at night.</li> <li>■ Mature trees of the neighbourhood are a skyline feature for the City and should be conserved and managed accordingly.</li> <li>■ Leaf sweeping should be conducted frequently at road junctions and crossings as leaves quickly form a hazardous surface.</li> </ul>
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	<ul style="list-style-type: none"> <li>■ All street trees should be maintained and replaced when necessary by similar native species suitable for the calcareous soil.</li> <li>■ Changes of use should not be permitted for shops and public houses, which form important local amenities.</li> <li>■ Boundary walls and fences should be maintained to a good standard and be in keeping with those on adjacent properties.</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the guidance and proposals in the Design Statement.

<b>Chilbolton Avenue Local Area Design Statement 2006</b>	
The Chilbolton Avenue Local Area Design Statement (LADS) is a Supplementary Planning Document which will inform the design of future development proposals in the area.	
<b>Objectives, Targets &amp; Indicators</b>	<p>The Design Statement defines a series of Guidelines that outline additional constraints and considerations that will be applicable to new development along Chilbolton Avenue.</p> <p><b>LANDSCAPE GUIDELINES</b></p> <ul style="list-style-type: none"> <li>■ <b>L1 TREE PRESERVATION ORDERS (TPOs)</b> - TPOs should be placed on trees or groups of trees on sites where planning applications are proposed or anticipated along Chilbolton Avenue.</li> <li>■ <b>L2 TREE MANAGEMENT STRATEGY</b> - A Tree Management Strategy should be instigated for the trees of Chilbolton Avenue.</li> <li>■ <b>L3 DETAILED TREE SURVEY AND REPORT</b> - All planning applications should be accompanied by a detailed tree survey and arboricultural report that incorporates an assessment of the amenity value of trees, an assessment of their contribution to the overall setting and character of Chilbolton Avenue and proposals for new planting to maintain and enhance the tree belts which are characteristic of Chilbolton Avenue.</li> <li>■ <b>L4 CONTRIBUTION TO THE WOODED CHARACTER OF CHILBOLTON AVENUE</b> - Each planning application should demonstrate how the proposals contribute to the wooded character of Chilbolton Avenue.</li> </ul> <p><b>DEVELOPMENT GUIDELINES</b></p> <ul style="list-style-type: none"> <li>■ <b>D1 SCALE OF NEW DEVELOPMENT</b> - New development, as seen or perceived from Chilbolton Avenue and Teg Down, should be substantially of the same scale, height and mass as existing buildings.</li> <li>■ <b>D2 BUILDING LINE</b> - The existing building line along Chilbolton Avenue should be retained, and new buildings should not encroach towards the road in front of this line.</li> <li>■ <b>D3 DEVELOPMENT DENSITY</b> - Development density should seek to fall within densities defined by Central Government and the Local Plan (30-50 dph), but given the various constraints, net development areas may need to be closely drawn.</li> </ul>

	<ul style="list-style-type: none"> <li>■ <b>D4 RESIDENTIAL CHARACTER</b> - Any new development along Chilbolton Avenue should be domestic in appearance and character, rather than having the appearance of apartment blocks or flats.</li> <li>■ <b>D5 ARCHITECTURAL TREATMENT</b> - Whilst the retention of existing properties facing Chilbolton Avenue is to be preferred, new development will be acceptable provided it is of high quality, raising the standard of architectural treatment, yet also discrete and paying particular respect to the setting and context of the avenue.</li> <li>■ <b>D6 ADDITIONAL AREA D CONSTRAINTS</b> - Any new development in Character Area D should respect the detached and independent villa style of houses in this area, comprising a principal building perhaps supported by one or two smaller and visually subservient annexes, and set within spacious and well-treed grounds. The existing building line to the west should be substantially maintained, and new development should not extend down sloping gardens towards the golf course.</li> <li>■ <b>D7 FRONT AREAS/ENTRANCES</b> - Any redevelopment proposals should not result in frontages facing Chilbolton Avenue being dominated by hard surfacing and parked cars. Site entrances should be designed to be as discrete as possible.</li> <li>■ <b>D8 CONSTRUCTION WORK DISTURBANCE</b> - Prospective developers should be advised of the need to restrict working hours at weekends.</li> </ul> <p><b>TRANSPORT GUIDELINES</b></p> <ul style="list-style-type: none"> <li>■ <b>T1 TRAFFIC ASSESSMENT OF SIGNIFICANT DEVELOPMENTS</b> - The scale and effects of traffic impacts need to be the subject of a Transport Assessment (TA) in respect of any significant development proposal and to take account of the wider development capacity and not be limited to an assessment of a specific application.</li> <li>■ <b>T2 PEDESTRIAN CROSSINGS</b> - Pedestrian accessibility in crossing roads should be improved by providing pedestrian crossings at key locations and potentially by signalling junctions with Romsey Road, Sarum Road and Stockbridge Road.</li> <li>■ <b>T3 ON-SITE PARKING PROVISION</b> - On-site car parking provision should balance the need to minimise car use with a need to avoid overspill parking on Chilbolton Avenue.</li> <li>■ <b>T4 CYCLE PARKING</b> - Adequate cycle parking should be provided to help maximise cycle use.</li> <li>■ <b>T5 PROVISION FOR SERVICE VEHICLES</b> - Adequate provision should be made for service vehicles.</li> <li>■ <b>T6 EFFECTS OF ACCESS TURNINGS</b> - The character and visual effects of site access turnings should be minimised where possible.</li> <li>■ <b>T7 DEVELOPER CONTRIBUTIONS</b> - Developer contributions (106 Agreements) should be sought as a means of funding road improvements, crossing facilities and other measures made desirable or necessary by additional development along Chilbolton Avenue.</li> </ul>
<b>Implications for Part 2</b>	Policies will need to take account of the guidelines in the Design Statement.

## Village Data Sets

<b>Bishop's Waltham, Colden Common, Denmead, Kings Worthy, New Alresford, Swanmore, Waltham Chase and Wickham (August 2013)</b>	
Sets out the location, characteristics and setting of each village. It also outlines key challenges facing each village including threats, weaknesses, opportunities and strengths.	
<b>Objectives, Targets &amp; Indicators</b>	All these local communities wish to maintain and improve local facilities, including public transport. They acknowledge the importance of providing for local housing needs, especially for affordable housing and older persons' housing, with some limited growth for economic purposes, particularly for new 'start-ups' and to address the changing requirements of businesses. They all recognise that they have a strong community identity and are concerned about threats to this identity through inappropriate development.
<b>Implications for Part 2</b>	Policies will need to take account of the particular characteristics of each village to prevent negative effects and enhance positive ones.

## Appendix V - Winchester SEA/SA Baseline Information

### Introduction

Baseline data has been presented in two formats: in summary text form and a more detailed baseline data table. Sources are shown in the list at the end of the section and refer to the baseline documents used for the WDDF SEA/SA.

- B.1.1 Population
- B.1.2 Human Health
- B.1.3 Employment
- B.1.4 Social Exclusion
- B.1.5 Housing
- B.1.6 Transport
- B.1.7 Landscape and Townscape
- B.1.8 Cultural Heritage
- B.1.9 Biodiversity and Conservation
- B.1.10 Water Resources
- B.1.11 Air Quality
- B.1.12 Climatic Factors
- B.1.13 Soil & Minerals
- B.1.14 Waste

## B.1.1 POPULATION

### Summary

The population of Winchester at the end of 2011 was estimated to be 117,100 and is forecast to increase by 4.9% between 2011 and 2018. The area is predominantly rural with 59.1% of the population living in the rural area and the remaining 40.9% living within the City area. Winchester is currently one of Hampshire's least densely populated districts at 1.8 persons per hectare and is amongst the top 20 most affluent districts in England. However there are significant contrasts within the district, e.g. the ward of St. John and All Saints is 4237<sup>th</sup> out of 8414 in the most deprived wards in the UK and there is some evidence of rural deprivation in outlying areas of the district. The break down of the population shows that Winchester has a large working age population, mostly comprised of those in the mid to latter half of their working lives, low numbers of school children and with lower mortality rates overall: it has an ageing population. White Christians are the dominant ethnic and religious group although the population has become more culturally diverse in recent years.

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Population</b>						
Total number of people 2011 census	1	116,595	<b>Hampshire:</b> 1,7760,000 <b>South East:</b> 8,634,750	<b>England:</b> 53,012,456	Between 1991 and 2001 Winchesters population grew from 96,386 to 107,222, an increase of 11.2%. Again, between 2001 and 2011, Winchesters population grew by 8.7%.	The projected population increase will require an enhanced provision of services, and careful integration with existing communities. The needs of an aging population will have to be catered for and attention should be given to appropriate housing and access to facilities.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Population</b>					
					The increase in population will have impacts on all the sections covered in this baseline, both environmental and social.
<b>2011 Demographic facts and figures</b>	34	117,100	<b>Hampshire:</b> 1,7760,000	The population of Winchester is forecast to increase by 4.9% between 2011 and 2018.	See above.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Population</b>					
<b>Age profile at 2011</b>	34	 <p style="text-align: center;">Percentage of the Population</p>			
<b>Population Density</b>	34	There are 1.8 persons per hectare living in	Winchester is the least densely		

Winchester has a large working age population, mostly made up of those in the mid to latter half of their working lives.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities									
<b>Topic: Population</b>														
<b>in 2010</b>		Winchester 59.1% of the population live in rural areas		populated district in Hampshire and sits well below the regional and national average.										
<b>Ethnicity in 2011</b>	34	<p>2009</p> <p>90.6% of Winchester's resident population are estimated to be of the ethnic group – 'White British'.</p>												
<b>Religion (stated religion 2011) (%) (top three)</b>	34	<table border="1"> <thead> <tr> <th>Winchester</th> <th>South East</th> <th>England</th> </tr> </thead> <tbody> <tr> <td>Christian: 63.2</td> <td>Christian: 72.78</td> <td>Christian: 71.74</td> </tr> <tr> <td>No Religion:</td> <td>No Religion:</td> <td>No Religion:</td> </tr> </tbody> </table>	Winchester	South East	England	Christian: 63.2	Christian: 72.78	Christian: 71.74	No Religion:	No Religion:	No Religion:		Christianity remains the largest religion in Winchester. It has however experienced a large	
Winchester	South East	England												
Christian: 63.2	Christian: 72.78	Christian: 71.74												
No Religion:	No Religion:	No Religion:												



Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Population</b>						
percentiles excluding religion not stated)		27.3 Muslim: 0.5	27.7 Muslim: 2.3	24.07 Muslim: 5.0	decline since 2001. The percentage with no religion has increase by 71.5% since 2001.	
Country of Birth (2012) (%)	1	<b>Winchester</b>	<b>South East</b>	<b>England</b>		
		UK: 91.1%	UK: 87.9%	UK: 86.2%		
		EU: 3.2%	EU: 4.4%	EU: 4.4%		
		Other countries: 5.7%	Other countries: 7.7%	Other countries 9.4%		

## B.1.2 HUMAN HEALTH

### Summary

Winchester's general health is noticeably better than national and regional averages as highlighted by the low Standardised Mortality Rate (SMR) and high life expectancy. It is also estimated that the District has a lower level of obesity and binge drinking compared to regional and national figures. In line with the overall good standard of health, there are fewer households with one or more persons with a limiting long term illness.

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Human Health</b>						
Households with one or more person with a limiting long term illness (%) 2001	1	27.27	South East: 29.36	England: 33.55		
Households with Limiting Long-term Illness and Dependent Children (%) 2001	1	1.89	South East: 3.29	England: 4.83		
General health (persons %)	1	Winchester:	South East:	England:	The data shows approximately 86% (90,000) of the population	With predicted rising population numbers, the Local Authority

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Human Health</b>						
Very good Good Fair Bad Very bad		53.20 32.78 10.60 2.69 0.74	49.02% 34.63% 12.02% 3.38% 0.96%	47.17% 34.22% 13.12% 4.25% 1.25%	are in good or very good health. General health is higher than the national or regional average.	need to ensure the appropriate levels of health care and leisure facilities are provided to maintain the current good state of health experienced by residents.
Standardised Mortality Ratios (SMRs) (UK=100)	1	83	Hampshire: 92 South East: 92		20% lower than national levels and significantly below regional average.	
Infant Mortality, 2008-2010  Rate per 1000	1	Winchester:  3.1	South East:  3.7	England:  4.4	Between 1998 and 2010 infant mortality has decreased 5.2% to 3.1%. The rest of England has seen a similar falling trend over the years.	
Life Expectancy at Birth, 2007-2009  Males Females	1	Winchester:  80.5 83.3	South East:  79.4 83.3	England:  78.3 82.3	Winchester has a higher life expectancy for males at birth than the nation.	The ageing population will need appropriate facilities in terms of demands on health care and the provision of suitable housing, including sheltered housing schemes and residential and nursing care homes.
Body Mass Index (BMI) among adults	32		South East:	England:	The south east mean BMI (kg/m <sup>2</sup> ) is slightly under the national mean. Government predictions have suggested a	
		Men Mean BMI	27.1	27.2		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities	
<b>Topic: Human Health</b>						
		(kg/m <sup>2</sup> ) Women Mean BMI (kg/m <sup>2</sup> )	26.6	26.8	rise in the levels of obesity in the future, such that by 2015 among 21 to 60 year olds, over a third of men and almost three in ten women are predicted to be obese.	
<b>Overweight and obesity prevalence among children, by age and gender, 2006</b>	32	Data Gap	<b>England:</b>			Between 1995 and 2004 obesity in children in all age groups had been increasing. Between 2004 and 2010 this trends reversed and has been steadily decreasing. Future data gathering will be important to confirm whether this is a continuing trend.
			Children aged 2-15 %	Children aged 2-10 %	Children aged 11-15 %	
		Boys				
		Overweight	13	12	15	
		Obese	17	17	18	
		Overweight including obese	31	29	33	
		Girls				
		Overweight	14	13	16	
Obese	15	13	17			
Overweight including obese	29	26	33			
<b>Model-Based Estimates of Obesity for LAs in England, 2003-2005</b>	31	<b>Winchester</b>  19.4% of Population	<b>England</b> 23.6% of Population  <b>South Central</b> 22.2% of Population	Winchester is estimated to have one of the lowest obesity rates in the South Central Region.	"A model-based approach to producing healthy lifestyle prevalence estimates for each Middle Super Output Area (MSOA) and Local Authority (LA) in England was used because the sample size of national	

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Human Health</b>					
					surveys such as the HSfE was too small to provide reliable estimates at a small area level".
<b>Model-Based Estimates of Binge Drinking for LAs in England, 2003-2005</b>	31	<b>Winchester</b>  16.1% of Population	<b>England</b> 18% of Population  <b>South Central</b> 17% of Population	Winchester is estimated to have a lower level of binge drinking than the national level of 18%.	"A model-based approach to producing healthy lifestyle prevalence estimates for each Middle Super Output Area (MSOA) and Local Authority (LA) in England was used because the sample size of national surveys such as the HSfE was too small to provide reliable estimates at a small area level".
<b>Model-Based Estimates of Current Smoking for LAs in England, 2003-2005</b>	31	<b>Winchester</b>  17% of Population	<b>England</b> 24.1% of Population  <b>South Central</b> 20.6% of Population	Winchester is estimated to have a lower percentage of the population smoking compared to the nation.	"A model-based approach to producing healthy lifestyle prevalence estimates for each Middle Super Output Area (MSOA) and Local Authority (LA) in England was used because the sample size of national surveys such as the HSfE was too small to provide reliable estimates at a small area level".
<b>Prevalence of any Cardiovascular Disease</b>	33		<b>England:</b>	Between the periods of 200 and 2010 CVD mortality rates fell by approximately 40% in	
		Men			
		Any CVD	13.9%		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Human Health</b>					
		Women Any CVD	13.4%	England and Wales. It still remains the most common cause of death.	

### B.1.3 EMPLOYMENT

#### Summary

Winchester has a buoyant economy based on the service sector and experiences higher than average fulltime employment (38.27%) and lower than average (1.7%) benefit claimant levels. There is a large proportion of the population working in associate professional and technical occupations and as managers, directors and senior officials. Winchester is also maintaining employment in agriculture at higher levels than the rest of the country.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities		
<b>Topic: Employment</b>							
Percentage Economically Active -Employed % (2011 as percentage of total population aged 16-74)	1	<b>Winchester:</b>	<b>South East:</b>	<b>England:</b>	Since 2002 the number of full time workers has decreased by approximately 3.2% and part time workers have increased by approximately 1.35. Winchesters employment levels are slightly below the national average.	There is good economic base on which to build.	
		80.4	79.4	77.3			
Unemployment	34	<b>Claimant Count December 2012</b>			<b>Male</b>	<b>Female</b>	<b>Persons</b>
		Claimants			600	306	906
		Rate %			1.7	0.8	1.2
		UK Rate %			4.9	2.5	3.7

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																																																																																																																			
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Indicator	Data Source	Current Data	Comparators and targets			Trend	Issues/Constraints/ Opportunities
<b>Topic: Employment</b>							
<b>Net Commuting (persons)</b>	25	<b>In-Commuting Winchester (approx)</b> 32000	<b>Out-Commuting Winchester (approx)</b> 21000		50% of all in-commuting to Winchester is from the Solent area.	If the commuting pattern stays the same, efforts should be made to encourage use of sustainable modes of transport. This could include efficient park and ride schemes and encouraging employers to adopt green transport plans with car sharing, provision of showers, cycle storage etc.	
<b>Socio-Economic Classifications 2001 (% Persons aged 16-74)</b>	1	<b>Winchester</b>	<b>South East</b>	<b>England</b>			
1. Managers, Directors and Senior Officials		14.4	12.3	10.9		Significantly high % of professional occupations.	The economy should build on the high skilled population present.
2. Professional Occupations		25.4	18.7	17.5		Significantly high % of professional occupations.	The economy should build on the high skilled population present.
3. Associate Professional and Technical Occupations		14.3	13.8	12.8			
4. Administrative and Secretarial		10.3	11.5	11.5			

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Employment</b>					
Occupations					
5. Skilled Trades Occupations		9.6	11.1	11.4	
6. Caring, Leisure and Other Service Occupations		7.7	9.3	9.3	
7. Sales and Customer Service Occupations		6.5	7.9	8.4	
8. Process, Plant and Machine Operatives		3.5	5.7	7.2	
9. Elementary Occupations		8.5	9.7	11.1	
Never Worked		0.2	0.4	0.7	Significantly lower % of residents who have never worked.
Full-time students		6.7	5.2	5.8	Indicates a well educated younger population. There has been a 3% fall in the number of full time students in Winchester between 2001 and 2011. Attempts should be made to retain this sector of the population and could be helped through the provision of low cost market housing and building on the wide range of employment opportunities.
<b>Gross Value Added (GVA) per head.</b>	1	<b>Hampshire:</b> 20964	<b>South East:</b> 22369	Steady increase since 200.1	

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																																																		
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<b>Earnings</b>	34	<table border="1"> <thead> <tr> <th>Average gross weekly (median resident earnings)</th> <th>Winchester (£)</th> <th>C.I % +/-</th> <th>UK (£)</th> <th>C.I % +/-</th> </tr> </thead> <tbody> <tr> <td>Males</td> <td>699</td> <td>7.8</td> <td>498</td> <td>0.2</td> </tr> <tr> <td>Females</td> <td>340</td> <td>12.0</td> <td>319</td> <td>0.3</td> </tr> <tr> <td>All workers</td> <td>492</td> <td>8.1</td> <td>405</td> <td>0.2</td> </tr> <tr> <td>Full time workers</td> <td>671</td> <td>6.4</td> <td>506</td> <td>0.2</td> </tr> </tbody> </table> <p><i>Source: Annual Survey of Hours and Earnings 2012 (Resident based query), National Statistics. Earnings rounded to the nearest pound.</i></p> <table border="1"> <thead> <tr> <th>Average gross weekly (median workplace earnings)</th> <th>Winchester (£)</th> <th>C.I % +/-</th> <th>UK (£)</th> <th>C.I % +/-</th> </tr> </thead> <tbody> <tr> <td>Male</td> <td>590</td> <td>8.2</td> <td>498</td> <td>0.2</td> </tr> <tr> <td>Female</td> <td>343</td> <td>8.8</td> <td>319</td> <td>0.3</td> </tr> <tr> <td>All workers</td> <td>459</td> <td>5.9</td> <td>405</td> <td>0.2</td> </tr> <tr> <td>Full Time workers</td> <td>576</td> <td>5.5</td> <td>506</td> <td>0.2</td> </tr> </tbody> </table> <p><i>Source: Annual Survey of Hours and Earnings 2012 (Workplace based query), National Statistics. Earnings rounded to the nearest pound.</i></p> <p>Resident based earnings are the average earnings of employees who live in the local district and include local resident workers and out-commuters. Workplace based earnings include local resident workers and in-commuters.</p>				Average gross weekly (median resident earnings)	Winchester (£)	C.I % +/-	UK (£)	C.I % +/-	Males	699	7.8	498	0.2	Females	340	12.0	319	0.3	All workers	492	8.1	405	0.2	Full time workers	671	6.4	506	0.2	Average gross weekly (median workplace earnings)	Winchester (£)	C.I % +/-	UK (£)	C.I % +/-	Male	590	8.2	498	0.2	Female	343	8.8	319	0.3	All workers	459	5.9	405	0.2	Full Time workers	576	5.5	506	0.2
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<b>Employment Growth</b>	46	<p>Between 2009 and 2025 total employment in Winchester District is anticipated to grow by 7,580 jobs (11%) from 66,300 in 2009 to 73,890 in 2025. Between 2025 and 2031, total employment could grow by a further 1,690 jobs (2%) if the trend projected to 2025 is extended.</p>			<p>From the projections it is estimated that a net additional floorspace requirement of 82,100 sq m in Winchester District from 2009 – 2025 (and 97,500 sq m from 2009-</p>																																																		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities	
<b>Topic: Employment</b>						
		<p>The main generator of employment growth in Winchester is expected to be the Services sector, which is expected to generate an additional 8,010 jobs in Winchester to 2025 (an increase of 13%) – and potentially a further 1,860 jobs (3% growth) in the years 2025-2031 if the trends projected to 2025 continue. Within the services sector, the main drivers of growth between 2009 and 2025 are projected to be:</p> <ul style="list-style-type: none"> <li>■ Business Services, which includes many knowledge based and creative industries – 5,860 jobs (39% growth).</li> <li>■ Health – 1,280 jobs (9% growth)</li> <li>■ Distribution and retail – 1,070 jobs (13% growth)</li> <li>■ Hotels and catering – 560 jobs (14%)</li> <li>■ Other services – 320 jobs (11% growth)</li> <li>■ Within 'Other Services', 'Arts, entertainment and recreation' is expected to comprise around 41% (130) of the additional jobs - assuming its current share of employment is maintained.</li> </ul>			<p>31). This represents an annualised floorspace requirement over the 2009-2025 period of 5,200 sq m per annum.</p> <p>This indicates a total new requirement across all use classes to 2025 of 13.3 ha and to 2031 of 15.7ha (this is a gross figure and excludes the re-use of land under B2 that is no longer required over the period). This compares to 44 ha (baseline position) and 84 ha (baseline plus regional growth position) from 2006-2026 in the Winchester district economic and Employment Land Study 2007.</p>	
<b>Total Employment Related to Tourism Spending 2004</b>	29/ 30		2000	2002	2004	
		Direct	3,037	3,095	2,762	
		Indirect &	926	591	944 Induced	
		<b>Total</b>	<b>3,964</b>	<b>3,685</b>	<b>3,757</b>	

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Employment</b>					
<b>Retail (Winchester Town)</b>	47/ 48	Winchester is an historic cathedral city and the town centre is one of the main shopping/commercial destinations in Winchester District. It is designated as the Main Town Centre in the Local Plan Review (Adopted July 2006). It is a relatively large shopping centre and provides a high number of retail, service and other town centre uses. The centre serves shoppers predominantly in the north of the District.	<p><b>Weaknesses</b></p> <ul style="list-style-type: none"> <li>■ There is a relatively poor range of leisure and entertainment facilities for a town of its size. The centre's evening economy is based primarily on restaurant/bars and pubs, although there is one cinema.</li> <li>■ There is a reasonably low supply of modern premises available to accommodate new operators in the primary area in Winchester.</li> <li>■ The quality of the paving and street furniture in parts of the centre is in need of upgrading and improvement.</li> <li>■ The linear structure of the centre does not encourage shoppers to visit all parts of the town centre during their shopping trip, and pedestrian flows within peripheral areas are comparatively low.</li> <li>■ The City centre has a general lack of landscaped/open space areas, apart from the area around the Cathedral.</li> <li>■ There are limited pedestrianised sections of the centre and high volumes of traffic in peripheral areas can make it difficult for pedestrians to cross the road.</li> </ul> <p>Retail developments over 1,000 sq m gross should generally be accommodated in Winchester town.</p>		<p><b>Opportunities</b></p> <p>Winchester has a reasonably large and affluent catchment population. A high proportion of the expenditure generated by this catchment population leaks from the area. Expenditure is expected to grow in the future. If Winchester can improve or just maintain its current share of expenditure there is potential to improve and expand retail, leisure and service uses.</p> <p>There are a number of opportunity sites within the town centre, including the Silver Hill development site, which could accommodate new retail/leisure uses, which could help to retain more expenditure and customers in the area and possibly generate more trade for existing occupiers in Winchester town centre.</p>

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Employment</b>					
		<p>Based on the retail floorspace projections and the network of centres, a threshold for impact assessments of 1,000 sq m gross is recommended for retail development outside defined centres within Winchester town and a 500 sq m gross threshold for other parts of the District.</p> <p>The existing stock of premises may have a role to play in accommodating projected growth. The retail capacity analysis in this report assumes that existing comparison retail floorspace can, on average, increase its turnover to sales floorspace densities (a growth rate of 1.7% per annum is assumed for comparison goods). The floorspace projections reflect these assumptions. In addition to the growth in sales densities, vacant shops could help to accommodate future growth.</p> <p>The proportion of vacant shops in Winchester town centre (7.1%) is relatively low when compared with the Goad national average (13.67%). Vacant premises are unlikely to accommodate a significant amount of growth, because all centres will have a certain level of vacant premises at any given time, and this reflects the normal churn of occupiers.</p>			

## B.1.4 SOCIAL EXCLUSION

### Summary

There are a significantly lower number of households with no adults in employment; 1.7% compared to a national average of 4.2%. There is also been an increase in the proportion of households with young children by almost 1% since 2001. In addition, Winchester has a well educated population with 15% of the population having no qualifications. Generally the area scores well in the Index of Multiple Deprivation with scores consistently in the 300s (where 1 is the most deprived and 354 the least deprived).

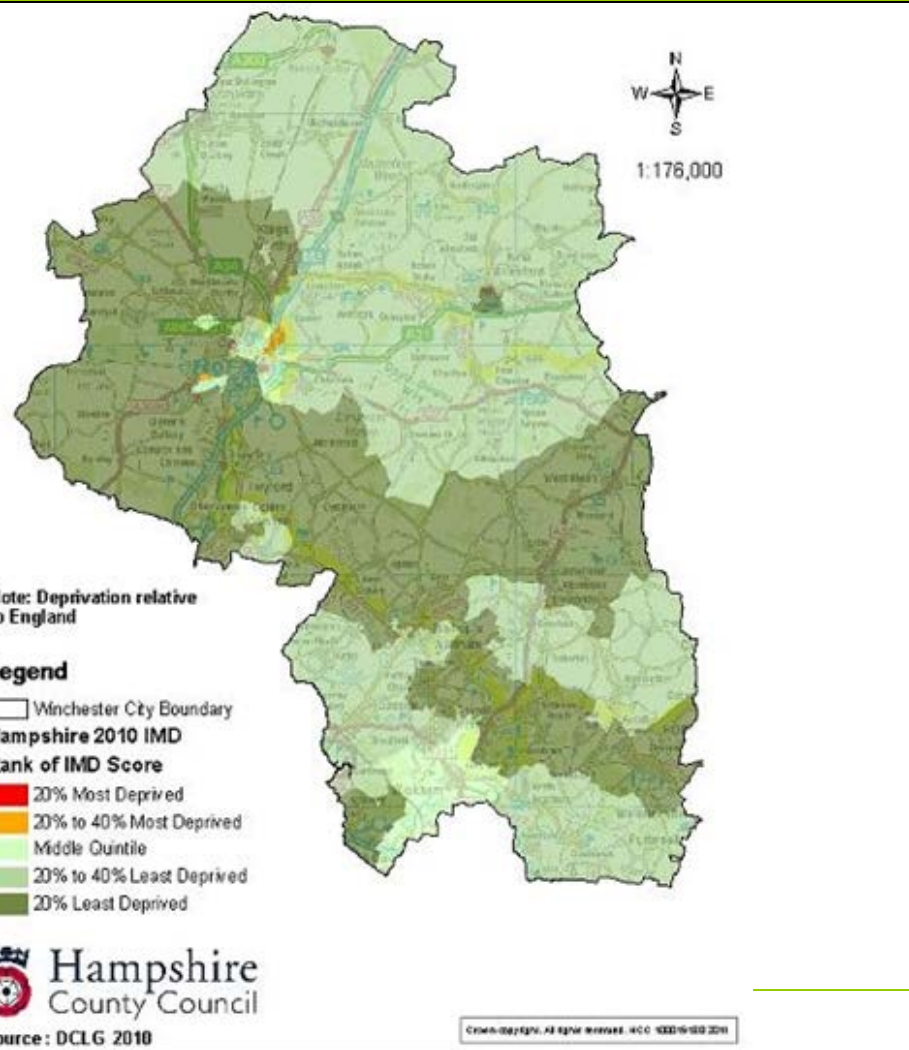
Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Social Exclusion</b>						
Households with no adults in employment: with dependent children (%) 2011	1	1.7%	South East: 3.1%	England: 4.2%	Significantly lower than regional or national averages. In Winchester the number of adults not in employment with dependent children has decreased between 2001 and 2011 by almost 0.2%.	
Households with dependent children (%) 2011	1	28.3%	29.4%	29.1%	Proportion of households with young families has increase slightly by almost 1% between 2001 and 2011.	
Average household size (%) 2011	1				The average household size has remained fairly constant between 2001 and 2011 with 2 person households being the most common.	
1 Person in Household		27%	29%	30%		
2 People in Household		37%	35%	34%		

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Social Exclusion</b>						
<b>3 People in Household 4 or More People in Household</b>		14% 21%	16% 21%	16% 20%		
<b>Households with central heating (%) 2011</b>	1	98.3	97.6	97.3	The number of households with central heating in Winchester has increased by approximately 2% between 2001 and 2011. This is in line with regional and national trends.	
<b>Households without central heating (%) 2011</b>	1	1.7	2.4	2.7	The number of households without central heating in Winchester has decreased by approximately 2% between 2001 and 2011. This is in line with regional and national trends.	
<b>People aged 16 and over with:</b>	1	<b>Winchester</b>	<b>South East</b>	<b>England</b>		
<b>No Qualifications</b>		15%	19%	22%	This is significantly lower than the national and regional averages.	This indicates a highly skilled population which to build a strong economy can be built with.
<b>1-4 O Levels/CSE/GCSEs (Any Grades), Entry Level, Foundation</b>		35%	35%	34%		



Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Social Exclusion</b>						
<b>Diploma</b>						
NVQ Level 1, Foundation GNVQ, Basic Skills		6%	7%	8%		
5+ O Level (Passes)/CSEs (Grade 1)/GCSEs (Grades A* - C), School Certificate, 1 A Level/2-3 AS Levels/VCEs, Higher Diploma, Welsh Baccalaureate Intermediate Diploma		52%	39%	34%		
NVQ Level 2, Intermediate GNVQ, City and Guilds Craft, BTEC First/General Diploma, RSA Diploma		12%	14%	15%		
Apprenticeship		6%	7%	6%		
2+ A Levels/VCEs, 4+ As Levels, Higher School Certificate, Progression/Advance d Diploma, Welsh Baccalaureate Advanced Diploma		33%	21%	19%		

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Social Exclusion</b>						
NVQ Level 3, Advanced GNVQ, City and Guilds Advanced Craft, ONC, OND, BTEC National, RSA Advanced Diploma		10%	11%	11%		
Degree (For Example BA, BSc), Higher Degree (For Example MA, PhD, PGCE)		27%	19%	17%	This is significantly above the regional and national levels.	This could be due to the presence of the university.
NVQ Level 4-5, HNC, HND, RSA Higher Diploma, BTEC Higher Level		5%	5%	4%		
Professional Qualifications (For Example Teaching, Nursing, Accountancy)		23%	16%	14%		
Other Vocational/Work- Related Qualifications		20%	18%	17%		
Foreign Qualifications		4%	6%	6%		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Social Exclusion</b>					
IMD 2010 for Winchester	34		 <p>Note: Deprivation relative to England</p> <p><b>Legend</b></p> <ul style="list-style-type: none"> <li>Winchester City Boundary</li> <li><b>Hampshire 2010 IMD Rank of IMD Score</b></li> <li>20% Most Deprived</li> <li>20% to 40% Most Deprived</li> <li>Middle Quintile</li> <li>20% to 40% Least Deprived</li> <li>20% Least Deprived</li> </ul> <p>Hampshire County Council Source: DCLG 2010</p>		



## B.1.5 HOUSING

### Summary

Average house prices are significantly higher in Winchester when compared with the South East. In response to the Government's Localism Bill and updated evidence, Winchester City Council produced a Housing Technical Paper that recommends a new target for the District - the provision of 11,000 dwellings up to 2031. The provision of affordable homes is likely to increase through a target of 40% provision within the defined built-up area of Winchester and 30% provision within the defined built-up areas of the other larger settlements. There is significant diversity in the types and sizes of homes in different parts of the District.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities											
<b>Topic: Housing</b>																
Housing Stock	15	<table border="1"> <thead> <tr> <th>Area</th> <th>Housing Stock 2001</th> <th>Estimated Stock in 2011</th> <th>Proposed Allocations 2011-33</th> <th>Estimated Stock in 2033</th> </tr> </thead> <tbody> <tr> <td>Winchester</td> <td>44,300</td> <td>49,300</td> <td>11,000</td> <td>60,300</td> </tr> </tbody> </table>			Area	Housing Stock 2001	Estimated Stock in 2011	Proposed Allocations 2011-33	Estimated Stock in 2033	Winchester	44,300	49,300	11,000	60,300		
		Area	Housing Stock 2001	Estimated Stock in 2011	Proposed Allocations 2011-33	Estimated Stock in 2033										
Winchester	44,300	49,300	11,000	60,300												
Source: Census, 2001, Hampshire County Council projections, Winchester City Council Housing Technical Paper June 2011.																
Tenure of Homes	15	Tenure of Homes 2001			The affordable housing expected to be provided as part of the general housing requirement should lead to an increase in properties rented from housing associations and shared equity ownership.											

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<b>Types of Home</b>	15	<b>The Type of Homes within Winchester and Surrounding Market Areas</b>			There is significant diversity in the types of home in different parts of the District.																																				

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<b>Affordable Housing</b>	13/ 15	<p data-bbox="584 946 1637 1329">                             Targets:                              – 40% provision within the defined built-up area of Winchester; and                              – 30% provision within the defined built-up areas of the other larger settlements; where 15 or more dwellings are proposed, or the site is 0.5 hectares or more;                               (ii) 40% provision within the Major Development Area at Waterlooville and the Strategic Reserve Major Development Areas at Waterlooville and Winchester City (North), if confirmed.                               (iii) 30% provision within the defined built-up areas of the smaller settlements and elsewhere in the District, where the site can accommodate 5 or more dwellings, or                         </p>			<p data-bbox="1709 946 2134 1329">                             An affordable housing viability study (2012) concluded that the proposed target of 40% affordable housing is generally achievable and, if there are demonstrable viability issues in specific cases, flexibility in the means of achieving affordable housing or use of available grants may be needed to allow development to proceed. The study recommends that on-site                         </p>																																				



Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities			
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		exceeds 0.17 hectares.  (iv) 35% of the housing within the Local Reserve housing sites at: Pitt Manor, Winchester; Worthy Road/Francis Gardens, Winchester; Little Frenchies Field, Denmead; Spring Gardens, Alresford;			provision of affordable housing is generally achievable but that, for sites of 1-4 units, there should be flexibility to accept commuted payments.			
Housing Growth	15	<b>Household Growth 1981 - 2006</b>						
			<b>1981</b>	<b>1991</b>	<b>2001</b>	<b>2006</b>	<b>Household Growth 1981-2006</b>	<b>% Change 1981-2006</b>
		Winchester	31,300	37,500	43,100	45,700	14,400	46%
		Central Hampshire	108,700	136,900	154,300	161,500	52,800	49%
South Hampshire	321,600	368,100	407,000	423,900	102,300	27%		
Source: Census 1981, 1991 & 2001 and Hampshire County Council Household Forecasts (based on dwelling completions since 2001)								

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities	
<b>Topic: Housing</b>						
House Prices	34		<b>Qtr 3 (provisional) 2011 median house price</b>	<b>Qtr 3 (provisional) 2011 lower quartile house price</b>	<b>2011 ratio of median house prices to median earnings</b>	<b>2011 ratio of lower quartile house prices to lower quartile earnings</b>
		Winchester	287,750	210,000	10.90	11.47
		South East	228,000	165,000	7.98	8.18
		England	184,995	125,000	6.65	6.53
		<i>Source: <a href="#">HM Land Registry</a></i>				

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Housing Need	27/ 51	<table border="1" data-bbox="602 477 1373 1270"> <thead> <tr> <th colspan="2" data-bbox="602 477 1373 507">WINCHESTER HOUSING NEED ESTIMATE UPDATE</th> </tr> <tr> <th data-bbox="602 507 1256 537">Stage and Step in Calculation</th> <th data-bbox="1256 507 1373 537">Baseline</th> </tr> </thead> <tbody> <tr> <td colspan="2" data-bbox="602 537 1373 563"><b>STAGE 1: CURRENT NEED</b></td> </tr> <tr> <td data-bbox="602 563 1256 590">1.1 Transfer tenants in housing need</td> <td data-bbox="1256 563 1373 590">640</td> </tr> <tr> <td data-bbox="602 590 1256 617">1.2 <i>plus</i> Waiting list applicants in housing need</td> <td data-bbox="1256 590 1373 617">1,793</td> </tr> <tr> <td data-bbox="602 617 1256 671">1.3 <i>plus</i> Homeless households without self-contained accommodation (not included above)</td> <td data-bbox="1256 617 1373 671">411</td> </tr> <tr> <td data-bbox="602 671 1256 699">1.4 <i>equals</i> Total current housing need (1.1 + 1.2 + 1.3)</td> <td data-bbox="1256 671 1373 699">2,844</td> </tr> <tr> <td data-bbox="602 699 1256 753">1.5 <i>times</i> Annual quota for the reduction of current need (assuming the backlog of need will be addressed over 5 years)</td> <td data-bbox="1256 699 1373 753">20%</td> </tr> <tr> <td data-bbox="602 753 1256 780">1.6 <i>equals</i> Annual requirement of units to reduce current need (2.6 x 2.7)</td> <td data-bbox="1256 753 1373 780">569</td> </tr> <tr> <td colspan="2" data-bbox="602 780 1373 807"><b>STAGE 2: NEWLY ARISING NEED</b></td> </tr> <tr> <td data-bbox="602 807 1256 834">2.1 New household formation (per year)</td> <td data-bbox="1256 807 1373 834">550</td> </tr> <tr> <td data-bbox="602 834 1256 861">2.2 <i>times</i> Proportion of new households unable to rent in the market</td> <td data-bbox="1256 834 1373 861">30%</td> </tr> <tr> <td data-bbox="602 861 1256 888">2.3 <i>plus</i> Existing households falling into need</td> <td data-bbox="1256 861 1373 888">340</td> </tr> <tr> <td data-bbox="602 888 1256 916">2.4 <i>equals</i> Total newly arising need per year (2.1 x 2.2) + 2.3</td> <td data-bbox="1256 888 1373 916">505</td> </tr> <tr> <td colspan="2" data-bbox="602 916 1373 943"><b>STAGE 3: SUPPLY OF AFFORDABLE HOUSING</b></td> </tr> <tr> <td data-bbox="602 943 1256 997">3.1 Dwellings available when transfer tenants (1.1) are re-housed over the next 5 years</td> <td data-bbox="1256 943 1373 997">128</td> </tr> <tr> <td data-bbox="602 997 1256 1051">3.2 <i>plus</i> Annual supply of social rented re-lets (net - 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3.7) per annum</td> <td data-bbox="1256 1249 1373 1275">536</td> </tr> </tbody> </table> <p data-bbox="582 1310 1594 1337">The Strategic Housing Land Availability Assessment results indicate that there is</p>			WINCHESTER HOUSING NEED ESTIMATE UPDATE		Stage and Step in Calculation	Baseline	<b>STAGE 1: CURRENT NEED</b>		1.1 Transfer tenants in housing need	640	1.2 <i>plus</i> Waiting list applicants in housing need	1,793	1.3 <i>plus</i> Homeless households without self-contained accommodation (not included above)	411	1.4 <i>equals</i> Total current housing need (1.1 + 1.2 + 1.3)	2,844	1.5 <i>times</i> Annual quota for the reduction of current need (assuming the backlog of need will be addressed over 5 years)	20%	1.6 <i>equals</i> Annual requirement of units to reduce current need (2.6 x 2.7)	569	<b>STAGE 2: NEWLY ARISING NEED</b>		2.1 New household formation (per year)	550	2.2 <i>times</i> Proportion of new households unable to rent in the market	30%	2.3 <i>plus</i> Existing households falling into need	340	2.4 <i>equals</i> Total newly arising need per year (2.1 x 2.2) + 2.3	505	<b>STAGE 3: SUPPLY OF AFFORDABLE HOUSING</b>		3.1 Dwellings available when transfer tenants (1.1) are re-housed over the next 5 years	128	3.2 <i>plus</i> Annual supply of social rented re-lets (net - 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		enough capacity within the settlement boundaries in the District to deliver 766 dwellings over the Local Plan Part 1 plan period. The emerging Local Plan Part1 has assessed the housing required for the District to be about 11,000 dwellings (2011-2031), subject to the Inspectors' report due in early 2013.																																													
Housing Completions	54	<table border="1"> <thead> <tr> <th>Sub-Area/Year</th> <th>2006/07</th> <th>2007/08</th> <th>2008/09</th> <th>2009/10</th> <th>2010/11</th> <th>2011/12</th> <th>Cumulative</th> </tr> </thead> <tbody> <tr> <td>PUSH</td> <td>142</td> <td>222</td> <td>108</td> <td>76</td> <td>197</td> <td>127</td> <td>872</td> </tr> <tr> <td>Non-PUSH</td> <td>354</td> <td>340</td> <td>251</td> <td>210</td> <td>306</td> <td>190</td> <td>1651</td> </tr> <tr> <td>District</td> <td>496</td> <td>562</td> <td>359</td> <td>286</td> <td>503</td> <td>317</td> <td>2523</td> </tr> </tbody> </table>				Sub-Area/Year	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	Cumulative	PUSH	142	222	108	76	197	127	872	Non-PUSH	354	340	251	210	306	190	1651	District	496	562	359	286	503	317	2523										
		Sub-Area/Year	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	Cumulative																																						
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Gypsy and Traveller Sites	49/ 50	Current provision in the District:			Winchester City Council has a statutory duty under the 2004 Housing Act to "...carry out an assessment of the accommodation needs of gypsies and travellers residing in or resorting to their district" as part of their review of housing needs. Under the Local Government Act 2003 they will be preparing a strategy on how these accommodation needs will be the met.																																										
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Unauthorised	3	7	N/a	N/a	1	4 <sup>c</sup>																																									
Total	18	47	0	0																																											
To a significant degree the problems suffered from unauthorised sites are caused by a lack of proper provision. This has led to encampments where they are not suitable and delays in clearing sites because inadequate provision has been made. When groups are moved on it is claimed that less mess would have been left had they																																															

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Housing</b>					
		<p>moved on in their own time.</p>	<p>The 2006 Assessment calculated a need for an additional 44 permanent pitches across the study area; this includes 16 within the South Group area of Havant, Portsmouth, Gosport, Fareham, East Hampshire and Winchester; 18 in the West Group area, including Southampton, Test Valley, Eastleigh, and New Forest; 10 in the North Group area, including Basingstoke and Deane, Hart and Rushmoor.</p>		

## B.1.6 TRANSPORT

### Summary

Between 1950 and 1995 car ownership in the UK increased from 2 million vehicles to 21.4 million and it is predicted to further increase by 20% by 2015. Increased ownership translates directly to higher usage and traffic is predicted to increase in Hampshire by 2% on the motorways and 1% on local roads in the next 10 years. The Hampshire Local Transport Plan has identified local peak hour congestion in Winchester which will only be exacerbated, by an increase in car numbers from the level of development proposed by sub-region. A particular issue in Winchester's more rural areas is the accessibility problems to local and sub regional facilities worsened by poor transport infrastructure.

The figures show fewer households with no or one cars in Winchester when compared to national and regional figures, but those households with two, three or more are substantially higher in comparison. This is inline with the affluence of the population within the region and lends weight to the figures showing car and van travel as the most used mode of transport. The data on travel to work distance indicates high numbers travelling less than 2km, i.e. within the city centre area or close to where the bulk of local businesses are located. As a commuter hub the figures show numbers of people travelling 10- 30km and 40-60kms as fairly high and this is indicative of the corresponding distance to Southampton and Portsmouth. Nearly 7% of the population travel 60km plus, relating to the distance to London (109km) and emphasising the importance of location in respect to travel.

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>						
All cars and vans in area	1	Winchester: 70,000	South East: 4,803,729	England: 25,696,833		

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>						
Households with no cars or vans % (2011)	1	Winchester: 14.3	South East: 18.6	England: 25.8	There are substantially less households in Winchester with no cars or vans compared to the regional and national average. This is consistent with households with one car.	
Households with one cars or vans % (2011)	1	39.1	41.7	42.2		
Households with two cars or vans % (2011)	1	34.4	29.8	21.1		
Households with three cars or vans % (2011)	1	8.7	7.1	4.1	The data from households with two and three cars is significantly higher than the regional and national levels.	The very high levels of car ownership in Winchester presents a challenge in changing modes of transport. This has implications for climate change and air quality.
<b>Mode of travel to work (16 to 74) (%)</b>	1	<b>Winchester</b>	<b>South East</b>	<b>England</b>	Although there has been an increase in train and bus use, Winchester still falls behind the national average. Winchester experiences a high level of in commuting and also some out commuting, but 30% of people work at home or travel less than 2km.	There are opportunities to change the current travel pattern through the provision of safe and convenient walking and cycling routes within the town and measures to encourage public transport use such as park and ride.
Work mainly at or from home		10.5	8.3	6.9		
Train		3.7	4.8	3.3		
Bus		1.9	3.0	4.7		
Motorcycle, scooter or moped		0.5	0.6	0.3		

Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>						
<b>Car/Van</b>		<b>38.9</b>	<b>38.9</b>	<b>34.8</b>		
Passenger		2.5	3.1	3.2		
Taxi		0.1	0.2	0.3		
Bike		1.3	2.0	1.8		
Foot		7.9	6.6	6.3		
<b>Distance travelled to work (2001)</b>	1		<b>Winchester (persons)</b>	<b>Winchester (%)</b>		
		All persons	53,306	100		
		Works at home	6,837	11.9		
		Less than 2km	11,253	21.1		Less than 2km has the highest percentage of people traveling this distance to work. This shows that they live close to work and possibly within close proximity to the city centre.
		2km – 5km	6,253	11.7		
		5km – 10km	6,379	11.9		Southampton is 20km from Winchester and could be a factor in the percentage of people traveling 10-20km and 20-30km. Portsmouth is 50km and may also contribute to the figures for 40-60km as commuters traveling.
		10km – 20km	9,695	18.2		
		20km – 30km	3,524	6.6		
		30km – 40km	1,579	2.9		
		40km – 60km	1,679	3.1		
		60km +	3,719	6.9		6.9% of the population travel 60km+, which may represent



Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>						
					commuter travel to London (distance = 109km).	
<b>Usual time taken to travel to work (minutes) (all modes)</b>	24		<b>South East (Minutes)</b>	<b>England (Minutes)</b>	Since 2002, commuting time has increase by 1 minute in the South East and by 2 minutes across England.	
		Average time	25	28		
<b>Travel to School</b>	23		<b>GB Age 5 - 10 (%)</b>	<b>GB Age 11 -16 (%)</b>	In 2011, 49% of trips to and from school by primary school children (aged 5-10) were made on foot. This was slightly lower than in 1995/97 when 53% of trips were made on foot. The proportion of trips by car for these children increased from 38% to 43% during the same period. Among secondary school children (aged 11-16) in 2011, 38% of school trips were on foot and 22% were by car, compared with 42% and 20% respectively in 1995/97. For secondary school children, the proportion of trips by bus	National figures have been provided in the absence of data for Winchester because the congestion caused by car trips to school and the safety implications of these levels of traffic are of national concern. The challenge for Winchester is to make walking or cycling to school an attractive proposition through the provision of safe walking and cycling routes. However the distance to school is increasing which will discourage walking. The proposed development for the area should include schools in
		<b>Walk</b>	49	38		
		<b>Car</b>	43	22		
		<b>Bus</b>	No data	33		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>					
				(including school bus/coaches) was 33% in 2011 and 3% were by bicycle.	walking distance to serve new developments.
<b>Rail</b>	22	Winchester railway station lies on the Waterloo – Southampton – Bournemouth train line, with four daytime services to and from London per hour. This includes three from Southampton and beyond, and one from Portsmouth, all operated by South West Trains. Journey times of 55 to 70 minutes to reach London Waterloo make Winchester an attractive commuting location. There is significant overcrowding on peak hour services (06:48 to 07:48) to London, with passengers standing, and limited scope for increasing provision. There is no room in the timetable for additional services without improvements to the network capacity. There is also the Cross Country service operated by Arriva, which runs one train per hour to Manchester via, Basingstoke Reading and Birmingham In addition to the London services mentioned, Standard Class passengers also have to stand on the 07.31 cross country service as far		<p>Passenger numbers at Winchester (based upon the number of single journeys) have increased by 60% to around 3.5m journeys taking place in 2006/07, compared with just over 2.15m in 1996/7. This compares well with Basingstoke (4.4m) and Southampton Central (5.1m), especially considering there is only an urban population of around one-quarter of Basingstoke and one-sixth of Southampton.</p> <p>Access to the railway station is relatively straightforward, but the car park is always full by 8.00am on weekdays and the geographical location means</p>	The provision of new park and ride car parks could increase the levels of rail use.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>					
		as Reading and sometimes Oxford.		that the route to the town centre on foot needs to be improved by better signing and ease of access.	
<b>Road network</b>	22	The road network in Winchester is dominated by one-way routes which were originally designed to cope with traffic travelling through Winchester before the completion of the A33/A34 Winchester bypass. The system has largely remained intact, and has been reviewed. The road network of central Winchester can be described as consisting of two one-way systems. The much larger eastern 'loop' includes North Walls, Union Street, East Gate Street, Friarsgate, St George's Street and Jewry Street. The western system incorporates Sussex Street, Upper High Street and Gladstone Street, providing access to the Railway Station. The one-way system operates relatively well although peak hour congestion does occur and there are some resulting air quality issues. A number of alternative routes are used by locals to avoid the one-way system during peak hours		Traffic flows over 100,000 vehicles per day regularly recorded on M3 between M27 and Winchester.  M3/A34 junction at Winchester – significant delays particularly at the weekend where there is heavy tourist traffic.	

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>					
		which will be monitored and opportunities taken to reduce the impact on these areas in conjunction with the review of traffic management arrangements in the town.			
<b>Cycling</b>	22	Hampshire has 750 miles of off-road cycle routes and urban cycle paths.		Cycling in Winchester equates to 4% of the population travelling to work and regionally averages 3.5% of journeys to work.	The historic streets in Winchester do not easily accommodate dedicated cycle lanes and hence most cycle improvements carried out in the town centre area have been in the form of traffic management schemes.
<b>Bus</b>	22	The bus network covering the urban area of Winchester is very extensive, with routes going through most residential areas including Winnall, Badger Farm, Hyde, St Cross, Stanmore, Teg Down, Harestock, Highcliffe and Weeke. All of the suburbs are served during the week on a commercial basis; some have very high level of frequency with buses running at least every ten minutes. Outside the peak times, the County Council provides subsidies to enable evening and weekend services when funding allows.		A Quality Bus Partnership (QBP) covering Services 1, 5 and Park and Ride was agreed between the local bus operator Stagecoach, Hampshire County Council and Winchester City Council, in September 2003. On the three key routes covered, patronage increased by an average of 12%. Passenger satisfaction ratings on the routes were very high, with 87% of	Access to the bus station is relatively straightforward, being located in the Broadway but is in need of updating. The proposed Silver Hill development of that area will create a new and improved bus station for the future. Many of the bus services also pass through the railway station, offering genuine interchange opportunities.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities														
<b>Topic: Transport</b>																			
		Buses also provide access to and from Winchester from outside the urban area. Buses run every 20 minutes from Southampton and Kings Worthy and every 30 minutes from Eastleigh, passing through Chandler’s Ford. Winchester also has bus routes to Basingstoke, Fareham, Romsey and Alton which are all running an hourly frequency during weekdays.		passengers rating the service as good or very good.															
Car Parks	22	<table border="1" data-bbox="600 836 1664 1091"> <thead> <tr> <th>Car parking type</th> <th>Number of spaces</th> </tr> </thead> <tbody> <tr> <td>On-street – pay &amp; display</td> <td>135</td> </tr> <tr> <td>Off-street – short stay</td> <td>1083</td> </tr> <tr> <td>Off-street – long stay</td> <td>2094</td> </tr> <tr> <td>Park and Ride</td> <td>1600</td> </tr> <tr> <td>Controlled – Residents (Central)</td> <td>365 (estimated)</td> </tr> <tr> <td>Private non residential</td> <td>3000 (estimated)</td> </tr> </tbody> </table> <p data-bbox="591 1142 1675 1332">Surveys of the usage of individual Winchester car parks were undertaken in May 2007. They showed a maximum occupancy of 77% across 11 car parks. (636 spaces available out of a maximum 2738 spaces) The surface car parks closest to the centre were, at a maximum at least 95% full with the more remote car parks significantly less well used. The most popular car parks are those closest to the centre and large employers. Overall the town centre car parks were 61% full on</p>		Car parking type	Number of spaces	On-street – pay & display	135	Off-street – short stay	1083	Off-street – long stay	2094	Park and Ride	1600	Controlled – Residents (Central)	365 (estimated)	Private non residential	3000 (estimated)		
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Transport</b>					
		average. The survey results also indicate that the Tower Street car park is well used with the other multi-storey car parks, in particular Chesil Street, not well favoured, with maximum occupancies less than 85%.			

## B.1.7 LANDSCAPE AND TOWNSCAPE

### Summary

Winchester has both a rich architectural heritage and landscape setting. A significant proportion (40%) of Winchester City Council area is part of the East Hampshire AONB with a large proportion now falling within the new South Downs National Park designation. The district is predominantly rural covering 250 square miles of diverse countryside including chalk downs, large arable fields, extensive woodland, river valleys, heath remnants, historic parks and clay lowland. The district has over 50 rural settlements as well as Winchester City, contributing a rich mix of built heritage assets.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
<b>Winchester District</b>		<p>The landscape of the district can be broadly divided into three distinct areas. The majority of the district is strongly influenced by the underlying chalk giving rises to two different areas of downland. The 'Hampshire Downs' landscape character area, lying to the north and east of Winchester is a broad belt of strongly rolling chalk downs with scarps, hilltops and valleys with an overall exposed character. The 'South Downs' landscape character area running through the centre of the district is associated with the east-west chalk ridge. This is a more elevated landscape combining rolling arable fields interspersed with scattered settlements, parkland and woodlands. To the south of the district the varied clays and gravels of the 'South Hampshire Basin' provide a contrastingly diverse enclosed and small scale landscape, consisting of lower lying mixed farmland and woodland.</p> <p>Winchester benefits from a large number of scattered areas of ancient woodland and large areas of more recent woodland. It is particularly found in the southern parishes</p>			

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
		<p>and on the chalk downs. Winchesters hedgerows have a strong influence on the character of the landscape with patterns varying significantly according to age of the landscape. Hedgerows of the 18<sup>th</sup> and 19<sup>th</sup> centuries are generally straighter with fewer species and found on the chalk downland. The more 'ancient' landscapes towards the south of the district were more likely to be enclosed and contain numerous species often being formed from remnant woodland.</p> <p>The well drained chalk geology of the majority of the Winchester district means that surface water features are uncommon. These parts of the district benefit from the clear alkaline springwater rivers of the Meon, Itchen and Dever. To the south where clay predominates springs, ponds and streams are numerous.</p>			
Area of admin geography (m <sup>2</sup> thousands) (i.e. areas of boundary)	1	<b>Winchester</b>	<b>South East</b>	<b>England</b>	
		661,071.11	19,412,971.66	133,037,283.00	
Area of greenspace (m <sup>2</sup> thousands)	1	608,279.37	16,442,704.44	115,741,625.40	A Green Space Strategy could ensure no loss of greenspace and improve the current situation. ( <i>Greensapce: Greenspace is any vegetated land or water within or adjoining an urban area Including derelict, vacant and contaminated land which has</i>



Indicator	Data Source	Current Data	Comparators and targets		Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>						
						<i>the potential to be transformed, natural and semi-natural habitats, Green corridors - paths, disused railway lines, rivers and canals)</i>
<b>Area of water (m<sup>2</sup> thousands)</b>	1	3,313.97	527,873.24	3,436,199.04		
<b>Areas of Outstanding Natural Beauty (AONB)</b>	11	<b>East Hampshire AONB</b> – covers 40% of Winchester City Council district. 2 landscapes characterise this area, in the south and west rolling chalk downland with dry valleys and in the east and north steep heavily wooded scarp slopes. The area contains the rich Meon and Rother valleys, 4 NNRs, many SSSIs and part of the South Downs Environmentally Sensitive Area. It is also an important archaeological area. The AONB covers 31% of the South East.				The objectives of the AONB Management Plan should be supported by, and reflected in, the LDF. AONBs are recognised to be of the same importance, and have the same protection, as National Parks.
<b>National Parks</b>	40	The South Downs National Park uniquely combines a biodiverse landscape with bustling towns and villages, covers an area of over 1,600 km <sup>2</sup> and is home to more than 110,400 people. The South Downs National Park Authority became a fully operational planning authority on 1 April 2011, and is responsible for all planning in the National Park.				
<b>Environmentally</b>	11	South Downs & Test Valley extends into Winchester				Should be protected from

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
<b>Sensitive Areas</b>		district along the River Dever.			development.
<b>Landscape Character Areas</b>	11  28	23  1. Hursley Scarplands 2. Sparsholt Woodlands 3. Crawley Downs 4. Wonston Downs 5. Dever Valley 6. North Dever Downs 7. Stratton Woodlands 8. North Itchen Downs 9. Upper Itchen Valley 10. Bighton Woodlands 11. Bramdean Woodlands 12. East Winchester Downs 13. Lower Itchen Valley 14. Cranbury Woodlands 15. South Winchester Downs 16. Upper Meon Valley 17. Hambledon Downs 18. Forest of Bere Lowlands 19. Portsdown Hill 20. Lower Meon Valley 21. Whiteley Woodlands 22. Shedfield Heathlands		The Countryside Quality Counts (CQC) study Tracking Change in the Character of the English Landscape 1999-2003, provides evidence about the ways the English countryside is changing and what implications this might have for achieving sustainable development.  The Hampshire and South Downs are identified as Maintained areas.  Maintained: if the character of an area is already strong and largely intact, and the changes observed for the key themes served to sustain it, or simply because the lack of change meant that the important qualities are likely to be retained I the long	Landscape Character Assessment is a useful tool to guide development and ensure that local character is not eroded.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
		23. Durley Claylands		term.  The study identifies the South Hampshire Lowlands as an area that is Diverging.  Diverging: if the change in the key themes appeared to be transforming the character of the area so that either its distinctive qualities are being lost, or significant new patterns are emerging.	
<b>Character areas</b>	6	8 in Winchester City <ul style="list-style-type: none"> <li>▪ The Walled Town (including the Barracks area and Cathedral Close as distinct areas within the Walled Town);</li> <li>▪ Winchester College and Kingsgate;</li> <li>▪ The Riverside;</li> <li>▪ St Giles' Hill—the Eastern Suburb;</li> <li>▪ Christchurch Road;</li> <li>▪ St Cross;</li> <li>▪ Hyde—the Northern Suburb; and</li> <li>▪ Oram's Arbour and the Western Suburb</li> </ul>			Winchester City is of considerable historic and architectural interest and the definition of character areas will help guide development to ensure that the character is not eroded.
<b>Green Infrastructure (GI)</b>	53	Winchester District has the following GI:			

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints						
<b>Topic: Landscape and Townscape</b>											
		<table border="1"> <thead> <tr> <th data-bbox="589 472 815 539">GI</th> <th data-bbox="815 472 1702 539">Winchester District Assets</th> </tr> </thead> <tbody> <tr> <td data-bbox="589 539 815 911"> <b>Landscape and Water (Natural Green space)</b> </td> <td data-bbox="815 539 1702 911"> <ul style="list-style-type: none"> <li>■ South Downs National Park (&gt; 500ha)</li> <li>■ Rivers Meon and Itchen and their tributaries</li> <li>■ Upper Hamble Estuary and woods</li> <li>■ River Wallington and tributaries</li> <li>■ 369 woodland sites - 1871 ha accessible woodland (HCC 2007)</li> <li>■ Landscape quality: The District has been subject to a Landscape Character Assessment (March 2004) to identify existing local landscapes and guide change including new development.</li> </ul> </td> </tr> <tr> <td data-bbox="589 911 815 1313"> <b>Biodiversity (Natural Green space)</b> </td> <td data-bbox="815 911 1702 1313"> <ul style="list-style-type: none"> <li>■ River Itchen Special Area of Conservation (SAC)</li> <li>■ Upper Hamble Estuary Special Protection Area (SPA) and Ramsar Site</li> <li>■ 20 SSSIs e.g. St. Catherine’s Hill, Crab Wood, Botley Wood, Beacon Hill, and Old Winchester Hill.</li> <li>■ Nearly 600 SINCs within the district, including 369 woodland sites, 170 grassland sites, 4 sites with heathland, 17 sites with wetland habitats and 25 sites designated solely for priority species.</li> <li>■ National Nature Reserves – 2</li> <li>■ Local Nature Reserves – The Moors 14ha</li> </ul> </td> </tr> </tbody> </table>	GI	Winchester District Assets	<b>Landscape and Water (Natural Green space)</b>	<ul style="list-style-type: none"> <li>■ South Downs National Park (&gt; 500ha)</li> <li>■ Rivers Meon and Itchen and their tributaries</li> <li>■ Upper Hamble Estuary and woods</li> <li>■ River Wallington and tributaries</li> <li>■ 369 woodland sites - 1871 ha accessible woodland (HCC 2007)</li> <li>■ Landscape quality: The District has been subject to a Landscape Character Assessment (March 2004) to identify existing local landscapes and guide change including new development.</li> </ul>	<b>Biodiversity (Natural Green space)</b>	<ul style="list-style-type: none"> <li>■ River Itchen Special Area of Conservation (SAC)</li> <li>■ Upper Hamble Estuary Special Protection Area (SPA) and Ramsar Site</li> <li>■ 20 SSSIs e.g. St. Catherine’s Hill, Crab Wood, Botley Wood, Beacon Hill, and Old Winchester Hill.</li> <li>■ Nearly 600 SINCs within the district, including 369 woodland sites, 170 grassland sites, 4 sites with heathland, 17 sites with wetland habitats and 25 sites designated solely for priority species.</li> <li>■ National Nature Reserves – 2</li> <li>■ Local Nature Reserves – The Moors 14ha</li> </ul>			
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
			<ul style="list-style-type: none"> <li>■ Butterfly Conservation Reserves - 2</li> <li>■ Ancient Woodland</li> </ul>		
		<b>Formal Greenspace</b>	<ul style="list-style-type: none"> <li>■ 14 golf courses – limited access</li> <li>■ Public Parks – open access</li> <li>■ Recreation grounds – open access</li> <li>■ Country Parks – varied access</li> <li>■ Allotments – limited access</li> <li>■ Outdoor sport - limited access</li> <li>■ EH Heritage Parks and Gardens</li> <li>■ Historic Parks - limited access</li> <li>■ Cemeteries</li> <li>■ Play Areas/ recreation grounds in most towns and villages – open access</li> </ul>		
		<b>Rights of Way</b>	<ul style="list-style-type: none"> <li>■ 557 kilometres of footpath, 170 kilometres of bridleway, 103 kilometres of restricted byway and 9 kilometres of Byways open to all traffic (BOATs) including disused railway track</li> <li>■ National Long Distance Paths e.g. The South Downs Way, Itchen Way and Wayfarers Walk which act as sub regional green corridors.</li> </ul>		
		<b>Public Access Land</b>	<ul style="list-style-type: none"> <li>■ Forests to north west of Winchester (Micheldever Woods, Black Wood), south of Denmead (Creech Wood) and east of Wickham (West Walk) (included in forestry figure above)</li> <li>■ CROW Access Land approx. 643 ha within 10km of strategic</li> </ul>		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints
<b>Topic: Landscape and Townscape</b>					
			sites <ul style="list-style-type: none"> <li>■ Small areas of common land - approx. 247 ha within 10km of strategic sites</li> <li>■ Country parks - 6</li> </ul>		

## B.1.8 CULTURAL HERITAGE

### Summary

The District has a rich archaeological resource, including remains from prehistory to the military history of the last century and has an extensive amount of listed buildings. The City Council has designated 37 Conservation Areas in the District to date and has 109 Scheduled Ancient Monuments.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Cultural Heritage</b>					
World Heritage Sites	2	0	South East: 2	UK: 27	
Historic Buildings at Risk	4/ 5 / 54	53	South East: 249	Figures fluctuate depending on levels of funding for repair and the characteristics of buildings (age, location, use). The figure has gone up in Winchester by almost 40% since 2005.	Historic towns struggle with impacts of tourism unless carefully managed. Tourism is estimated to be worth approximately £135 annually to Winchesters economy. However adverse
Number of listed buildings	3	2,780 (2,561 Grade II) (149 Grade II*) 70 Grade I	Hampshire: 10,766 (93.4% Grade II) (4.6% Grade II*) (2% Grade I)	Winchesters high percentage of Grade 1 buildings, reflect the historic nature of the town and the requirement for preservation.	consequences such as erosion, congestion, pollution and intrusion can harm the preservation of protected sites. Fortunately the Tourism Strategy is aware of these

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Cultural Heritage</b>					
			<b>UK:</b> 442,000 (94% Grade II) (4.1% Grade II*) (1.4% Grade I)		<p>issues and focuses on sustainable tourism to preserve historical culture and ensure the quality of life of residents who may also be affected.</p> <p>The extensive stock of historic buildings in the District represents a major asset and should continue to enjoy a high level of protection. However, it should be accepted that sometimes alternative uses and alterations may be needed to ensure their continuing conservation.</p> <p>Whilst Conservation areas should not be seen as a barrier to development, good quality development should be sought to ensure their integrity is not undermined.</p>
<b>Number of archaeological sites of interest</b>	10	103	<b>UK:</b> 95,000		
<b>Registered Battlefields</b>	4	1	<b>Hampshire:</b> 1 <b>England:</b> 43		
<b>Conservation Areas</b>	7	37	<b>Test Valley:</b> 36 <b>Hampshire:</b> 281 <b>England:</b> 8,000		
<b>Registered Parks and Gardens</b>	4	18	<b>Hampshire:</b> 57		



Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Cultural Heritage</b>					
<b>Scheduled Ancient Monuments</b>	4	210	<b>Hampshire:</b> 626		

## B.1.9 BIODIVERSITY AND CONSERVATION (and see also accompanying HRA Report)

### Summary

The District is rich in biodiversity and contains a number of designated Special Areas for Conservation, Special Protection Areas and Ramsar Sites. There are seventeen Sites of Special Scientific Interest of which nine are in favourable condition but the others are unfavourable and vary from recovering to declining. There are also 500 Sites of Importance for Nature Conservation (SINCs) in the District as well as two nationally designated nature reserves and ten local nature reserves. Biodiversity Action Plans are in place for both habitats and species.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Biodiversity</b>					
<b>Special Areas for Conservation (SAC)</b>	10	<b>Hampshire:</b> Salisbury Plain – 2.38% in Hampshire (21438.1 ha) The New Forest (29262.36 ha) Butser Hill (238.66 ha) River Itchen (309.26 ha) East Hampshire Hangers (569.68 ha) Emer Bog (37.5 ha) Mottisfont Bats (196.8 ha)	Within the District, the Itchen Valley is a designated SAC, as is part of the Hamble Valley within the District.		Requirement to screen for Appropriate Assessment if there is any threat from development.
<b>Special Protection Areas (SPA)</b>	44	<b>Hampshire:</b> Salisbury Plain (21438.1 ha)			Requirement to screen for Appropriate Assessment if there is any threat from

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																																																																	
<b>Topic: Biodiversity</b>																																																																						
		The New Forest (29262.36 ha) Solent & Southampton Water (5346.44 ha)			development.																																																																	
<b>Ramsar Sites</b>	44	<b>Hampshire:</b> The New Forest (29262.36 ha) Solent & Southampton Water (5346.44 ha)			Appropriate Assessment if there is any threat from development.																																																																	
<b>Sites of Special Scientific Interest (SSSI)</b>	21/ 54	<table border="1"> <thead> <tr> <th>Condition</th> <th>HCC area 2012 (ha) (rounded)</th> <th>HCC area (%)</th> <th>WCC area 2012 (ha)</th> <th>WCC area (%)</th> <th>10/11 WCC area (ha)</th> <th>WCC Change in area (ha)</th> <th>10/11 WCC area (%)</th> </tr> </thead> <tbody> <tr> <td><b>Favourable</b></td> <td>19,259</td> <td>38.1</td> <td>412.76</td> <td>31.4</td> <td>412.76</td> <td>0.00</td> <td>31.4</td> </tr> <tr> <td><b>Unfavourable Recovering</b></td> <td>29,626</td> <td>58.6</td> <td>566.05</td> <td>43.1</td> <td>531.15</td> <td>34.90</td> <td>40.5</td> </tr> <tr> <td><b>Unfavourable no Change</b></td> <td>898</td> <td>1.8</td> <td>196.18</td> <td>15.0</td> <td>203.85</td> <td>-7.68</td> <td>15.5</td> </tr> <tr> <td><b>Unfavourable Declining</b></td> <td>756</td> <td>1.5</td> <td>132.82</td> <td>10.1</td> <td>160.04</td> <td>-27.22</td> <td>12.2</td> </tr> <tr> <td><b>Part Destroyed</b></td> <td>0</td> <td>0.0</td> <td>-</td> <td></td> <td></td> <td></td> <td>0</td> </tr> <tr> <td><b>Destroyed</b></td> <td>17.0</td> <td>0</td> <td>4.84</td> <td>0.4</td> <td>4.84</td> <td>0.00</td> <td>0.4</td> </tr> <tr> <td><b>Grand Total</b></td> <td>50,556</td> <td>100.0</td> <td>1,312.6</td> <td>100.0</td> <td>1,312.64</td> <td>0.00</td> <td>100.0</td> </tr> </tbody> </table>				Condition	HCC area 2012 (ha) (rounded)	HCC area (%)	WCC area 2012 (ha)	WCC area (%)	10/11 WCC area (ha)	WCC Change in area (ha)	10/11 WCC area (%)	<b>Favourable</b>	19,259	38.1	412.76	31.4	412.76	0.00	31.4	<b>Unfavourable Recovering</b>	29,626	58.6	566.05	43.1	531.15	34.90	40.5	<b>Unfavourable no Change</b>	898	1.8	196.18	15.0	203.85	-7.68	15.5	<b>Unfavourable Declining</b>	756	1.5	132.82	10.1	160.04	-27.22	12.2	<b>Part Destroyed</b>	0	0.0	-				0	<b>Destroyed</b>	17.0	0	4.84	0.4	4.84	0.00	0.4	<b>Grand Total</b>	50,556	100.0	1,312.6	100.0	1,312.64	0.00	100.0	Nine of the seventeen SSSIs are in favourable condition whilst the others are unfavourable with some declining or recovering. Monitoring is necessary to ensure the continued favourable condition of the sites of the former sites. Management plans should be put in place to improve the condition of unfavourable sites.
Condition	HCC area 2012 (ha) (rounded)	HCC area (%)	WCC area 2012 (ha)	WCC area (%)	10/11 WCC area (ha)	WCC Change in area (ha)	10/11 WCC area (%)																																																															
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Biodiversity</b>					
		Some 35ha of land has moved from 'Unfavourable – no change' and 'Unfavourable – declining' into 'Unfavourable – recovering', which is an improvement from 2011. In terms of comparisons with the rest of Hampshire, nearly all of the Districts have at least 95% of their SSSIs in 'Favourable' or 'Unfavourable – recovering', whereas the figure is only 76% for Winchester, although this is a 3% improvement on 2011. HBiC point out that the fact that the River Itchen has 42% 'Unfavourable – no change' or 'Unfavourable – declining' impacts on these figures.			
<b>National Nature Reserves (NNR)</b>	11	2 Beacon Hill Old Winchester Hill	<b>Hampshire:</b> 11 <b>England:</b> 215		All nature reserves should be protected through LDF policy.
<b>Local Nature Reserves (LNR)</b>	44	10	<b>Hampshire:</b> 56 <b>England:</b> 1050		All nature reserves should be protected through LDF policy.
<b>Natural Areas</b>	14	3 Hampshire Downs, South Downs and South Coast Plain, Hampshire Lowlands.	21 - South East 29 - South West		
<b>Sites of Importance</b>	10	666			These sites should have

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Biodiversity</b>					
<b>for Nature Conservation (SINC)</b>					protection as in the current adopted local plan.
<b>Biodiversity Action Plan Species</b>	44	Amphibians	Natterjack Toad ( <i>Bufo calamita</i> ) Great Crested Newt ( <i>Triturus cristatus</i> )		Protection from development of all protected species should be reflected through LDF policy. Opportunities should be taken to enhance habitat where possible.
		Beetles	Noble chafer ( <i>Gnorimus nobilis</i> ) Gilkicker weevil ( <i>Pachytychius haematocephalus</i> )		
		Crustaceans	Freshwater White-clawed Crayfish ( <i>Austropotamobius pallipes</i> )		
		Damsel/ dragonflies	Southern Damselfly ( <i>Coenagrion mercuriale</i> )		
		Flies	Hornet robberfly ( <i>Asilus crabroniformis</i> )		
		Local species	Birds of Wet Meadows (inc. UK priority species) Branta bernicla bernicla, Dark-bellied brent goose, Bumblebees Butterflies and Moths (inc. UK priority species), Coronella austriaca, Smooth snake, Eptesicus serotinus, Serotine bat, Seed Eating Farmland Birds (inc. UK priority species), Shorebirds (inc. UK priority species), Tooth Fungi (inc. UK priority species), Valvata macrostoma, large-mouthed valve snail, Woodland Lichens (inc. UK priority species)		
		Mammals	Water Vole ( <i>Arvicola terrestris</i> ), Barbastelle Bat ( <i>Barbastella barbastellus</i> ), Otter ( <i>Lutra lutra</i> ), Dormouse ( <i>Muscardinus avellanarius</i> ), Bechstein's Bat ( <i>Myotis bechsteini</i> ), Pipistrelle Bat ( <i>Pipistrellus pipistrellus</i> ), Greater Horseshoe Bat ( <i>Rhinolophus ferrumequinum</i> )		
		Worms	Medicinal Leech ( <i>Hirudo medicinalis</i> )		
<b>Biodiversity Action Plan Habitats</b>	44	Local habitat	Ancient semi-natural Woodland, Arable land, Canals, Ephemeral Ponds, Fen, Carr, Marsh, Swamp, Reed beds, Heathland, Acid Grassland and Bog, Lowland wet Grassland, Neutral Grassland, Open Standing Water		Protection from development of all identified habitats should

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Biodiversity</b>					
		Priority Habitats	Ancient and/or species-rich hedgerows, Cereal field margins, chalk rivers, Eutrophic standing waters, fens, Lowland beech and yew woodland, Lowland calcareous grassland, Lowland dry acid grassland, Lowland heathland, Lowland meadows, Lowland wood-pasture and parkland, Mudflats, Purple moor grass and rush pastures, Reedbeds, Saline lagoons, Seagrass beds, Wet woodland,		be reflected through LDF policy. Opportunities should be taken to enhance habitat where possible.

## B.1.10 WATER RESOURCES

### Summary

Water supply in Hampshire is usually of high quality and resources depend on the groundwater stored in the chalk aquifers of the Hampshire Downs. Hampshire has no above ground storage reservoirs. There has been a 12% net increase in water quality in the county since 1990 but the Itchen has seen an increase in nutrient levels from sewage works (mainly phosphate) and farmland run-off (mainly nitrate) due to increased concentrations as a result of population growth and agricultural intensification. In the River Test and Itchen Catchment Area there are over 3,000 properties at risk of flooding.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Water Resources</b>					
Rivers	45	There are a number of water courses within the D River Itchen, River Dever, River Hamble, River Meon Wallington, River Arle, plus many smaller tributaries Candover Stream and Cheriton Stream.			
Chemical river water quality	37	Itchen: Good	South East (2003 – 2005) 84% Good 9% Fair 6.7% Poor/Bad	12% net increase in water quality in the county since 1990.	Increases in population have resulted in large sewage treatment works discharging directly to the lower reaches of the river. Effluent at Winchester and Alresford is discharged to the river and ground using the capacity of the Chalk to treat it to a high
Biological river water quality	37	Itchen: Good	South East (2003 – 2005) 94% Good 4.5% Fair 1.7% Poor/Bad		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Water Resources</b>					
River water phosphate levels	37	<b>Itchen:</b> Very High phosphate levels	<b>South East (2003 – 2005)</b> 22.6% Good 24.4% Poor 53% Bad	The Itchen has seen an increase in nutrient levels from sewage works (mainly phosphate) and farmland run-off (mainly nitrate) due to increased concentrations as a result of population growth and agricultural intensification.	standard. The Environment Agency sets stringent conditions on the quality and quantity of discharged effluents however this must be maintained to ensure the river and groundwater quality are preserved to high standards.  Furthermore planned development in the south and climate change pose uncertainties in the future
River water nitrate levels	37	<b>Itchen:</b> Fair	<b>South East (2006)</b> 50% of the SE is designated as surface or ground water Nitrate Vulnerable Zones (NVS)		
Abstraction from groundwater	37	70% of drinking water for South East provided by groundwater. 59% of abstracted water requires treatment.  Estimated public water supply abstraction deficit during warm dry summers is of the order of 45MI/d for a low flow target of 270MI/d. This deficit is equivalent to the water consumption of some 250,000 people in Hampshire and Isle of Wight.  Downstream of the Otterbourne surface water abstraction intake, the public water supply abstraction impacts on the 7 kilometres of river	Water supply in Hampshire is usually of high quality and resources depend on the groundwater stored in the chalk aquifers of the Hampshire Downs. Public water supply sources and large potable abstractions are protected from pollution by Source Protection Zones, which prevent polluting discharges to groundwater. Activities are controlled within	The population of Hampshire, Portsmouth and Southampton is projected to increase by 11% between 2001 and 2021 this is likely, coupled with the effects of climate change, to increase demands on water supplies. Any new planned development may worsen the deficit if not managed in a sustainable manner.	



Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Water Resources</b>					
		channel to the Chickenhall sewage treatment works outfall. The Chickenhall sewage treatment works effluent discharge ensures that the Gaters Mill abstraction does not cause a fall in river flows to levels below 35% of the September naturalized flow.		Source Protection Zones, on Major Aquifers, and to some extent Minor Aquifers. There are large SPZs across Hampshire particularly in the Downlands and central swathe in chalk dominated areas.	
<b>Drought</b>	26	No public water supply restrictions since 1920 in western area (includes Winchester/ Hampshire).			
<b>Properties at risk from flooding</b>	8/ 52	In the River Test and Itchen Catchment Area economic damages due to flooding average £7million per year, with over 3,000 properties at risk.  The majority of the District is located in Flood Zone 1 with low probability of flooding. Much of the historical flooding events in the	<b>South East:</b> 310,000 properties at risk from coastal and river flooding.	The risk has increased due to changes in the catchment (urbanisation, field drainage), houses built on inappropriate land encroaching on flood plains and the possible effects of climate change (increased flood generating rainfall more frequent).	Risks to people, property and infrastructure are concentrated predominately in Winchester, with further dispersed flood risks through rural villages. A flood warning system is in place, and being improved, with about half of known flood risk properties presently receiving a warning.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Water Resources</b>					
		District have been caused from rising groundwater. This is because the majority of the district is underlain at a shallow depth by a major Upper Chalk aquifer.			

## B.1.11 AIR QUALITY

### Summary

Winchester City has one Air Quality Management Area which is improving. The most recent review of air quality within the District did not identify any new or significantly altered road traffic, industrial, commercial or domestic sources that need to be the subject of a detailed air quality assessment. Previous studies show road traffic to be the main emission source of nitrogen dioxide.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Air Quality</b>					
<b>Air Quality Management Areas (AQMA)</b>	12	<p><b>Winchester Town Centre</b></p> <p><b>Description</b> Area surrounded by the town centre one way system and the town centre end of the major roads feeding into it.</p> <p><b>Source</b> Road transport unspecified</p> <p><b>Pollutants Declared</b> Particulate Matter PM<sub>10</sub> - 24-Hour Mean Nitrogen dioxide NO<sub>2</sub> - Interval Not Defined</p>		The extent of the AQMA is considerably smaller when compared to the 2005 area of exceedence. However the results show that additional measures may be required to bring about the necessary reductions in traffic emissions in the city centre to comply with the 2010 EU Limit Values.	Unless the high levels of traffic in Winchester City centre can be reduced the AQMA will remain. However it can be used as incentive to increase the numbers of commuters using alternative sustainable transport to reduce emissions.
<b>Automatic air monitoring sites</b>	41/ 42	Two real time air quality monitoring stations in Winchester town centre. These consist of a background site at Lawn Street near Friarsgate (Nitrogen dioxide and Particles) and a roadside site in St Georges Street (Nitrogen dioxide, Carbon			

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Air Quality</b>					
		monoxide and particles).	<p>Over forty nitrogen dioxide diffusion tubes monitoring air quality across both the town centre and the district.</p> <p>Recently installed several lamppost mounted devices measuring particle levels at three other locations within the town centre.</p>		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/Opportunities				
<b>Topic: Air Quality</b>									
Exceedance of Short Term Air Quality Objectives 2011	11	<b>Exceedances of Air Quality Objective</b>				The situation is improving and the measures undertaken to achieve this should be continued and built upon.			
		<b>Year</b>	<b>PM<sub>10</sub> 50ug/m<sup>3</sup> (24 Hr Mean)</b>		<b>NO<sub>2</sub> 200ug/m<sup>3</sup> (1 Hr Mean)</b>		<b>CO 10mg/m<sup>3</sup> (8hr running mean)</b>		
			<b>Background</b>	<b>Roadside</b>	<b>Background</b>		<b>Roadside</b>	<b>Background</b>	<b>Roadside</b>
		1997	8	22	0		299	0	0
		1998	5	14	0		6	0	0
		1999	1	3	0		8	0	0
		2000	2	18	0		15	0	0
		2001	3	16	0		12	0	0
		2002	2	21	0		161	0	0
		2003	21	20*	0		70	0	0
		2004	Not enough data	17	0		0	0	0
		2005	8	13	1		6	NA	0
		2006	8	15	0		0	NA	0
2007	10	15	0	0	NA	0			
2008	5	9	0	0	NA	0			
2009	1	3	0	3	N/A	N/A			
2010	1	4	0	0	N/A	N/A			
2011	3	9	0	0	N/A	N/A			
		Pass = less than 35 failures/year		Pass = less than 18 failures/year		Pass = No failures of objective			
<b>Numbers in red FAILED the short term mean air quality objectives</b>									

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																																																																																																																															
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Exceedance of Long Term Air Quality Objectives 2011	11	<table border="1"> <thead> <tr> <th rowspan="3">Year</th> <th colspan="6">Compliance with Annual Mean Air Quality Objectives</th> </tr> <tr> <th colspan="2">Mean PM<sub>10</sub> in ug/m<sup>3</sup> 40ug/m<sup>3</sup> (Annual Mean)</th> <th colspan="2">Mean NO<sub>2</sub> in ug/m<sup>3</sup> 40ug/m<sup>3</sup> (Annual Mean)</th> <th colspan="2">Mean CO in mg/m<sup>3</sup> No annual objective</th> </tr> <tr> <th>Background</th> <th>Roadside</th> <th>Background</th> <th>Roadside</th> <th>Background</th> <th>Roadside</th> </tr> </thead> <tbody> <tr> <td>1997</td> <td>18.4</td> <td>26.5</td> <td>35.30</td> <td>82.7</td> <td>0.7</td> <td>1.3</td> </tr> <tr> <td>1998</td> <td>17.2</td> <td>21.9</td> <td>39.7</td> <td>58.1</td> <td>0.5</td> <td>1.3</td> </tr> <tr> <td>1999</td> <td>17.6</td> <td>21.1</td> <td>31.1</td> <td>60.2</td> <td>0.5</td> <td>1.2</td> </tr> <tr> <td>2000</td> <td>16.4</td> <td>21.2</td> <td>33.0</td> <td>68.6</td> <td>0.5</td> <td>1.2</td> </tr> <tr> <td>2001</td> <td>14.8</td> <td>27.3</td> <td>33.4</td> <td>50.8</td> <td>0.3</td> <td>1.2</td> </tr> <tr> <td>2002</td> <td>19.8</td> <td>28.9</td> <td>27.3</td> <td>65.5</td> <td>0.3</td> <td>1.0</td> </tr> <tr> <td>2003</td> <td>25.7</td> <td>31.6</td> <td>41.1</td> <td>55.8</td> <td>0.3</td> <td>1.0</td> </tr> <tr> <td>2004</td> <td colspan="2">Not enough data</td> <td>29.8</td> <td>29.4</td> <td>52.1</td> <td>0.3</td> <td>0.8</td> </tr> <tr> <td>2005</td> <td>21.3</td> <td>28.1</td> <td>26.2</td> <td>53.5</td> <td>NA</td> <td>0.5</td> </tr> <tr> <td>2006</td> <td>20.0</td> <td>27.0</td> <td>28.0</td> <td>51.0</td> <td>NA</td> <td>0.5</td> </tr> <tr> <td>2007</td> <td>19.0</td> <td>25.0</td> <td>27.0</td> <td>51.0</td> <td>NA</td> <td>0.5</td> </tr> <tr> <td>2008</td> <td>18.0</td> <td>22.0</td> <td>27.0</td> <td>48.0</td> <td>NA</td> <td>0.4</td> </tr> <tr> <td>2009</td> <td>18.0</td> <td>21.0</td> <td>26.0</td> <td>48.0</td> <td>NA</td> <td>NA</td> </tr> <tr> <td>2010</td> <td>17.0</td> <td>22.0</td> <td>27.0</td> <td>50.0</td> <td>NA</td> <td>NA</td> </tr> <tr> <td>2011</td> <td>20.0</td> <td>27.0</td> <td>26.0</td> <td>46.0</td> <td>NA</td> <td>NA</td> </tr> </tbody> </table>				Year	Compliance with Annual Mean Air Quality Objectives						Mean PM <sub>10</sub> in ug/m <sup>3</sup> 40ug/m <sup>3</sup> (Annual Mean)		Mean NO <sub>2</sub> in ug/m <sup>3</sup> 40ug/m <sup>3</sup> (Annual Mean)		Mean CO in mg/m <sup>3</sup> No annual objective		Background	Roadside	Background	Roadside	Background	Roadside	1997	18.4	26.5	35.30	82.7	0.7	1.3	1998	17.2	21.9	39.7	58.1	0.5	1.3	1999	17.6	21.1	31.1	60.2	0.5	1.2	2000	16.4	21.2	33.0	68.6	0.5	1.2	2001	14.8	27.3	33.4	50.8	0.3	1.2	2002	19.8	28.9	27.3	65.5	0.3	1.0	2003	25.7	31.6	41.1	55.8	0.3	1.0	2004	Not enough data		29.8	29.4	52.1	0.3	0.8	2005	21.3	28.1	26.2	53.5	NA	0.5	2006	20.0	27.0	28.0	51.0	NA	0.5	2007	19.0	25.0	27.0	51.0	NA	0.5	2008	18.0	22.0	27.0	48.0	NA	0.4	2009	18.0	21.0	26.0	48.0	NA	NA	2010	17.0	22.0	27.0	50.0	NA	NA	2011	20.0	27.0	26.0	46.0	NA	NA		
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		2001	14.8	27.3	33.4	50.8	0.3	1.2																																																																																																																												
		2002	19.8	28.9	27.3	65.5	0.3	1.0																																																																																																																												
		2003	25.7	31.6	41.1	55.8	0.3	1.0																																																																																																																												
		2004	Not enough data		29.8	29.4	52.1	0.3	0.8																																																																																																																											
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2010	17.0	22.0	27.0	50.0	NA	NA																																																																																																																														
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Pollutant levels (annual mean ug/m <sup>3</sup> )	41/ 42																																																																																																																																			
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1,3-Butadiene		Data Gap No locations that require a detailed assessment.																																																																																																																																		
Carbon monoxide		Data Gap																																																																																																																																		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities			
<b>Topic: Air Quality</b>								
<b>Lead</b>		No locations that require a detailed assessment. Data Gap No locations that require a detailed assessment.						
<b>Nitrogen dioxide</b>		26.2mg/m <sup>3</sup>  Similar to 2004, meeting 24 hour mean objective but not complying with yearly mean objective.  Previous studies show road traffic to be the main emission source of nitrogen dioxide			Unless the high levels of traffic in Winchester City centre can be reduced this will remain an issue. However it can be used as an incentive to increase the numbers of commuters using alternative sustainable transport, reducing emissions of nitrogen dioxide.			
<b>PM10</b>		22.5mg/m <sup>3</sup>  In compliance with 24 hour and yearly mean objective						
<b>Sulphur dioxide</b>		Data Gap No locations that require a detailed assessment.						
<b>Exceedance of Air Quality Objectives</b> Air Quality Data – Winchester Town Centre	41/42	<b>PM10</b> 50 ug/m <sup>3</sup> (24 hr mean)	<b>NO2</b> 200ug/m <sup>3</sup> (1 hr mean)	<b>CO</b> 10mg/m <sup>3</sup> (8 hr running mean)	The situation is improving and the measures undertaken to achieve this should be continued and built upon.			
		Background	Roadside	Backgro und		Roadside	Backgr ound	Roadside
		<b>8</b>	<b>15</b>	<b>0</b>		<b>0</b>	<b>N/A</b>	<b>0</b>
		<b>Pass = less than 35 failures/year</b>		<b>Pass = less than 18 failures/year</b>			<b>Pass = no failures of objectives per year</b>	

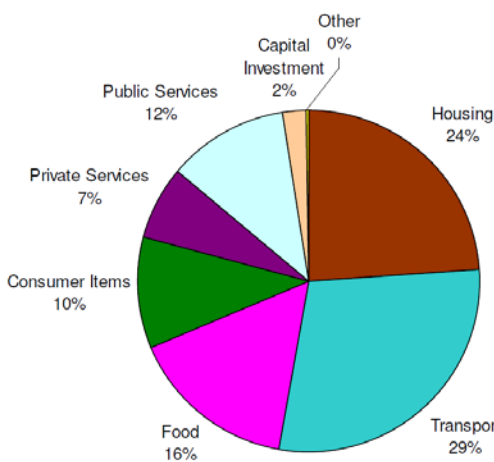




## B.1.12 CLIMATIC FACTORS

### Summary

Greenhouse gas emissions (GHG) in Winchester are decreasing; however they will not reach the district’s targets of a 20% cut by 2012 and a 33% cut by 2015. To meet both targets a 6.25% reduction in emissions is required for the next five years (from January 2011). Transport is the main source of GHG emissions in the District. There is a significant gap between current installed renewable capacity and the target set for Hampshire and the Isle of Wight.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																
<b>Topic: Climatic Factors</b>																					
Winchester GHG Footprint by Theme	35	<p style="text-align: center;"><b>Winchester GHG Footprint by Theme (REAP 2006)</b></p>  <table border="1" style="margin-left: auto; margin-right: auto;"> <caption>Winchester GHG Footprint by Theme (REAP 2006)</caption> <thead> <tr> <th>Theme</th> <th>Percentage</th> </tr> </thead> <tbody> <tr> <td>Transport</td> <td>29%</td> </tr> <tr> <td>Housing</td> <td>24%</td> </tr> <tr> <td>Food</td> <td>16%</td> </tr> <tr> <td>Consumer Items</td> <td>10%</td> </tr> <tr> <td>Public Services</td> <td>12%</td> </tr> <tr> <td>Private Services</td> <td>7%</td> </tr> <tr> <td>Other Capital Investment</td> <td>2%</td> </tr> </tbody> </table>			Theme	Percentage	Transport	29%	Housing	24%	Food	16%	Consumer Items	10%	Public Services	12%	Private Services	7%	Other Capital Investment	2%	
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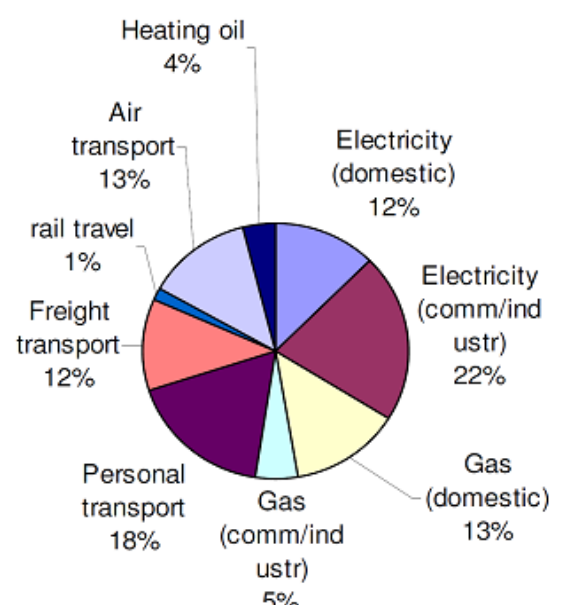
Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities	
<b>Topic: Climatic Factors</b>						
Electricity Consumption and Emissions in 2007	35	Electricity		Year 2007		
			Energy used	Greenhouse gas emissions (tonnes CO <sub>2</sub> -eq)		
			(GWh)	Total	Per meter	
		'Domestic'	234.4	128,501	2.8	
		'Comm/industr'	406.4	222,800	41.6	
		Total	640.8	351,300		
Gas Consumption and Emissions in 2007	35	Gas		Year 2007		
			Energy used	Greenhouse gas emissions (tonnes CO <sub>2</sub> -eq)		
			(GWh)	Total	Per meter	
		'Domestic'	670.9	137,924	3.8	
		'Comm/industr'	256.6	52,752	66.6	
		Total	927.5	190,676		

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																								
Topic: Climatic Factors																													
		<p style="text-align: center;">Total gas consumption (Winchester district)</p> <table border="1" style="margin-left: auto; margin-right: auto;"> <caption>Data for Total gas consumption (Winchester district)</caption> <thead> <tr> <th>Year</th> <th>Domestic (GWh)</th> <th>Commercial/industrial (GWh)</th> <th>Total (GWh)</th> </tr> </thead> <tbody> <tr> <td>2005</td> <td>700</td> <td>450</td> <td>1150</td> </tr> <tr> <td>2006</td> <td>680</td> <td>300</td> <td>980</td> </tr> <tr> <td>2007</td> <td>670</td> <td>280</td> <td>950</td> </tr> <tr> <td>2008</td> <td>650</td> <td>270</td> <td>920</td> </tr> <tr> <td>2009</td> <td>600</td> <td>260</td> <td>860</td> </tr> </tbody> </table>		Year	Domestic (GWh)	Commercial/industrial (GWh)	Total (GWh)	2005	700	450	1150	2006	680	300	980	2007	670	280	950	2008	650	270	920	2009	600	260	860		
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<b>Topic: Climatic Factors</b>											
<b>Vehicle Fuel Consumption and Estimated Emissions in Winchester District for 2007.</b>	35		Buses *	Diesel Cars	Petrol Cars	Motor-cycles	HGV	Diesel LGV	Petrol LGV	Total	
		Fuel consumption (1000 tonnes)	3.5	32.6	57.8	0.8	33.0	19.7	1.3	148.7	
		Emissions (tonnes CO <sub>2</sub> )	7,606	71,778	99,829	1,350	72,632	43,425	2,330	298,950	
		Percentage of total emissions	2.5	24.0	33.4	0.5	24.3	14.5	0.8	100.0	
* assumed to run on diesel											

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<p><b>REAP</b> The Resources and Energy Analysis Programme (REAP) of the Stockholm Environment Institute based in York is more ambitious and realistic in its estimates of carbon emissions.</p> <p>It uses 63 household consumption categories plus 73 services and infrastructure categories from Environmental Accounts of the Office of National Statistics (ONS). Whereas NI 186 is analogous to a measure of production emissions, REAP estimates consumption emissions including those from the manufacture and transport of imports and from international aviation and shipping. REAP covers the three sectors of government,</p>																																										

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																		
<b>Topic: Climatic Factors</b>																							
		private households (34 activities) and transport (39 capital investment sectors including civil aviation and air travel). Business activity is attributed either to one of the three main sectors or to exports from UK. Waste is included in Life Cycle Analyses. Food, consumables and services are also included.																					
GHG emissions Winchester District 2007	35	<p style="text-align: center;"><b>Greenhouse gas emissions, Winchester district 2007</b></p>  <table border="1" style="margin-left: auto; margin-right: auto;"> <caption>Greenhouse gas emissions, Winchester district 2007</caption> <thead> <tr> <th>Category</th> <th>Percentage</th> </tr> </thead> <tbody> <tr> <td>Electricity (comm/ind ustr)</td> <td>22%</td> </tr> <tr> <td>Personal transport</td> <td>18%</td> </tr> <tr> <td>Gas (domestic)</td> <td>13%</td> </tr> <tr> <td>Air transport</td> <td>13%</td> </tr> <tr> <td>Freight transport</td> <td>12%</td> </tr> <tr> <td>Gas (comm/ind ustr)</td> <td>5%</td> </tr> <tr> <td>Heating oil</td> <td>4%</td> </tr> <tr> <td>rail travel</td> <td>1%</td> </tr> </tbody> </table>			Category	Percentage	Electricity (comm/ind ustr)	22%	Personal transport	18%	Gas (domestic)	13%	Air transport	13%	Freight transport	12%	Gas (comm/ind ustr)	5%	Heating oil	4%	rail travel	1%	
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CO2 Emissions in Winchester District (2005-2008) from NI 186 data	35	<div data-bbox="593 478 1630 1161"> <h3 style="text-align: center;">NI 186 Winchester district</h3> <table border="1"> <caption>Estimated CO2 Emissions (thousand tonnes) from NI 186 data</caption> <thead> <tr> <th>Year</th> <th>A. Industry and Commercial Electricity</th> <th>B. Industry and Commercial Gas</th> <th>C. Industrial and Commercial Other Fuels</th> <th>D. Agricultural Combustion</th> <th>E. Domestic Electricity</th> <th>F. Domestic Gas</th> <th>G. Domestic 'Other Fuels'</th> <th>H. Road Transport (A roads)</th> <th>I. Road Transport (Minor roads)</th> <th>J. Road Transport (Other)</th> <th>K. Road Transport (Total)</th> </tr> </thead> <tbody> <tr> <td>2005</td> <td>205</td> <td>125</td> <td>125</td> <td>15</td> <td>125</td> <td>125</td> <td>55</td> <td>145</td> <td>165</td> <td>5</td> <td>125</td> </tr> <tr> <td>2006</td> <td>215</td> <td>125</td> <td>125</td> <td>15</td> <td>125</td> <td>125</td> <td>55</td> <td>145</td> <td>165</td> <td>5</td> <td>125</td> </tr> <tr> <td>2007</td> <td>215</td> <td>125</td> <td>125</td> <td>15</td> <td>125</td> <td>125</td> <td>55</td> <td>145</td> <td>165</td> <td>5</td> <td>125</td> </tr> <tr> <td>2008</td> <td>225</td> <td>125</td> <td>125</td> <td>15</td> <td>125</td> <td>125</td> <td>55</td> <td>145</td> <td>165</td> <td>5</td> <td>125</td> </tr> </tbody> </table> </div> <p data-bbox="593 1204 1736 1329"><b>National Indicator 186</b> National Indicator 186 (NI 186) is one of a number of indicators produced annually by the Department of Energy and Climate Change (DECC) 8. NI 186 measures the 'Per capita reduction in CO2 emissions in a Local Authority area' and by implication, knowing the</p>			Year	A. Industry and Commercial Electricity	B. Industry and Commercial Gas	C. Industrial and Commercial Other Fuels	D. Agricultural Combustion	E. Domestic Electricity	F. Domestic Gas	G. Domestic 'Other Fuels'	H. Road Transport (A roads)	I. Road Transport (Minor roads)	J. Road Transport (Other)	K. Road Transport (Total)	2005	205	125	125	15	125	125	55	145	165	5	125	2006	215	125	125	15	125	125	55	145	165	5	125	2007	215	125	125	15	125	125	55	145	165	5	125	2008	225	125	125	15	125	125	55	145	165	5	125	<p data-bbox="1787 478 2139 598"><b>Greenhouse gas emissions in Winchester district (2007-2009): Estimates and trends recommends:</b></p> <ul data-bbox="1787 638 2139 1324" style="list-style-type: none"> <li>• Flying and flying for leisure purposes in particular, should be strongly discouraged.</li> <li>• the use of electricity and gas should be reduced, particularly in the sector that includes large organisations such as supermarkets, hotels, big offices (private and public), and schools, university campuses, Winchester prison and the Royal Hampshire County Hospital.</li> <li>• the use of road vehicles that directly emit greenhouse gases should be reduced.</li> </ul>
Year	A. Industry and Commercial Electricity	B. Industry and Commercial Gas	C. Industrial and Commercial Other Fuels	D. Agricultural Combustion	E. Domestic Electricity	F. Domestic Gas	G. Domestic 'Other Fuels'	H. Road Transport (A roads)	I. Road Transport (Minor roads)	J. Road Transport (Other)	K. Road Transport (Total)																																																						
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Climatic Factors</b>					
			<p>population of the area, the total emissions of that area. It is based on the UNFCCC guidelines, mostly 'end-user' statistics. It covers the commercial/industrial sectors (electricity, gas, oil and solid fuel, waste, agricultural processes &amp; fuel, off-road machinery), the domestic housing sector (electricity, gas, oil and solid fuel, home and garden machinery) and road and rail transport. However the emissions from motorways, diesel railways, EU Emissions Trading Scheme sites, land use change, land use, forestry and international aviation and shipping are excluded.</p>		<p>The goods vehicle sector should be encouraged to reduce its emissions even more than has been achieved in recent years.</p> <ul style="list-style-type: none"> <li>• rail travel is to be encouraged particularly where it reduces journeys made by road.</li> <li>• Winchester district needs to cut its emissions by 6.25% each year from 2011 until 2015 inclusive to achieve the targets it has set itself. This figure is based on an analysis that excludes the mostly harder-to-quantify sectors of food, consumerism and services and may in fact be an</li> </ul>

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/Opportunities										
Topic: Climatic Factors															
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Renewable Electricity Installed Capacity with 2010 Targets	19	<p><b>SEE-Stats - Renewable Electricity Hampshire &amp; the Isle of Wight</b></p> <p><b>Installed capacity<sup>1</sup> December 2006</b> <b>Timeline with 2010 target<sup>2</sup></b></p> <table border="1"> <caption>Renewable Electricity Installed Capacity Data</caption> <thead> <tr> <th>Period</th> <th>Capacity (MWe)</th> </tr> </thead> <tbody> <tr> <td>Operational December 2006</td> <td>0.94</td> </tr> <tr> <td>Planned 2007-10</td> <td>8.05</td> </tr> <tr> <td><b>Total by 2010</b></td> <td><b>8.99</b></td> </tr> <tr> <td><b>Target 2010</b></td> <td><b>115.00</b></td> </tr> </tbody> </table> <p><sup>1</sup>Excluding Landfill gas <sup>1,2</sup>Excludes Offshore wind</p>	Period	Capacity (MWe)	Operational December 2006	0.94	Planned 2007-10	8.05	<b>Total by 2010</b>	<b>8.99</b>	<b>Target 2010</b>	<b>115.00</b>	<p>There is a significant gap between current installed capacity and the target set for Hampshire and the Isle of Wight.</p>		<p>New development offers opportunities to incorporate energy from renewable sources. The LDF can now set targets for the use of renewable energy in new development and also policies to facilitate provision of macro generation for existing dwellings.</p>
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<b>Total by 2010</b>	<b>8.99</b>														
<b>Target 2010</b>	<b>115.00</b>														

Indicator	Data Source	Current Data	Comparators and targets				Trend			Issues/Constraints/ Opportunities	
<b>Topic: Climatic Factors</b>											
<b>Renewable Energy Potential for Winchester District</b>	43	<b>Technical Potential</b>									
		<b>Technology</b>	<b>Technical Capacity</b>		<b>Potential Energy Generation</b>		<b>Potential CO2 reductions</b>	<b>% of total Winchester building related energy demand and CO2 emissions</b>			
			Electricity (MWe)	Heat (MWh)	Electricity (MWh)	Heat (MWh)	tCO2/yr	Electricity (%)	Heat (%)	CO2 emissions (%)	
		Large Scale Wind Turbines	166.6		290,131		156,800	45.2%		22.6%	
		Smaller Scale Wind Turbines	22.6		39,595		21,263	6.2%		3.1%	
		PV	19.7		14,315		7,687	2.2%		1.1%	
		Hydro	0.078		618		332	0.1%		0.05%	
		Biomass			625,294	1,250,589	636,024	97.4%	96.5%	92.3%	
		Solar Thermal Hot Water				31,929	6,865		2.5%	1.0%	
		Ground source heat pumps		172.3		344,536	31,746		26.6%	4.6%	
<b>Totals</b>	<b>158.8</b>	<b>172.3</b>	<b>871,516</b>	<b>1,627,052</b>	<b>859,618</b>	<b>136%</b>	<b>126%</b>	<b>125%</b>			
<p>The technical potential for renewable energy in the district could provide 136% of its electricity demand and 126% of its heat demand, and therefore the district could become zero carbon. Two specific technologies dominate this renewable energy technical potential – large wind turbines and biomass. 45% of the renewable electricity potential is from large wind turbines, and biomass CHP energy could supply over 95% of both heat and power needs in the district, with over three quarters of this biomass resource coming from energy crops.</p>											

## B.1.13 SOILS & MINERALS

### Summary

The district has three major soil groups; - Shallow lime-rich soils over chalk, freely draining lime-rich loamy soils and freely draining acid loamy soils. The district maintains an agricultural economy and there are 777 agricultural holdings. Previous regional requirements for minerals specified that Hampshire should plan to maintain a landbank of at least seven years of permissions for land-won sand and gravel and a supply rate of 2.63 million tonnes a year until 2016.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Soil and Minerals</b>					
<b>Winchester</b>	20	The geological range is sedimentary and the deposits are generally younger towards the south of the district. The northern part of the district is dominated by the chalk series of the Cretaceous period and forms part of the Hampshire Downlands. Upper chalk is the youngest of the series and is the most common outcrop. Middle and lower chalk emerge to the south east of Winchester, the other main area occurs to the east of the district around Meonstoke, Warnford and Old Winchester Hill. Many areas of the chalk are thinly covered by clay.			
<b>Major Soil groups</b>	20	<ul style="list-style-type: none"> <li>- Shallow lime-rich soils over chalk</li> <li>- Freely draining lime-rich loamy soils</li> <li>- Freely draining acid</li> </ul>	<b>South East:</b> <ul style="list-style-type: none"> <li>- Shallow lime-rich soils over chalk</li> <li>- Freely draining lime-rich loamy soils</li> <li>- Freely draining acid loamy soils</li> <li>- Slowly permeable, seasonally wet, slightly acid but base-rich loamy and clayey soils</li> <li>- Naturally wet, very acid sandy and loamy soils</li> </ul>		The best and most versatile agricultural land should be protected from development.

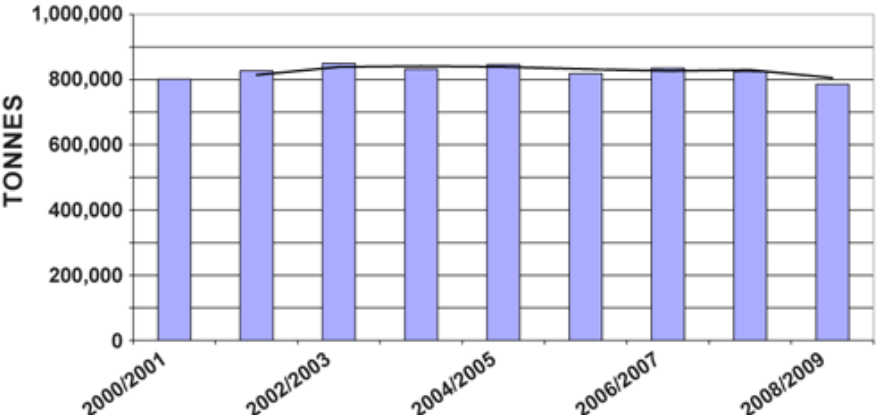
Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Soil and Minerals</b>					
		loamy soils			
<b>Agricultural Holdings 2003 Agricultural Census</b>	20	777	Hampshire: 4,204 New Forest: 1,045 Basingstoke & Dean: 544 Fareham: 80 Southampton: 25		The area still has a reasonable agricultural economy and support should be provided for this to continue.
<b>Targets: Sand and Gravel</b>	20		The emerging South East Plan requires that Hampshire should plan to maintain a landbank of at least seven years of permissions for land-won sand and gravel and a supply rate of 2.05 million tonnes a year until 2016.		Mineral workings can erode landscape value and restoration conditions should be in place for remediation when sites are worked out.

## B.1.14 WASTE

### Summary

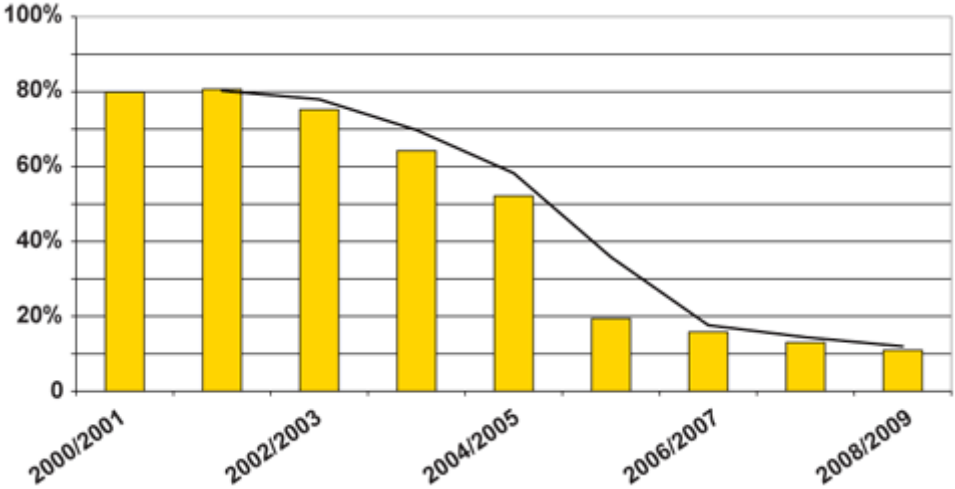
Winchester has experienced both an increase in household waste arisings and a recent gradual improvement in recycling rates. There is a need to increase waste handling capacities in Winchester which may be addressed by Project Integra. Project Integra will seek to minimise the amount of waste needing landfill to a minimum practical level by 2020. Specifically, the partners will seek to divert the following amounts of municipal waste from landfill disposal: 71% by 2010; 79% by 2015; and 84% by 2020. The project also aims to positively contribute to the achievement of the following MRS recycling and composting targets for all waste: 50% by 2010; 55% by 2015; and 60% by 2020.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Waste</b>					
<b>Total Municipal Arisings 2003/04 to 2004/05 (tonnes)</b>  Figures in brackets and italics relate to household waste arisings only	16	<b>Winchester City Council</b> <b>2003/04:</b> 48 358 (43 761) <b>2004/05 (provisional):</b> 49 313 (44 622)	<b>2003/04</b> Fareham Borough Council: 43 567 Southampton City Council: 103 640 Hampshire: 876 468 (861 885) <b>2004/05 (provisional)</b> Fareham Borough Council: 43 563 Southampton City Council: 104 603 Hampshire: 892 720 (846 041)	<b>% Change</b> Winchester: +2.0% Fareham: -0.01% Southampton: +0.9 Hampshire: +1.9	In line with the average for Hampshire, Winchester has seen a rise in household waste arisings. This is probably a product of an increasing population. As the County aims to reduce the amount of waste going to landfill this will have to be addressed.

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																				
<b>Topic: Waste</b>																									
			<p style="text-align: center;"><b>Hampshire Waste Volumes</b></p>  <table border="1" data-bbox="817 542 1691 957"> <caption>Hampshire Waste Volumes (Estimated Data)</caption> <thead> <tr> <th>Year</th> <th>Waste Volume (Tonnes)</th> </tr> </thead> <tbody> <tr> <td>2000/2001</td> <td>800,000</td> </tr> <tr> <td>2001/2002</td> <td>820,000</td> </tr> <tr> <td>2002/2003</td> <td>850,000</td> </tr> <tr> <td>2003/2004</td> <td>830,000</td> </tr> <tr> <td>2004/2005</td> <td>840,000</td> </tr> <tr> <td>2005/2006</td> <td>810,000</td> </tr> <tr> <td>2006/2007</td> <td>830,000</td> </tr> <tr> <td>2007/2008</td> <td>820,000</td> </tr> <tr> <td>2008/2009</td> <td>780,000</td> </tr> </tbody> </table>		Year	Waste Volume (Tonnes)	2000/2001	800,000	2001/2002	820,000	2002/2003	850,000	2003/2004	830,000	2004/2005	840,000	2005/2006	810,000	2006/2007	830,000	2007/2008	820,000	2008/2009	780,000	<p>New development should have adequate space for storage of materials for recycling and composting where practical.</p>
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<b>Estimated Tonnage of Household Waste by Material (2003/04):</b>		Data Gap	<table border="1"> <thead> <tr> <th colspan="3" data-bbox="808 475 1675 504"><b>HAMPSHIRE</b></th> </tr> <tr> <th data-bbox="808 504 1077 533"><b>Material Stream</b></th> <th data-bbox="1077 504 1413 571"><b>Estimated tonnage (2003/04)</b></th> <th data-bbox="1413 504 1675 533"><b>% Composition</b></th> </tr> </thead> <tbody> <tr> <td data-bbox="808 571 1077 635">Paper and Card</td> <td data-bbox="1077 571 1413 600">284 422</td> <td data-bbox="1413 571 1675 600">33.0%</td> </tr> <tr> <td data-bbox="808 635 1077 663">Putrescible</td> <td data-bbox="1077 635 1413 663">258 565</td> <td data-bbox="1413 635 1675 663">30.0%</td> </tr> <tr> <td data-bbox="808 663 1077 692">Plastics</td> <td data-bbox="1077 663 1413 692">112 045</td> <td data-bbox="1413 663 1675 692">13.0%</td> </tr> <tr> <td data-bbox="808 692 1077 721">Metals</td> <td data-bbox="1077 692 1413 721">43 094</td> <td data-bbox="1413 692 1675 721">5.0%</td> </tr> <tr> <td data-bbox="808 721 1077 750">Textiles</td> <td data-bbox="1077 721 1413 750">43 094</td> <td data-bbox="1413 721 1675 750">5.0%</td> </tr> <tr> <td data-bbox="808 750 1077 778">Glass</td> <td data-bbox="1077 750 1413 778">34 475</td> <td data-bbox="1413 750 1675 778">4.0%</td> </tr> <tr> <td data-bbox="808 778 1077 807">Bottles/Jars</td> <td data-bbox="1077 778 1413 807"></td> <td data-bbox="1413 778 1675 807"></td> </tr> <tr> <td data-bbox="808 807 1077 836">Miscellaneous</td> <td data-bbox="1077 807 1413 836">86 188</td> <td data-bbox="1413 807 1675 836">10.0%</td> </tr> <tr> <td data-bbox="808 836 1077 865"><b>TOTAL</b></td> <td data-bbox="1077 836 1413 865"><b>861 885</b></td> <td data-bbox="1413 836 1675 865"><b>100.0%</b></td> </tr> </tbody> </table>	<b>HAMPSHIRE</b>			<b>Material Stream</b>	<b>Estimated tonnage (2003/04)</b>	<b>% Composition</b>	Paper and Card	284 422	33.0%	Putrescible	258 565	30.0%	Plastics	112 045	13.0%	Metals	43 094	5.0%	Textiles	43 094	5.0%	Glass	34 475	4.0%	Bottles/Jars			Miscellaneous	86 188	10.0%	<b>TOTAL</b>	<b>861 885</b>	<b>100.0%</b>	
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<b>Landfill</b>	16	Project Integra will seek to minimise the amount of waste needing landfill to a minimum practical level by 2020. Specifically, the partners will seek to divert the following amounts of municipal waste from landfill disposal: <ul style="list-style-type: none"> <li>• 71% by 2010</li> <li>• 79% by 2015</li> <li>• 84% by 2020</li> </ul>																																			
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities																				
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<b>Waste Handled in Hampshire 2002/03</b> (including Portsmouth and Southampton)	20	Inert: 2,148,057  Special (hazardous): 91,610  Municipal (MSW): 932,326  Commercial/Industrial: 1,468,375  <b>Total: 4,640,368</b>		There is a need to increase waste handling capacities in the districts of Southampton, Eastleigh, Havant, Rushmoor, Winchester, Fareham, Gosport and East Hampshire.	This should be noted in the LDF and sites identified if necessary.																																				
<b>Imports and Exports</b>	20	2002/3 approximately 18% of waste produced in Hampshire was exported, whilst 13% of waste disposed of in Hampshire was imported from elsewhere. Target date for achieving net self-sufficiency by 2016																																							
<b>Actual rates of Recycling/ Composting 1998/99 - 2004/05 versus Statutory Standards for 2005/06</b>	16	<table border="1"> <thead> <tr> <th></th> <th>1998/99 (actual %)</th> <th>2000/01 (actual %)</th> <th>2001/02 (actual %)</th> <th>2002/03 (actual %)</th> <th>2003/04 (actual %)</th> <th>2004/05 (actual %)</th> <th>2005/06 statutory target %)</th> </tr> </thead> <tbody> <tr> <td>Hampshire</td> <td>23</td> <td>25</td> <td>21</td> <td>26</td> <td>27.02</td> <td>30.28</td> <td>30</td> </tr> <tr> <td>East Hampshire</td> <td>8</td> <td>14</td> <td>16</td> <td>23</td> <td>31.83</td> <td>31.99</td> <td>24</td> </tr> <tr> <td>Eastleigh</td> <td>26</td> <td>39</td> <td>27</td> <td>28</td> <td>29.99</td> <td>31.52</td> <td>30</td> </tr> </tbody> </table>								1998/99 (actual %)	2000/01 (actual %)	2001/02 (actual %)	2002/03 (actual %)	2003/04 (actual %)	2004/05 (actual %)	2005/06 statutory target %)	Hampshire	23	25	21	26	27.02	30.28	30	East Hampshire	8	14	16	23	31.83	31.99	24	Eastleigh	26	39	27	28	29.99	31.52	30	Winchester has experienced a steady reduction in recycling rates and is a long way from the 2005/6 statutory target. However Project Integra does appear to be addressing this through trial recycling collections and setting targets for future reduction.
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		Fareham	19	16	17	22	22.09	22.16	30																					
		Havant	17	17	18	16	18.50	21.20	30																					
		New Forest	22	23	24	23	24.47	24.79	30																					
		Test Valley	22	19	22	13	13.75	19.36	30																					
		<b>Winchester</b>	<b>21</b>	<b>22</b>	<b>14</b>	<b>16</b>	<b>17.33</b>	<b>17.48</b>	<b>30</b>																					
		<p style="text-align: center;"><b>Hampshire recycling Rate</b></p> <table border="1" style="display: none;"> <caption>Hampshire recycling Rate Data</caption> <thead> <tr> <th>Year</th> <th>Recycling Rate (%)</th> </tr> </thead> <tbody> <tr><td>2000/2001</td><td>13</td></tr> <tr><td>2001/2002</td><td>14</td></tr> <tr><td>2002/2003</td><td>15</td></tr> <tr><td>2003/2004</td><td>16</td></tr> <tr><td>2004/2005</td><td>17</td></tr> <tr><td>2005/2006</td><td>18</td></tr> <tr><td>2006/2007</td><td>19</td></tr> <tr><td>2007/2008</td><td>22</td></tr> <tr><td>2008/2009</td><td>25</td></tr> </tbody> </table>									Year	Recycling Rate (%)	2000/2001	13	2001/2002	14	2002/2003	15	2003/2004	16	2004/2005	17	2005/2006	18	2006/2007	19	2007/2008	22	2008/2009	25
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Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities											
<b>Topic: Waste</b>																
<b>Recycling Targets for Hampshire</b>	16	The partners of Project Integra will seek to positively contribute to the achievement of the following MRS recycling and composting targets for all waste: <ul style="list-style-type: none"> <li>• 55% by 2015</li> <li>• 60% by 2020</li> </ul> The Project Integra business plan also sets an overall target of 50% recycling for municipal waste by 2010 and an individual target of 40% for Waste Collection Authorities.														
<b>Collection Arrangements</b>	17	<table border="1"> <thead> <tr> <th>Authority</th> <th>Residual</th> <th>Dry Mixed Recyclables</th> <th>Green</th> </tr> </thead> <tbody> <tr> <td>Test Valley</td> <td>Weekly wheeled bin (AWC from early 2007)</td> <td>Fortnightly DMR wheeled bin</td> <td>Chargeable sack collected fortnightly</td> </tr> <tr> <td>Winchester</td> <td>Weekly wheeled bin (AWC in trial area)</td> <td>Fortnightly DMR wheeled bin</td> <td>Free reusable sack fortnightly in trial area</td> </tr> </tbody> </table>	Authority	Residual	Dry Mixed Recyclables	Green	Test Valley	Weekly wheeled bin (AWC from early 2007)	Fortnightly DMR wheeled bin	Chargeable sack collected fortnightly	Winchester	Weekly wheeled bin (AWC in trial area)	Fortnightly DMR wheeled bin	Free reusable sack fortnightly in trial area		
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Winchester	Weekly wheeled bin (AWC in trial area)	Fortnightly DMR wheeled bin	Free reusable sack fortnightly in trial area													
<b>Recycling Sites 2007</b>	26	Glass: 61 Green, 46 Brown, 50 Clear 4 Glass Skip Banks. Paper: 26 Cans: 12 Books: 12	Hampshire: 26 sites accepting metals, glass, paper and card, cans, textiles, engine oil and car batteries, some sites also accept plastic bottles and garden waste for composting.													

Indicator	Data Source	Current Data	Comparators and targets	Trend	Issues/Constraints/ Opportunities
<b>Topic: Waste</b>					
		Textiles: 12			

## Key to Data Sources

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1	National Statistics (2001 and 2011), Neighbourhood Statistics: Winchester, [Online] (Accessed February 2014): <a href="http://www.statistics.gov.uk/hub/index.html">http://www.statistics.gov.uk/hub/index.html</a>
2	Heritage, The List, [Online] (Accessed February 2014): <a href="http://whc.unesco.org/en/list">http://whc.unesco.org/en/list</a>
3	Winchester City Council, Listed Buildings, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk">http://www.winchester.gov.uk</a>
4	Hampshire County Council (2013) Hantsweb - Archaeological and Historic Building Record [Online] (Accessed February 2014): <a href="http://historicenvironment.hants.gov.uk/ahbsearch.aspx">http://historicenvironment.hants.gov.uk/ahbsearch.aspx</a>
5	English Heritage (2011) South East: Heritage at Risk 2011, [Online] (Accessed February 2014): <a href="https://m.english-heritage.org.uk/publications/har-2011-local-summaries/acc-HAR-2011-se-summary.pdf">https://m.english-heritage.org.uk/publications/har-2011-local-summaries/acc-HAR-2011-se-summary.pdf</a>
6	Winchester City Council 2006, Conservation Areas, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk">http://www.winchester.gov.uk</a>
7	Environment Agency (2009) River Basin Management Plan for the South East River Basin District; [Online] (Accessed February 2014): <a href="http://a0768b4a8a31e106d8b0-50dc802554eb38a24458b98ff72d550b.r19.cf3.rackcdn.com/geso0910bsta-e-e.pdf">http://a0768b4a8a31e106d8b0-50dc802554eb38a24458b98ff72d550b.r19.cf3.rackcdn.com/geso0910bsta-e-e.pdf</a>
8	Environment Agency (2009) Flooding in England – A national Assessment of Flood Risk, [Online] (Accessed February 2014): <a href="http://www.tritonsystems.co.uk/pdf/EA_Flooding_in_England.pdf">http://www.tritonsystems.co.uk/pdf/EA_Flooding_in_England.pdf</a>
9	Defra (2013) AQMA Details: Winchester City Council – Winchester Town Centre AQMA, [Online] (Accessed February 2014): <a href="http://aqma.defra.gov.uk/1aqma/aqma_detail.php?aqma_id=144">http://aqma.defra.gov.uk/1aqma/aqma_detail.php?aqma_id=144</a>
10	Winchester City Council 2002, Winchester City Council, An Inspection Strategy, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk">http://www.winchester.gov.uk</a>

11	Winchester City Council (2004), Environmental Strategy 2004 -2008, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk">http://www.winchester.gov.uk</a>
12	Winchester City Council - Air Quality 2011, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk">http://www.winchester.gov.uk</a>
13	Winchester City Council (2008) Affordable Housing Supplementary Planning Document, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk/planning-policy/supplementary-planning-documents--spds-/affordable-housing-spd-adopted-february-2008/">http://www.winchester.gov.uk/planning-policy/supplementary-planning-documents--spds-/affordable-housing-spd-adopted-february-2008/</a>
14	Natural England (2013), [Online] (Accessed February 2014): Natural Areas. <a href="http://www.naturalengland.org.uk/ourwork/conservation/biodiversity/englands/naturalareas.aspx">http://www.naturalengland.org.uk/ourwork/conservation/biodiversity/englands/naturalareas.aspx</a>
15	DTZ (2012) Winchester Housing Market and Housing Need Assessment Update – A Final Report, [Online] (Accessed February 2014): <a href="http://www.winchester.gov.uk/planning-policy/evidence-base/housing">http://www.winchester.gov.uk/planning-policy/evidence-base/housing</a>
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**Appendix VI: SA of Potential Site Allocations**

<b>Key: Categories of Significance</b>		
<b>Symbol</b>	<b>Meaning</b>	<b>Sustainability Effect</b>
<b>x</b>	Absolute constraints	Absolute sustainability constraints to development, for example, internationally protected biodiversity
<b>--</b>	Major Negative	Problematical and improbable because of known sustainability issues; mitigation likely to be difficult and/or expensive
<b>-</b>	Minor negative	Potential sustainability issues: mitigation and/or negotiation possible
<b>+</b>	Minor positive	No sustainability constraints and development acceptable
<b>++</b>	Major Positive	Development encouraged as would resolve existing sustainability problem
<b>?</b>	Uncertain	Uncertain or Unknown Effects
<b>0</b>	Neutral	Neutral effect

\*Distances to shops, bus stops and schools and the town centre of Winchester Town have been provided from the Council. Distances to the villages/town centres for the 8 settlements have been calculated using Google Maps from the central point on each high/ main street along paths and main roads to the nearest access point of a particular site.

Bishops Waltham					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399					
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p> <p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including sites 1712 and 852 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policies MTRA1 and MRTA2 are applicable to the sites at Bishops Waltham and most sites are able to meet the requirements of these policies leading to minor positive effects. However, the sites to the North-west, West and South (sites 2398, 2519, 280, 2571, 2522) are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. In addition, some sites outside of the settlement boundary to the North and East of Bishops Waltham are located within the South Downs National Park (sites 2525, 2522 and 2571). Development of these sites is unlikely to support MRTA2 which requires that development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MTRA2 with the requirement that development will need to be an appropriate scale and design although it is considered that development of these sites would lead to minor negative effects.</p> <p>Bishops Waltham is considered to have a good range of community facilities with 102 retail and service units<sup>1</sup>. It has a number of preschools and an infant and a junior school; is a well defined</p>				
	<table border="1"> <tr> <td style="background-color: #ff8c00;">--</td> <td style="background-color: #008000;">+</td> </tr> <tr> <td></td> <td style="background-color: #008000;">+</td> </tr> </table>	--	+		+
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<sup>1</sup> Bishops Waltham Employment Focus Group (2013) Bishops Waltham Development Requirements – Employment Report.

Bishops Waltham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
	<p><b>Site Refs:</b> 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399</p> <p>town in an attractive rural setting; has a range of cultural resources; and a number of sports and play grounds<sup>2</sup>. It is anticipated that existing infrastructure and services mentioned above in the town could accommodate any potential increase in demand. However, it has been identified that: there may be a requirement to expand the pre-school provision for two year olds; a need for a building and facilities suitable for activities and informal education of young people; indoor sports facilities; and an elderly day care centre to meet any growth in population<sup>3</sup>. Most sites could provide space for additional facilities which could give rise to minor long-term positive effects on communities. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (1712, 852, 284, 2398, 2523, 2459, 2519, 280, 2572, 281 and part of 2525) to have access to existing and provide additional facilities which would be easily accessible (within 800 m) to the existing community in Bishops Waltham. Development at these sites could lead to minor positive effects.</p> <p>Distances to services are discussed under SA Objective 5.</p> <p>Development of site 283 alone would almost result in a doubling of the size of Bishops Waltham and without development of the site between it and the settlement boundary it would effectively create a new settlement. Additional shops and services would need to be provided on the site and may have the effect of creating two local centres and therefore reduce the vitality and viability of the existing local centre and weaken Bishops Waltham’s sense of place. The large scale of the development could reduce Bishops Waltham character both historic through mass development of modern buildings and landscape through loss of the Durley Clays Landscape Character Areas’ features (also a Green Infrastructure asset). Therefore, it is considered that development on a large scale here could lead to major long-term negative effects on not only Building Communities but also Landscape, Green Infrastructure with minor negative effects on</p>

<sup>2</sup> Bishops Waltham Community and Social Infrastructure Focus Group (2013) Bishops Waltham Development Requirements –Community and Social Infrastructure Report.  
<sup>3</sup> Ibid.

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
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		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		Economy. Careful masterplanning would be required to reduce the negative effects identified.	
2	<b>Infrastructure</b>  To provide for the timely delivery of infrastructure suitable to meet community needs	All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.  Shortfalls have been identified for three types of open space including: Equipped Children’s & Young People’s Space; Informal Green Space; and parks, sports and Recreation Grounds (although there is only a shortage of parks and an over provision of sports and recreation grounds) <sup>4</sup> . Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (currently set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. The nature of the effect could be changed to positive if a requirement to provide open space on the sites is included in the allocation policy wording.  Development at the following sites would lead to the loss of open space: 2572; 2569; and 2571. Development at 2569 would result in the loss of all the allotment open space in the settlement and development at 2572 would result in the loss of a large proportion of sports, park and equipped	
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<sup>4</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Bishops Waltham.

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		<p>children’s play areas which will exacerbate the shortfalls mentioned in the above paragraph and lead to major long-term negative effects.</p> <p>Bishops Waltham has a number of District level strategic Green Infrastructure (GI) Assets<sup>5</sup> including: a good public right of way network; open space for example sports and recreation ground and open space, allotments and parks (as specified in CP7); LNRs; a SSSI; Blue corridors to the East and South of the Settlement; being a gateway to the South Downs National Park; and a number of SINCs. The majority of the settlement and the sites to the south, south-east and west are located in the Durley Clays Landscape Character Area which is considered to be a significant GI Asset. A number of the sites if developed as proposed would result in the direct loss of GI assets and these include: 2572; 2569; 2571; 356; and 283. This would constitute major negative long-term effects. The majority the sites to South and East of Bishops Waltham (excluding the ones which result in the direct loss of GI) offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets mentioned above. There is also an opportunity to create a wildlife corridor to connect the sites to the South and East – please see SA Objective 11 for more details. It would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects.</p>	
<b>3</b>	<p><b>Housing</b></p> <p>To provide good quality housing for all</p>	<p>All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local</p>	++

<sup>5</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed June 2013]

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	
4	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development.  Two sites currently provide employment (852 and 1712) <sup>6</sup> although other sites provide employment through agriculture. If taken forward and redeveloped to provide housing only, given the low level of employment involved, it is likely that only minor negative effects would result from their loss.  Bishops Waltham is considered to have a good range of community facilities with 102 retail and services units <sup>7</sup> . However, the following economic issues have been identified: there is a lack of expansion opportunities in existing business; there is low tourism activity; and there is a lack of local work opportunities <sup>8</sup> . The local employment need assessment has also identified a demand for smaller start-up business units <sup>9</sup> . Further housing development alone may exacerbate these issues leading to minor negative effects in the medium and long-terms.  Development of site 1712 could provide the opportunity to improve and expand the town centre	?   -

<sup>6</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [Accessed June 2013]

<sup>7</sup> Bishops Waltham Employment Focus Group (2013) Bishops Waltham Development Requirements – Employment Report.

<sup>8</sup> Bishops Waltham Market Town Healthcheck Group (January 2010) Bishops Waltham A Medieval Market Town, A Market Town Healthcheck. Online at <http://www.bishopswalthamparishcouncil.co.uk/Docs/bwhealthreport.pdf> [Accessed June 2012]

<sup>9</sup> Bishops Waltham Employment Focus Group (2013) Bishops Waltham Development Requirements – Employment Report.



Bishops Waltham							
Sustainability Objective		Assessment of Effects					
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty					
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		<p>providing additional retail facilities and potentially new premises to support businesses as well as parking which had been identified as an issue<sup>10</sup>. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (1712, 852, 284, 2398, 2523, 2459 and 2519) to reinforce the town centre use improving its' vitality and viability and therefore the local economy.</p> <p>Distances to employment areas are discussed under SA Objective 5.</p> <p>For discussion on the development of site 283 and how it could result in minor negative effects on the local economy, please see SA Objective 1.</p>					
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>All sites (except 281, southern half of 2572, 283 and the eastern half of 2525) are within 0 – 400 m of bus stops within Bishops Waltham and the bus provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.15 pm) and Saturdays) to Winchester, Fareham, Petersfield and other villages and towns every 60 minutes. Development at any of the sites above is likely to lead to major long-term positive effects on Transport. Sites 281, 283, the southern half of 2572, and the eastern half of 2525 are within 400 – 800 m to a bus stop and are therefore also likely to realize positive effects although these will be minor in magnitude.</p> <p>In terms of access to other services and facilities including local employment, shops, healthcare and education facilities, the sites to the North, North-east and South-east are within 0 – 800 m of majority of these facilities and development at these sites would lead to positive effects on this SA Objective. In particular, sites 1712, 2523, 2459, 552 and 2519 are very close (0 – 400 m) to the town centre and if developed they would lead to major positive effects on this SA Objective. The sites to the South-west (283; 356; 357; 2569; 1879; 1877; 2554; 2390; 2520; 1968; 2570; 2521; 2522; 2571 and 2399) are between 800 and 1600 m away from the majority of services and facilities located in the</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td></td> </tr> </table>	+	--	+	
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<sup>10</sup> Bishops Waltham Market Town Healthcheck Group (January 2010) Bishops Waltham A Medieval Market Town, A Market Town Healthcheck. Online at <http://www.bishopswalthamparishcouncil.co.uk/Docs/bwhealthreport.pdf> [Accessed June 2012]

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Sustainability Objective	Assessment of Effects
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<sup>11</sup> Winchester City Council (2013) Landscape Appraisal: Bishops Waltham

<sup>12</sup> Bishops Waltham Market Town Healthcheck Group (January 2010) Bishops Waltham A Medieval Market Town, A Market Town Healthcheck. Online at <http://www.bishopswalthamparishcouncil.co.uk/Docs/bwhealthreport.pdf> [Accessed June 2012]

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	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
<b>Site Refs:</b> 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399		
6	<p><b>Health</b></p> <p>To improve the health and well being of all</p>	<p>As explained under SA Objective 2, no shortfalls have been identified with regard to the amount of Allotments<sup>13</sup> available for the community of Bishops Waltham. Any increase in development will increase the need for allotments. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480 m<sup>14</sup>) to the existing households in Bishops Waltham, if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective. Development of site 2569 would result in the loss of all the allotment land for Bishops Waltham and this will lead to major negative effects unless it can be re-provided elsewhere.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or encouraging walking to local facilities and the wider countryside which would result indirect minor positive effects on health and well being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health. The sites to South and West of Bishops Waltham offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested</p>
		<div style="display: flex; justify-content: space-around; width: 100px;"> <span style="background-color: orange; padding: 2px;">--</span> <span style="background-color: #92d050; padding: 2px;">+</span> </div>

<sup>13</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Bishops Waltham.

<sup>14</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed June 2013]

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		under the SA objective 15.	
7	<b>Water</b>  To protect, enhance and manage water resources in a sustainable way	Sites 283 and 281 fall within an area of medium to high flood risk zone (2 and/or 3) <sup>15</sup> and it is considered that development here could lead to major long-term negative effects on water. In addition, many of the sites are located on major aquifers with sites 2525, 1968, 2570, 2521, 2522, 2459, and 2523 being located on aquifers of high/ intermediate vulnerability. All the sites which are located in medium to high flood risk zones, on major aquifers with high or intermediate vulnerability and/ or in a groundwater source protection zone, are considered to have major negative effects on water. Mitigation is provided under CP17 – Flooding, Flood risk and the Water Environment which could reduce negative effects on these sites although this may be problematical and/ or expensive.  The following sites 281, 2572, 357, 356, 2569, 1879, and 1877 are not located within any of the water sensitive areas mentioned above. These sites if developed are considered to less likely to lead to significant environmental effects on water. Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17. Therefore the residual effects on water for the sites mentioned in this paragraph are considered to be neutral.	--
		0	
8	<b>Waste</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy	+

<sup>15</sup> Environment Agency (2013) Maps. Online at ([http\maps.environment-agency.gov.uk](http://maps.environment-agency.gov.uk) [accessed September 2013]

Bishops Waltham			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399			
	To ensure sustainable waste management	and Principles).	
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	+
11	<b>Biodiversity</b>	There are no International nature conservation designations on or adjacent to the development sites <sup>16</sup> . The Moors SSSI Waltham Chase Meadows SSSI and the Moors Bishops Waltham Local Nature	-
			0

<sup>16</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

Bishops Waltham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  <b>Site Refs:</b> 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399
To conserve and enhance biodiversity	<p>Reserve (LNR) are located adjacent to sites 2571 and 280 (although separated by a road with regard to the latter)<sup>17</sup>. In addition, site 2525 is adjacent the Dundry Meadows LNR and sites 284 and 281 are adjacent the Bishops Waltham Branch Line LNR<sup>18</sup>. Therefore there could be potential for negative indirect effects through noise, light and surface water pollution during the short-term (during construction) and in the long-term. Furthermore, if all sites are developed this could increase recreational pressure on these assets.</p> <p>In addition, the ecological quality of the Rivers courses around the settlement are considered to be moderate or good at present and it is not expected to require assessment in the future<sup>19</sup>. Development near to these watercourses could have the potential to negatively affect their ecological quality. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects.</p> <p>The majority of the Greenfield sites to the north and south following the river consist of unimproved damp meadows which support a species rich and diverse flora including local and rare plants.<sup>20</sup> Site 1968 is recorded in the national Inventory of Woodland and Trees as having conifers on the site. Development adjacent to these areas could result in habitat fragmentation and indirect negative effects through noise, pollution and recreational pressure leading to minor negative effects on biodiversity.</p> <p>Only one site (2398) contains BAP priority habitats including lowland meadows and deciduous woodland<sup>21</sup>. Site 356 also contains a SINC. Development on these sites would have the potential to</p>

<sup>17</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>18</sup> Ibid.

<sup>19</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

<sup>20</sup> Winchester City Council (2013) Landscape Appraisal: Bishops Waltham DRAFT

<sup>21</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		<p>permanently destroy the habitats leading to minor long-term negative effects on biodiversity. A number of sites are adjacent to SINC and these include 2571, 2569 and 2525 and development at these sites could cause indirect effects through noise, light and surface water pollution as well as increased recreational pressure. Development of these sites could also increase habitat fragmentation.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p> <p>It should be noted that if all the sites south and west of the settlement boundary were developed, there could be opportunities to create a wildlife corridor linking the SINC located on 356, Bishops Waltham Branch Line LNR, the BAP habitats on 2398 and The Moors, Bishops Waltham SSSI and LNR. There could also be an opportunity to create new habitats on 283, 2569, 1877. If the requirement to create a wildlife corridor was inserted into policy this to lead to major positive long-term effects on biodiversity.</p>	
12	Heritage	Only one site (1721) is located within the Bishops Waltham conservation area and there is also one listed building (Grade II listed Town House) present on this site which could be directly affected by	-
			0

Bishops Waltham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
To protect and enhance built and cultural heritage	<p>any proposed development on the site leading to minor negative effects<sup>22</sup>. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.</p> <p>There are 119 listed buildings within the settlement<sup>23</sup> with a few scattered around the edges. The following sites could have the potential to negatively affect the setting of listed buildings as a result of their close proximity: 2522, 2570, 2521, 283 and 280. Furthermore, a number of sites are within close proximity to the scheduled monument of Bishops Waltham Palace and associated fishponds and therefore could have a minor negative effect on its setting. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should reduce/ prevent any negative effects.</p> <p>In addition, the potential for archaeology assets are unknown at this stage although given the rich heritage of the area, the potential is likely to be high on all sites (in particular on sites closest to the centre and the scheduled monument). Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to a certain extent. Consideration should be given to developing policies to require that all development within this settlement should be subject to archaeological survey prior to development. This will provide firm mitigation to reduce and/or prevent negative effects on archaeology.</p> <p>The majority of the sites are located on the outskirts of the settlement away from the historic centre and heritage assets. Development at these sites would be unlikely to give rise to significant effects on heritage.</p>

<sup>22</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]

<sup>23</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2011]



Bishops Waltham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
<p><b>13</b>    <b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>A few of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including: 1877<sup>24</sup>; 1968; 2446, and 2459<sup>25</sup>. This could lead to major long-term negative effects on soils. Furthermore, all the sites to the north of Winchester Road and to the north and south of Coppice Hill are situated within a Eutrophic and Groundwater Nitrate Vulnerable Zone (NVZ). All the sites to the south of Winchester Road are in a Eutrophic NVZ only.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan partly under sites: 281 (southern tip only); 2572 (southern tip only); and 283<sup>26</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>A number of sites outside of the settlement boundary to the North and East of Bishops Waltham are located within the South Downs National Park (sites 2525, 2522 and 2571)<sup>27</sup>. Development here could be detrimental to the purposes of the National Park if developed as proposed which could lead to major long-term negative effects.</p> <p>The majority of the sites are located on Greenfield land outside of the settlement boundary and</p>

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<sup>24</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed June 2013].

<sup>25</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [Accessed June 2013]

<sup>26</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#). [Accessed Aug 2013]

<sup>27</sup> Natural England (2009) South Downs national Park Designation Confirmation. Online at [http://www.naturalengland.org.uk/Images/map-46\\_tcm6-14912.pdf](http://www.naturalengland.org.uk/Images/map-46_tcm6-14912.pdf) [Accessed June 2013]

Bishops Waltham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
	<p><b>Site Refs:</b> 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399</p> <p>development on this land could be detrimental to Bishops Waltham's' landscape character areas of Durley Claylands (for settlement and area to the south-east, south and west) and South Winchester Downs (are north of the settlement)<sup>28</sup>. In particular, Greenfield sites which do not adjoin the settlement boundary (for example 283 and 281) could be considered to lead greater negative effects on landscape and soils than other Greenfield sites. In addition, site 283 is considered to be the most sensitive location in terms of visual and landscape impacts as the area is an integral part of Bishops Waltham's countryside setting and it is also visually prominent from the settlement and the South Downs National Park beyond. It would be expected that development here would lead to minor negative effects unless robust mitigation (landscaping, screening) is provided.</p> <p>The sites to East and South-East (sites 2398, 2519, 280, 2571, 2522) are considered to be most sensitive to development<sup>29</sup> given that they are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites could have major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of the both Waltham Chase and Swanmore. However, the development on these sites could be reduced and more GI incorporated to blend or soften any new development in the settlement gap.</p> <p>Sites 1877, 356, 283, 2390, 2520, 2569 and 1879 contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs. This will increase the certainty of positive effects on landscape.</p>

<sup>28</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [Accessed June 2013]

<sup>29</sup> Winchester City Council (2013) Landscape Appraisal: Bishops Waltham DRAFT

Bishops Waltham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399	
		Sites 1712 and 852 are located on Brownfield land and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of Bishops Waltham. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.	
14	<b>Built Environment</b>  To secure high standards of design	All sites can partly achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision and key actions of the Bishops Waltham – A Market Town Healthcheck Report.	+
15	<b>Pollution</b>  Minimise local and global sources of pollution	<p>None of the sites are in or adjacent to an AQMA, or any known landfill sites (historic and current). However, sites 283 and 2572 are partly covered by overhead power cables which could affect the health of any potential residential occupant. To avoid these negative effects, it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.</p> <p>Also, all the sites which are located: in medium to high flood risk zones; on major aquifers with high or intermediate; and/ or in a groundwater source protection zone (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development. In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>	-

<b>Bishops Waltham</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites to the South East of Bishops Waltham and within the settlement boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment; and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution; Infrastructure (shortfalls in open space); and Health (short-term construction effects). Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – Sites 1877; 1968; 2446, and 2459 through loss of agricultural land; sites: 291 (southern tip only); 2572 (southern tip only); and 283<sup>30</sup> (presence of mineral reserves); sites 2525, 1968, 2570, 2521, 2522 and 2571 (outside of the settlement boundary and located within the South Downs National Park); sites 2398, 2519, 280, 2571, 2522 (Settlement Gap)</li> <li>■ Water – Sites 283 and 281 which fall within an area of medium to high flood risk zone and sites 2525, 1968, 2570, 2521, 2522, 2459 and 2523 which are located on major aquifers of high/intermediate vulnerability.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Building Communities – large scale development at site 283.</li> <li>■ Infrastructure - Development at the following sites would lead to the loss of open space: 2572; 2569; and 2571. In addition, a number of the sites if developed as proposed would result in the direct loss of GI assets and these include: 2572; 2569; 2571; 356; and 283.</li> <li>■ Health - Development of site 2569 would result in the loss of all the allotment land for Bishops Waltham and this will lead to major negative effects unless it can be re-provided elsewhere.</li> </ul>	

<sup>30</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#). [Accessed Aug 2013]

Bishops Waltham	
Sustainability Objective	Assessment of Effects
<p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - The Brownfield sites including sites 1712 and 852.</li> <li>■ Landscape and Soils - The Brownfield sites including sites 1712 and 852.</li> <li>■ Transport – All sites (except 281, southern half of 2572, 283 and the eastern half of 2525) are within 0 – 400 m of a bus stop. In addition, sites 1712, 2523, 2459, 552 and 2519 are very close (0 – 400 m) to the town centre.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ It would be recommended that development of any of the sites should include provision of new open space including allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ Consideration should be given to developing policies to require that all development within this settlement should be subject to archaeological survey prior to development. This will provide firm mitigation to reduce and/or prevent negative effects on archaeology.</li> <li>■ It would be recommended that specific mitigation is provided in policy wording ensure the certainty of mitigation for heritage assets and the possibility realisation of positive effects on Heritage.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to GI on and around them should be included. This would increase the certainty of positive effects on Infrastructure.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If sites 1877, 356, 283, 2390, 2520, 2569 and 1879 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders. This will increase the certainty of positive effects on landscape.</li> <li>■ For sites 283 and 2572, to avoid negative effects resulting from the presence of overhead power cables, it would be recommended that</li> </ul>	

Bishops Waltham	
Sustainability Objective	Assessment of Effects
any new development should avoid these cables and an appropriate bufferzone be put in place.	

Colden Common					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401					
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>				
	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 888, part of 2499 and 275 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Sites 1874, 1870 and 275 are adjacent to the National Park. LPP1 Policy MRTA2 requires that development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MRTA2 with the requirement that development will need to be an appropriate scale and design. There is also the potential for the provision of suitable buffers and green infrastructure that would help to minimise negative effects. Potential for a minor long-term negative effect as a result of development at these 3 sites.</p> <p>All sites have the potential to be developed to meet the requirements of Policy MRTA2.</p> <p>It has been identified that Colden Common has a limited range of facilities and requires travel to other centres<sup>31</sup> and that in recent years it has not been possible for places in the Primary School to be offered to all children who live in the parish<sup>32</sup>. All sites could contribute towards funding for</p>				
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-	+				
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<sup>31</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

<sup>32</sup> Commonview Group (2012) Colden Common Village Design Statement. Online at <http://www.winchester.gov.uk/> [Accessed September 2013]

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
		<p>school expansions and most sites could provide space for additional facilities. Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities<sup>33</sup> which have good access (between 400 - 800 m) to the existing community in Colden Common leading to minor positive effects. Sites 2500, 2527, 2511 and 2498 are considered to be remote from existing community facilities (between 800 – 1600 m) leading to minor negative effects.</p> <p>Distances to services and facilities are discussed under SA Objective 5.</p>	
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>None of the sites will result in the loss of open space in Colden Common; shortfalls have been identified for most types of open space including: Equipped Children’s &amp; Young People’s Space; Informal Green Space; Natural Green Space; and Parks and Recreation Grounds (although there is only a shortage of parks)<sup>34</sup>. There are surpluses in the quantity of allotments and sports grounds. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by financial contributions towards off-site improvements. This should reduce negative effects on the SA Objective to minor negative. However, sites to the south are outside of the 650 m distance<sup>35</sup> to existing parks, sports and recreation grounds and are considered to be the least sustainable unless provision is made. The</p>	
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<sup>33</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12.

<sup>34</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Colden Common.

<sup>35</sup> Requirement of Policy CP 7 in LPP 1.



Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
		<p>nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording.</p> <p>Colden Common has a number of District level strategic Green Infrastructure (GI) Assets<sup>36</sup> including: public rights of way; SINCs; SSSI; River Itchen SAC; open space for example sports and recreation ground (as specified in CP7). Sites 2389, 2511 and 2500 which would result in the direct loss of District level GI (SINCs) if developed as proposed, leading to major negative effects on infrastructure although this could be mitigated through provision in CP 15 on site 2500 if only part of the site (north-eastern part) was developed. The majority of sites to the south, east and north adjacent to the settlement boundary could provide opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets mentioned above. It would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects.</p>	
3	<p><b>Housing</b></p> <p>To provide good quality housing for all</p>	<p>All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.</p>	++
4	<p><b>Economy and Employment</b></p>	<p>It is not known at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage.</p>	? +

<sup>36</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
	To maintain the buoyant economy and develop greater diversity that meets local needs	<p>Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development including 1874, 2561 and 275.</p> <p>Part of one site, 275, currently provide employment<sup>37</sup> and its loss would result in minor negative effects unless provision is made elsewhere.</p> <p>Development of sites within the settlement boundary would reinforce the village centre use improving it's' vitality and viability and therefore the local economy leading to minor positive effects in the long-term.</p> <p>Distances to employment areas are discussed under SA Objective 5.</p>	
5	<p><b>Transport</b></p> <p>To increase</p>	All sites (apart from site 2527) are within 0 – 400 m of bus stops leading to major positive effects. The bus also provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.30 pm) and Saturdays) to Winchester, Fareham, Eastleigh and Bishop's Waltham and other villages and towns	<p>+</p> <p>+</p> <p>--</p>

<sup>37</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/>. [Accessed September 2013]

Colden Common	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  <b>Site Refs:</b> 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401
accessibility; reduce car usage and the need to travel	<p>approximately every 60 minutes. It had been identified that there is a deficiency in the services provided given the lack of provision on a Sunday and the early evening termination of service which limits access to social and recreational facilities outside the village to those with no private transport<sup>38</sup>. Development at site 2527 may lead to minor negative effects as approximately 900 m away from the nearest bus stop.</p> <p>In terms of access to other services and facilities including local employment, shops, health and education facilities<sup>39</sup>, the majority of the sites are within 0 – 800m of these facilities and development at these sites would support this SA Objective leading to at least minor positive effects. Three other sites (2511, 2494 and 1870) are more remote than other sites to the village centre and other facilities being closer to 800 m away. Sites 2527 and 2500 are between 800 and 1600 m from services and facilities and therefore development here would lead to minor long-term negative effects.</p> <p>It is likely that development at any of the site locations, will increase traffic on these roads, in particularly during construction, leading to short and long-term minor negative effects. It has been identified that Church Lane experiences heavy traffic at peak periods<sup>40</sup> and any development along this road could increase the problem and lead to long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Mitigation is provided through policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording.</p>

<sup>38</sup> Commonview Group (2012) Colden Common Village Design Statement. Online at <http://www.winchester.gov.uk/> [Accessed September 2013]

<sup>39</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, paragraphs 4.4 and 4.5 (list of facilities), pp. 12-15.

<sup>40</sup> Commonview Group (2012) Colden Common Village Design Statement. Online at <http://www.winchester.gov.uk/> [Accessed September 2013]

Colden Common					
Sustainability Objective		Assessment of Effects			
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty			
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401			
		Off-road residential parking has been identified as an issue in the village, in the Square <sup>41</sup> . Any development may worsen parking problems by bringing additional people into the area leading to permanent minor negative effects. Again, mitigation is provided to a certain extent by policy CP10.			
6	<p><b>Health</b></p> <p>To improve the health and well-being of all</p>	<p>As explained under SA Objective 2, there is a small surplus in the quantity of allotments and sports grounds. However, most sites could provide the opportunity to provide additional open space land to address the new demand from any additional development proposed. Greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480m<sup>42</sup>) to the existing households in Colden Common if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or encouraging walking to local facilities and the wider countryside which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could</p>	<table border="1"> <tr> <td>-</td> <td>+</td> </tr> </table>	-	+
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<sup>41</sup> Ibid.

<sup>42</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
		<p>encourage the community to exercise more will have long-term minor positive effects on health. All sites could provide the opportunity to do this.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15 with regard to appropriate phasing and an Environmental Management Plan.</p>	
7	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p>	<p>None of the sites fall within an area of medium to high flood risk zone (2 and/or 3)<sup>43</sup>. The following water sensitive areas have been found on the sites (source: Environment agency, 2013):</p> <ul style="list-style-type: none"> <li>■ Sites 1874, 1870, 2494, and 2497 are located within a groundwater source protection zone 1.</li> <li>■ Part of site 1874 is located within a groundwater safeguarded zone.</li> <li>■ Site 1870 is located on a major aquifer which is considered to be of intermediate vulnerability.</li> <li>■ All sites within the settlement boundary (except for 2501, 2503 and 2502) and one adjacent (2401) are situated on a minor aquifer which is of high vulnerability.</li> <li>■ Sites 2494 and part of 2497 are situated on a major aquifer which is considered to be of high vulnerability.</li> <li>■ Site 1874 is located partly on a minor aquifer of high vulnerability and partly on a minor aquifer which is of low vulnerability.</li> <li>■ Sites to the east of Main Road are located on a major aquifer which is of low vulnerability.</li> <li>■ Moreover, all sites are expected to generate short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas although the mitigation provided by CP17 is considered to reduce these negative effects.</li> </ul>	--
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<sup>43</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed May 2013]

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
		As a result, it is considered that development on the sites mentioned above could lead to minor long-term negative effects on water and in some cases where sites are located on major or minor aquifers with high/ intermediate vulnerability, on groundwater source protection zones and/ or groundwater safeguarded zones, the effects of development would be considered to be major.  Development on the sites to south of Church Lane and west of Main Road are considered less likely to lead to significant environmental effects on water.	
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero	+

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
	To promote the sustainable design and construction of buildings and places	Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	
11	<b>Biodiversity</b>  To conserve and enhance biodiversity	<p>There are no International or national nature conservation designations on the development sites<sup>44</sup>. Site 1870 is within 150 m of the River Itchen SSSI and SAC although it is separated from the nature conservation designation by a main road and therefore any indirect negative effects are not considered to be significant. In addition, the ecological quality of the River Itchen to the west of the settlement is considered to be poor at present and the quality is not expected to change in the future<sup>45</sup>. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects resulting from development but there could be opportunities for new development to improve the water quality of the Itchen.</p> <p>Sites 2500, 2511, 2497 and 2389 partly contain BAP priority habitats including: deciduous woodland and lowland meadows<sup>46</sup>. Sites 2389, 2511 and 2500 also contain SINC designations. Development on these sites would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. Moreover if all the sites mentioned above were developed, this could lead to major negative cumulative effects on biodiversity. The sites could be reduced to exclude the BAP priority habitats or the SINCS and there is a requirement under CP16 for these can be retained, protected and enhanced but there still could be indirect effects through noise, light and surface water pollution as well as increased recreational pressure. Development of these sites could also increase habitat fragmentation. Overall, the residual effects including existing</p>	
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<sup>44</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed May 2013].

<sup>45</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

<sup>46</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed May 2013].

Colden Common				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401		
		<p>mitigation are considered to be minor negative.</p> <p>Opportunities exist for sites 1874, 1870 and 1871 to create additional priority habitats and therefore improve connectivity to biodiversity assets for the North, West and South of the existing settlement where access and habitat is limited. This could lead to minor positive effects if required by the LPP 2 Policy.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p>		
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>	<p>There are no conservation areas or scheduled monuments on or adjacent to any of the development sites<sup>47</sup>. However, there are a few listed buildings within the settlement and scattered around the outside of the settlement boundary<sup>48</sup>. The following sites could have the potential to affect the setting of listed buildings as a result of their close proximity: 1870, 2494, 2495, 275, 1871 and 2561. In addition, site 1874 is located adjacent to a non-statutory historic park/ garden and development here could potential affect the garden/park's setting. Furthermore, the potential for archaeology assets is unknown at this stage. Protection/ mitigation for all heritage assets are provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. Taking into account the mitigation provided by higher plan policies it is anticipated</p>		0

<sup>47</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed May 201]

<sup>48</sup> Ibid.



Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
		that the effects on heritage will be neutral. If taken forward, specific requirements to enhance heritage features could be put in place for sites 1870, 2494, 2495, 275, 1871, 2561 and 1874 which either contain or are in close proximity to heritage assets and this would lead to positive effects on the Heritage.	
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	<p>A number of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including: 1874; 2389; 1870; 1871; 2401; and 275<sup>49</sup>. This could lead to major long-term negative effects on soils. All the sites are located in a Eutrophic Nitrate Vulnerable Zone (NVZ) with all the sites south and south-east of Brambridge and Church Lane also being located within a groundwater NVZ leading to minor negative effects.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under site 1874 and under part of site 1870<sup>50</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>A number of the sites are located on Greenfield land outside of the settlement boundary (including 1870, 1871, 2561, 2389, 2527, 1874, 2494, 275, 2511, 2498 and 2500) and development on this land could be detrimental to Colden Common's landscape character areas of: South</p>	--
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<sup>49</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>50</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#). [Accessed Aug 2013]

Colden Common	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
	<p>Winchester Downs (area to the east); Durley Clays (south); and Lower Itchen Valley (north and west)<sup>51</sup>. In particular, Greenfield sites which do not adjoin the settlement boundary (for example 2500 and 2498) could be considered to lead to greater negative effects on landscape and soils than other Greenfield sites, in terms of their impact on the character of the local landscape and the impact of the character of the settlement itself. It is considered that development on these sites would result in major negative effects on landscape. It should also be noted that some of these sites (1874, 1870 and 275) are also adjacent to the National Park. LPP1 Policy MRTA2 requires that development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MTRA2 with the requirement that development will need to be an appropriate scale and design. There is also the potential for the provision of suitable buffers and green infrastructure that would help to minimise negative effects and ensure that a gap remains.</p> <p>A few sites including 2401 and 1874, contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs.</p> <p>The Brownfield sites within or partly within the settlement boundary (parts of 2499 and 888) are considered to be less sensitive than other locations in terms of impact on the setting of Colden Common. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p>

<sup>51</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape--countryside/landscape-character-assessment/> [Accessed September 2013]

Colden Common			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500, 2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401	
14	<b>Built Environment</b>  To secure high standards of design	All sites can achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and guidance provided in the Colden Common Village Design Statement (VDS) (2012). However, although not in the guidance, it was noted in the supporting text of the VDS that local residents valued the fact that the village boundary is to the west of Main Road and is screened by trees and hedges, which enhances the rural aspect of the village. Development to the east of this road may harm what the villager’s value.  Please refer to SA Objective 1 – for discussion of crime and safety and design.	+
15	<b>Pollution</b>  Minimise local and global sources of pollution	None of the sites are in or adjacent to an AQMA; any known landfill sites (historic and current); or are covered or partly covered by overhead power cables. Also, all the sites which are located in water sensitive areas (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.  In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites.  Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within any policy wording.	-
<b>Summary of Key Negative and Positive Effects for Sustainable Development:</b>			
The assessment has found that the sites within or immediately adjacent to Colden Common’s boundary are likely to progress the majority of the SA Objectives. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate change; Sustainable Construction; Built Environment; and Health (opportunity to provide good quality housing). Minor negative effects have			

<b>Colden Common</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p>generally been found for each site with regard to the SA Objectives of: Pollution; Health; and Water. Neutral effects were identified for the SA Objectives of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.</p> <p>Uncertainty of effects exists with the majority of sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. It was considered that the sites within the Settlement boundary may however; support the vitality and viability of the village centre better than sites outside.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – sites 1870, 1871, 2561, 2389, 2527, 1874, 2494, 275, 2511, 2498 and 2500.</li> <li>■ Water – all sites except for 2501, 2503 and 2502 are located on one or more of the following and as a result are considered to have major negative effects on water: on major or minor aquifers with high/ intermediate vulnerability; on groundwater source protection zones; and or groundwater safeguarded zones.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Infrastructure – sites 2389 and 2511 could result in the direct loss of Green Infrastructure assets where mitigation is likely to be difficult.</li> <li>■ Biodiversity – if sites 2500, 2511, 2497 and 2389 are taken forward there could be a major cumulative effect in the long-term through habitat loss (BAP and/or SINC) and habitat fragmentation.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Transport – all sites except for 2527 in terms of access to bus stops.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Building Communities – sites: 888, part of 2499 and 275.</li> </ul>	

Colden Common	
Sustainability Objective	Assessment of Effects
<ul style="list-style-type: none"> <li>■ Landscape and Soils – sites 888 and part of 2499.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ With regard to the SA Objective of Infrastructure and within the Green Infrastructure, negative effects identified could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording. This could also lead to further positive effects on Health.</li> <li>■ The majority of sites to the south, east and north adjacent to the settlement boundary could provide opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets identified in or around the settlement.</li> <li>■ In addition, it would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure.</li> <li>■ Opportunities exist for sites 1874, 1870 and 1871 if they are taken forward, to create additional priority habitats and therefore improve connectivity to biodiversity assets for the North, West and South of the existing settlement where access and habitat is limited. This could lead to minor positive effects.</li> <li>■ If sites 2401 and 1874 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders. This will increase the certainty of positive effects on landscape.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If taken forward, specific requirements to enhance heritage features could be put in place for sites 1870, 2494, 2495, 275, 1871, 2561 and 1874 which either contain or are in close proximity to heritage assets and this would lead to positive effects on the Heritage.</li> </ul>	

Denmead					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 301, 312,1841, 2004, 378, 310, 311, 2003, 2018, 1835, 2469, 367, 313, 1783, 2054, 958, 2425, 362, 2565, 1776, 2493, 1878, 475, 2512, 302, 2526, 2455, and 2496					
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>				
	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 2003, 2054, and 1783 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects as they are likely to contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policies MTRA1 and MRTA2 are applicable to the sites at Denmead. The sites to the East and one in the south of Denmead (301, 312, 1841, 2004, 378 and 2018) are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites is unlikely to support MRTA2 which requires that Development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MTRA2 with the requirement that development will need to be an appropriate scale and design although it is considered that development of these sites would lead to minor negative effects.</p> <p>In addition, Denmead has a Village Design Statement (VDS) which was adopted in 2007 and the sites as identified above for the same reasons as identified above would find it difficult to meet the guideline 1 which also seeks to protect the gap between Denmead and Waterlooville. Also the sites with SINC designations (1841, 302, 1776, 2493 and 2565) would not support guideline 35 if developed. Therefore development on the sites mentioned above would not support this SA objective and constitute minor long-term negative effects.</p> <p>Most sites could provide space for facilities for social interaction leading to minor long-term positive effects on communities. The sites which are closest (0 - 800m) to the existing centre of Denmead and the majority of its community facilities are sites: 2054, 1783, 367, 313, 2469, 958 and</p>				
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	<p>1878. Greater opportunities exist for these sites to provide facilities which would be easily accessible (0 - 800m) to the existing community in Denmead. This could increase the positive effects to major. The sites that are further away from the existing community of Denmead (for example 2018 and eastern half of 301) could be at risk of being too remote (over 1600 m), lacking proper access to existing community facilities and assets, with the resulting new residents feeling isolated from the Denmead community. Development here is likely to result in major negative effects and it is considered that mitigation would be difficult to implement.</p> <p>Distances to services are discussed under SA Objective 5.</p>				
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>				
	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>None of the sites identified will result in the loss of open space In Denmead apart from part of site 378 which covers an area of land reserved for new facilities under policy RT5 of the Local Plan Review (2006); shortfalls have been identified for open space with regard to: Allotments. Equipped Children’s &amp; Young People’s Space, Informal Green Space and Parks, Sports and Recreation Grounds Parks, Sports and Recreation Grounds<sup>52</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. The following sites do not have access to the specified standard (650m) for Parks, Sports and Recreation Grounds and these include 301, 312, 1841, 2004, 378, 311, 2512, 302, 2526, 2455, 2496, and 2018. CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (currently set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by</p>				
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<sup>52</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Denmead.

Denmead			
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		<p>financial contributions towards offsite improvements. This should reduce negative effects to minor. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording. Conversely, the sites adjoining the settlement boundary to the South West, West and within the settlement boundary of Denmead have good access to all existing open space within Denmead and could easily provide additional open space which would also be accessible (meeting most standards set in Policy CP7 ) to the existing Denmead community. This would lead to major positive long-term effects.</p> <p>Denmead has a number of District level strategic Green Infrastructure (GI) Assets<sup>53</sup> including: the Wayfarers Walk public right of way; informal green space for example a golf course and open space (as specified in CP7); 17 SINC's; and public access land in the form of Creech Wood<sup>54</sup>. Creech Wood is also Identified as a GI asset by the Green Infrastructure Strategy for PUSH (June 2010). There are a number of sites (1841, 302, 1776, 2493 and 2565) which would result in the loss of District level GI (SINC's) if developed as proposed, leading to major negative effects on infrastructure. The sites to the south of Denmead offer greater opportunities to enhance GI and access to GI given their close proximity to all the District level strategic GI assets mentioned above. It would be recommended that for all the sites specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects.</p>	
3	Housing	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA	++

<sup>53</sup>District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

<sup>54</sup>Enfusion and Winchester City Council (May 2010) Winchester City Council Local development Framework Green infrastructure (GI) study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]



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	To provide good quality housing for all	Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	
4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development including 2512, 2425, 378, 2004 and 301.</p> <p>The centre of the village is located to the north of the village on Hambledon Road. This is where the majority of the shops and services are located in Denmead. Development of sites 367 and 1783 could provide the opportunity to improve and expand the village centre providing additional retail facilities and potentially new premises to support small businesses. The sites adjoining the settlement boundary to the South, West and North are close to the town centre and their development would reinforce the town centre use improving its' vitality and viability and therefore the local economy leading to minor positive long-term effects. Development of sites in particular to the East, given their proximity to Waterlooville, may result in the community using the facilities there instead of Denmead.</p> <p>Three of the sites currently provide employment (312, 311 and 2003) although given the level of employment on sites 312 and 311 there are likely to be only minor negative effects from their loss. The loss of the employment on site 2003 would be more large scale and would therefore have major negative effect unless provision can be made elsewhere or through re-development of the site.</p>	
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Denmead								
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		<p>The majority of the workforce identified to be living in Denmead commute outside of the village into other areas to work (79.2%)<sup>55</sup> and therefore any site which could increase the employment in the area would lead to major positive effects.</p> <p>Distances to employment areas within the settlement are discussed under SA Objective 5.</p>						
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>The majority of the sites are within walking distance (0 - 800m) of bus stops within Denmead and the bus provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.15 pm) and Saturdays) to Waterlooville and Portsmouth every 20 minutes from the Green and very hour from Forest Road. The following sites are within 400m of a bus stop and would lead to major positive effects in the medium and long-terms if taken forward: 1783; 367; 378; 310; 311; 2003; 2425; 362; 1878; 2493; 1776; 1878; 2565; 2512; 302; 2526; 2455; 2496; 3469 and 1835. Sites 313, 1841, 301 (western half) and 312 are within 400 – 800 m of a bus stop and therefore the nature of the effect would be reduced to minor positive. The Eastern half of site 301 is between 800 – 1600m from the nearest bus stop and therefore it is considered to have minor negative effects on this SA Objective. Site 2018 would be considered to lead to major negative effects on this SA Objective as it is over 1600 m from a bus stop.</p> <p>In terms of access to other services and facilities including local employment, shops, healthcare and education facilities, the sites adjoining the settlement boundary to the South, West and North are within 0 - 800 m. In particular, sites 2054, 1783 and 367 could lead to major positive effects on this SA Objective as they are within 400 m of the existing facilities.</p> <p>The sites to the East and North-East, and 301 (western half) 302, 2526, 2455 and 2496 are between 800 and 1600 m to the existing facilities and therefore are considered to lead to minor negative</p>		<table border="1"> <tr> <td style="background-color: #008000; color: white; text-align: center;">+</td> <td style="background-color: #ffa500; color: white; text-align: center;">--</td> </tr> <tr> <td style="background-color: #008000; color: white; text-align: center;">+</td> <td></td> </tr> </table>	+	--	+	
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<sup>55</sup>MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

Denmead	
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	<p>effects on this SA Objective. The Eastern half of 301 and site 2018 are over 1600 m from the majority of existing facilities and mitigation could be difficult to implement and therefore they are considered likely to have major negative effects of this SA Objective.</p> <p>Denmead is characterised by a low lying undulating landscape and therefore typography of the land is not considered to be an issue with regard to access.</p> <p>According to the Denmead VDS (2007) commuters cut through Denmead en-route to Hambledon and beyond (e.g. Winchester), Fareham and Portchester to avoid the bottle necks at Waterlooville and the A27/M27 North of Portsmouth. There is heavy traffic at peak hours on Hambledon Road, Forest Road, Southwick Road, Anmore Road, Furzeley Road &amp; Newlands Lane and to a lesser extent Closewood Road<sup>56</sup>. It is likely that development at any of the site locations will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording. In addition, mitigation is provided by policy CP10 – Transport which seeks to encourage the use of non-car modes, particularly walking and cycling.</p> <p>Currently, there are no cycle ways in Denmead but development of the sites to the south adjoining the settlement boundary could provide a greater opportunity to develop a cycleway which could connect Denmead with Waterlooville. Development of the sites to the south together could help make the creation of a sustainable transport system more viable and provide opportunities to enhance and improve access GI assets in close proximity to these sites (please see SA Objective 2 for more details) , in particular, Creech Woods .</p>

<sup>56</sup>Denmead Community (Adopted 2007) Denmead Village Design Statement. Online at [www.winchester.gov.uk/assets](http://www.winchester.gov.uk/assets) [accessed September 2013]

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6	<p><b>Health</b></p> <p>To improve the health and well-being of all</p>	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments<sup>57</sup> available for the community of Denmead. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have minor negative effects on health. However, most sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Again greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480m<sup>58</sup>) to the existing households in Denmead if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All of sites have the potential to provide good quality housing, and/ or additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health. The sites to the south of Denmead offer greater opportunities to enhance GI and access to GI given their close proximity to all the District level strategic GI assets mentioned above.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.</p>		
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<sup>57</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Denmead.

<sup>58</sup>Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

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	Distances to health services are discussed under SA Objective 5.
7	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p> <p>There are a number of sites, mainly to the North, East and West of Denmead, which fall either within or partly with medium to high flood risk zone (2 and/or 3) and/ or are located or partly in groundwater protection zones<sup>59</sup>. In addition 2 (313 and 2469) are located on a major aquifer with intermediate vulnerability<sup>60</sup>. It is considered that development of these sites could lead to major long-term negative effects on water both ground and surface water. Mitigation is provided under CP17 – Flooding, Flood risk and the Water Environment which could reduce negative effects to minor although this may be problematical and/ or expensive.</p> <p>The following sites 310, 311, 2003, 2425 and 362 are not located within Flood zones 2 or 3 or groundwater protection zones. They are located on major aquifers but their vulnerability is considered to be low. These sites if developed are considered to less likely to lead to significant environmental effects on water. Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17. Therefore the residual effects on water for the sites mentioned in this paragraph are considered to be neutral.</p>
8	<p><b>Waste</b></p> <p>Not applicable at the site level as all sites can achieve this objective through meeting the</p>

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<sup>59</sup>Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

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	To ensure sustainable waste management	requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	+

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11	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p>		
	<p>There are no International or national nature conservation designations on or adjacent to the development sites<sup>61</sup>. Sites to the East of Denmead contain or partly contain a watercourse which could contain habitat for protected species such as water voles. In addition, the ecological quality of the watercourse to the East is considered to be moderate at present and it is not expected to require assessment in the future<sup>62</sup>. Development near to these watercourses could have the potential to negatively affect its ecological quality. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects.</p> <p>A number of the sites (301, 1841, 311, 2565, 1776, 2493, 302, 2496, and 2455) contain or partly contain BAP priority habitats including, floodplain grazing marsh, lowland dry acid grassland and lowland meadows<sup>63</sup>. Sites 1841, 302, 1776, 2493 and 2565 also contain or partly contain SINCS<sup>64</sup>. Development on these sites would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. Moreover if all the sites mentioned above were developed, this could lead to major negative cumulative effects on biodiversity. The sites could be reduced to exclude the BAP priority habitats or the SINCS but there still could be indirect effects through noise, light and surface water pollution as well as increased recreational pressure (given the small size of the sites). Development of these sites could also increase habitat fragmentation.</p> <p>The sites to the South of Denmead consist largely of low grade agricultural land which is considered to have limited environmental value although these are divided by key biodiversity assets such as hedgerows with the occasional mature oak tree and pond. These assets would be expected to be retained in line with the requirements of policy CP15 and CP16. These sites also</p>		
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<sup>61</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>62</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

<sup>63</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>64</sup> Winchester City Council (December 2012 updated February 2013) Winchester District Strategic Housing Land Availability Assessment Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/> [accessed September 2013]

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		<p>offer the opportunity to increase access to biodiversity through improved connections and additional links to the Creech Wood SINC adjacent the southern boundaries of the site as well as providing enhancements for SINC through reinforcing and providing additional green infrastructure. A new corridor could also be developed with the BAP habitats and SINCs to the West of Denmead. It would be recommended that if these sites were taken forward that the opportunities identified above are inserted into the site allocation policy wording to ensure that minor long-term positive effects are realized.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p>	
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>	<p>There are no conservation areas or scheduled monuments on or adjacent to the allocation sites<sup>65</sup>. There are only 4 grade II listed buildings within the settlement boundary<sup>66</sup> and it is considered unlikely that development at any of the sites proposed will affect the setting of these listed buildings. In addition, the potential for archaeology assets is unknown at this stage although it has been identified that within the parish there are bronze age burial mounds and Roman remains and there is evidence of much earlier settlement in Denmead<sup>67</sup>. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development</p>	0

<sup>65</sup>English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]

<sup>66</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

<sup>67</sup>Denmead Community (Adopted 2007) Denmead Village Design Statement. Online at [www.winchester.gov.uk/assets](http://www.winchester.gov.uk/assets) [accessed September 2013]



Denmead	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  <b>Site Refs:</b> 301, 312,1841, 2004, 378, 310, 311, 2003, 2018, 1835, 2469, 367, 313, 1783, 2054, 958, 2425, 362, 2565, 1776, 2493, 1878, 475, 2512, 302, 2526, 2455, and 2496
	Strategy and Principles. With reference to the above effects on heritage are anticipated to be neutral.
13	<p><b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p> <p>Most of the sites would not result in the loss of agricultural land grade 3a and above except for 1878, 1776 and 2493 which would result in the loss of grade 3a land leading to major long-term negative effects on soils<sup>68</sup>. Furthermore, all the sites to the North are situated with a Groundwater Nitrate Vulnerable Zone (NVZ) and the sites to the south are situated in a Eutrophic NVZ. There are no known mineral reserves under any of the sites proposed<sup>69</sup>.</p> <p>The majority of the sites are located on Greenfield land outside of the settlement boundary and development on this land could be detrimental to Denmead’s rural character and its’ landscape type of Mixed Farmland &amp; Woodland (Enclosed)<sup>70</sup>. The sites to the East and one in the south of Denmead (301, 312, 1841, 2004, 378 and 2018) are considered to have high landscape sensitivity<sup>71</sup> and are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites could have major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of the both Denmead and Waterlooville. Furthermore, Winchester’s Local Plan Part 1 has allocated land West of Waterlooville for a large development of 3000 dwellings and other supporting uses and if the sites within the settlement gap are developed as well this could lead to major cumulative negative effects on landscape.</p>

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<sup>68</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [Accessed September 2013].

<sup>69</sup>Winchester City Council (2012) Local Plan Part 1 – Proposals Map – Minerals and Waste Sites. Online at <http://www.winchester.gov.uk/planning-policy> [Accessed September 2013]

<sup>70</sup>Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape--countryside/landscape-character-assessment/> [Accessed June 2013]

<sup>71</sup>Winchester City Council (2013) Landscape Appraisal: Denmead DRAFT

Denmead			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 301, 312, 1841, 2004, 378, 310, 311, 2003, 2018, 1835, 2469, 367, 313, 1783, 2054, 958, 2425, 362, 2565, 1776, 2493, 1878, 475, 2512, 302, 2526, 2455, and 2496	
		<p>Sites 302, 2455, 1835, 2054, 2003, 378, 1776, 2493, 2565 and 2496 contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under the relevant site allocation policy to retain trees covered by TPOs.</p> <p>The following sites 2003, 2054 and 1783 are located on Brownfield land which is considered to be less sensitive than other location in terms of impact on the setting of Denmead. Development of these sites could lead to major positive effects as they are likely to contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area. In addition, the development of these sites could also have the potential to reinforce the recognised built form of Denmead, help improve both the use of space and quality of structures contained within them and enhance Denmead sense of place.</p> <p>Furthermore, although located on Greenfield land, the sites to the West could strengthen the perception of Anthill Common with Denmead as a single settlement<sup>72</sup>.</p>	
<b>14</b>	<b>Built Environment</b>	Denmead has a Village Design Statement (VDS) which was adopted in 2007 and there are a number of sites to the East and one in the south of Denmead (301, 312, 1841, 2004, 378 and 2018)	-    +

<sup>72</sup>Winchester City Council (2013) Landscape Appraisal: Denmead DRAFT

Denmead			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 301, 312,1841, 2004, 378, 310, 311, 2003, 2018, 1835, 2469, 367, 313, 1783, 2054, 958, 2425, 362, 2565, 1776, 2493, 1878, 475, 2512, 302, 2526, 2455, and 2496	
	To secure high standards of design	<p>that would find it difficult to meet the guideline 1 given that they are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Also a number of sites with SINC designations would not support guideline 35 if developed. Therefore development on these sites would not support this SA objective and lead to minor negative effects.</p> <p>It is anticipated that development on the majority of the other sites (mainly to the south and to the north of Anmore Road) could meet the guidelines for design in the VDS. All sites can achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design.</p> <p>It is understood that a neighborhood plan for Denmead is currently under development which could change the requirements of the current VDS. At present it is not at a stage to inform the SA.</p>	
15	<p><b>Pollution</b></p> <p>Minimise local and global sources of pollution</p>	<p>None of the sites are in or adjacent to an AQMA or any known landfill sites (historic and current). However, sites 302, 2512, 2526 and 301 are partly covered by overhead power cables which could affect the health of any potential residential occupant leading to minor negative effects in the long-term. To avoid these negative effects, it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.</p> <p>Also, the sites located to the North, East and West of Denmead, given their sensitive location in terms of water (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor</p>	
		-	

Denmead	
Sustainability Objective	Assessment of Effects
	short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites within and adjoining the settlement boundary to the South West, West and North are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Building Communities; Waste; Climate Change; Sustainable Construction; Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution; Landscape; and Health (lack of allotment provision and short-term construction effects). Neutral effects were identified for the majority of sites for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects. Furthermore, uncertain effects were identified for most of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b></p> <p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - 2018 and eastern half of 301 due to proximity to community facilities and the existing community of Denmead.</li> <li>■ Infrastructure – Sites 1841, 302, 1776, 2493, 2004 and 2565 which would result in the loss of District level GI (SINCs) if developed.</li> <li>■ Transport - The Eastern half of 301 and site 2018 are over 1600 m from the majority of existing service and facilities. Site 2018 is over 1600 m from the nearest bus stop.</li> <li>■ Water - All the sites (except for 310, 311, 2003, 2425 and 362) mainly to the North, East and west, are in one or more of the following: in medium to high flood risk zones and on major aquifers with high or intermediate vulnerability.</li> <li>■ Biodiversity – cumulative effects if all the following sites were taken forward: 301, 1841, 311, 2565, 1776, 2493, 302, 2496, 2455, 302, 2004 and 2565.</li> </ul>	

Denmead	
Sustainability Objective	Assessment of Effects
<ul style="list-style-type: none"> <li>■ Landscape and Soils – Major effects have been identified because they are located in a gap and/ or loss of high grade agricultural land. Sites: 1878, 1776, 2493 301, 312, 1841, 2004, 378 and 2018.</li> <li>■ Economy and Employment – Site 2003 would result in the loss of an important employment facility.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 2003, 2054, and 1783.</li> <li>■ Infrastructure - the sites adjoining the settlement boundary to the South East, East and within the settlement boundary of Denmead have good access to all existing open space.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – The following sites are within 400m of a bus stop: 1783; 367; 378; 310; 311; 2003; 2425; 362; 1878; 2493; 1776; 1878; 2565; 2512; 302; 2526; 2455; 2496; 3469 and 1835. Also sites 2054, 1783 and 367 due to their close proximity to existing services and facilities.</li> <li>■ Landscape and Soils – The Brownfield sites including 2003, 2054, and 1783.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ It would be recommended that development of any of the sites should include provision of new open space including allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to GI on and around them should be included. This would increase the certainty of positive effects on Infrastructure.</li> <li>■ The sites to the south of Denmead offer greater opportunities to enhance GI and access to GI given their close proximity to all the District level strategic GI assets in and around the settlement.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> </ul>	

Denmead	
Sustainability Objective	Assessment of Effects
	<ul style="list-style-type: none"> <li>■ If sites 302, 2455, 1835, 2054, 2003, 378, 1776, 2493, 2565 and 2496 are taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ The sites to the South of Denmead offer the opportunity to increase access to biodiversity through improved connections and additional links to the Creech Wood SINC adjacent the southern boundaries of the site as well as providing enhancements for SINC through reinforcing and providing additional green infrastructure. A new corridor could also be developed with the BAP habitats and SINCs to the West of Denmead. It would be recommended that if these sites were taken forward that the opportunities identified above are inserted into the site allocation policy wording to ensure that minor long-term positive effects are realized.</li> <li>■ Sites 302, 2512, 2526 and 301 are partly covered by overhead power cables which could affect the health of any potential residential occupant leading to minor negative effects in the long-term. To avoid these negative effects, it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.</li> </ul>

Kings Worthy					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329					
<p><b>1</b></p> <p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>All sites have the potential to be developed to meet the requirements of MTRA1 and MTRA 2. The sites outside of the settlement boundary to the south and east are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites is unlikely to support MRTA2 which requires that Development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MTRA2 with the requirement that development will need to be an appropriate scale and design although it is considered that development of these sites would lead to minor negative effects.</p> <p>The Brownfield sites including 2509, 381 and 329 (part) should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Kings Worthy is considered to have limited local facilities<sup>73</sup> and it is anticipated that any increase in development around the village could exacerbate shortfall in facilities and services. In addition,</p>				
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<sup>73</sup>MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

Kings Worthy			
Sustainability Objective		Assessment of Effects	
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
		<p>secondary school provision and day centre capacity have been identified as being potential issues<sup>74</sup>. Most sites could provide space for additional facilities, which could give rise to minor long-term positive effects on communities. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the village centre (sites 2508, 2509 and 381) to have access to existing and provide additional facilities which would be easily accessible (within 400m) to the existing community in Kings Worthy. Development at these sites could lead to major positive effects of this SA Objective.</p> <p>Site 2510 could be at risk of being too remote (over 1600 m), lacking proper access to existing community facilities and assets, with the resulting new residents feeling isolated from the existing Kings Worthy Community. Development here is likely to result in major negative effects and it is considered that mitigation would be difficult to implement.</p> <p>Distances to services are discussed under SA Objective 5.</p>	
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>Shortfalls have been identified for most types of open space including: Allotments, Equipped Children’s &amp; Young People’s Space; Informal Green Space; and Natural Green Space<sup>75</sup>. No shortfall has been identified for sports grounds. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards,</p>	-    +

<sup>74</sup>Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 201]

<sup>75</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Kings Worthy.



Kings Worthy	
Sustainability Objective	Assessment of Effects
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Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
	<p>preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce the negative effects to minor. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the allocation policy wording.</p> <p>Furthermore, site 2508 has also been identified as being used for many years for dog walking and other informal recreation; and has a well-used footpath which crosses the land although it has no official status<sup>76</sup>. If this site is developed as proposed it could lead to a loss of this informal open space leading to minor negative effects.</p> <p>Kings Worthy has a number of District level strategic Green Infrastructure (GI) Assets<sup>77</sup> including: a good public right of way network; open space for example sports and recreation ground, allotments and parks (as specified in CP7); a SSSI; a SAC; and it is a gateway to the South Downs National Park. Development of any of the sites would not result in the loss of any GI assets. There are opportunities to link and create greater access to BAP habitats/ GI assets adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites which could lead to major positive effect. In addition, development of both site 2506 and site 500 could provide opportunities to enhance and provide additional rights of way through the sites to provide greater access to the GI assets. It would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects.</p>

<sup>76</sup>Kings Worth Residents (February 2007) Kings Worthy and Abbots Worthy Village Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/kings-worthy-abbots-worthy-village-design-statement/>

<sup>77</sup>District level assets are described in: Enfusion and Winchester City Council (September 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

Kings Worthy			
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
<b>3</b>	<b>Housing</b>  To provide good quality housing for all	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	++
<b>4</b>	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through an increase in employment during construction. None of the sites proposed, if developed, would result in the loss of existing employment land. Some of the larger sites could provide mixed used development such as 500 to provide additional services and business opportunities.</p> <p>Kings Worthy and Abbots Worthy have a high proportion of working families, the majority finding employment in Winchester, the Solent conurbation, Basingstoke and London. The villages provide a limited number of job opportunities, although many self-employed people work from a home base<sup>78</sup>. Kings Worthy is also considered to have limited local facilities<sup>79</sup>. Consideration should be given to creating a policy which would encourage business related development, in addition to housing.</p> <p>Kings Worthy could be considered to not have a defined village centre other than a few services</p>	?

<sup>78</sup>Kings Worth Residents (February 2007) Kings Worthy and Abbots Worthy Village Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/kings-worthy-abbots-worthy-village-design-statement/>

<sup>79</sup>MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329					
		located on London Road within the Conservation Area. Greater opportunities exist for sites near London Road (2509, 2508 and 381) to provide additional employment and services to help create/reinforce the village centre, improving it's' vitality and viability and therefore the local economy.					
		Distances to employment areas are discussed under SA Objective 5.					
5	<b>Transport</b>  To increase accessibility; reduce car usage and the need to travel	<p>All sites are within 400 m of bus stops within Kings Worthy and as a result are likely to lead to major positive effects on this Objective. The Spring Stagecoach runs 7 days/week with reduced service on Sundays and in the evenings and during the day buses run every 20 minutes through the village<sup>80</sup>. The buses provide transport to Winchester, New Alresford and to towns and villages further afield.</p> <p>In terms of access to other services and facilities including local employment, shops, healthcare and education facilities, the sites to the South-west and South-east are within 0 – 800m of these facilities and development at these sites would support this SA objective. Development of sites 2508, 2509 and 381 are likely to lead to major positive effects given their proximity (within 400 m) of most of the existing facilities. Site 2510 is likely to lead to major negative effects on this Objective given that it is over 1600 m from the majority of the existing facilities and services provided within Kings Worthy and it would be considered to be difficult provide mitigation for this site.</p> <p>It is likely that development at any of the site locations, will increase traffic on these roads, in particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative.</p> <p>Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording. In addition,</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> </table>	+	--	+	--
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<sup>80</sup>The Kings Worthy Parish Plan Steering Group (December 2011) The Kings Worthy Parish Plan. Online at [http://www.theworthys.org.uk/OtherDocs/Parish\\_Plan\\_Report\\_Feb\\_2012.pdf](http://www.theworthys.org.uk/OtherDocs/Parish_Plan_Report_Feb_2012.pdf) [Accessed September 2013]

Kings Worthy			
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
		<p>mitigation is provided policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. Currently, there are no cycle ways in Kings Worthy but development of the sites to the south adjoining the settlement boundary could provide a greater opportunity to develop a cycleway to link up with the one in Headbourne Worthy to provide greater cycling access to Winchester. Development of sites 2506 or 500 could provide opportunities to enhance and provide additional rights of way through the sites to provide greater access to the GI assets (please see SA Objective 2 for more details).</p> <p>Off-road parking for residential use has been identified as an issue in the Village<sup>81</sup>. Any development may worsen parking problems by bringing additional people into the area leading to permanent minor negative effects. All sites have the opportunity to provide off-street parking for new dwellings and businesses and mitigation is provided to a certain extent by policy CP10.</p>	
6	<p><b>Health</b></p> <p>To improve the health</p>	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments<sup>82</sup> available for the community of Kings Worthy<sup>83</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore development at any</p>	-
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<sup>81</sup>Kings Worth Residents (February 2007) Kings Worthy and Abbots Worthy Village Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/kings-worthy-abbots-worthy-village-design-statement/>

<sup>82</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Kings Worthy.

<sup>83</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Kings Worthy.

Kings Worthy	
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and well-being of all	<p>of the sites is considered to have minor negative effects on health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites within and adjoining the settlement boundary to the south-west and south-east to improve accessibility (within 480m<sup>84</sup>) to the existing households if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and open space and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health.</p> <p>It has been identified that healthcare facilities may be at capacity<sup>85</sup> and development at any of the sites could increase demand for these services and worsen the situation leading to long-term minor negative effects (without mitigation).</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.</p>

<sup>84</sup>Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

<sup>85</sup>Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

<b>Kings Worthy</b>			
<b>Sustainability Objective</b>		<b>Assessment of Effects</b>	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		<b>Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329</b>	
<b>7</b>	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p>	<p>A very small part of site 500 falls within an area of medium to high flood risk zone (2 and/or 3)<sup>86</sup> and it would be recommended that development would not be permitted in that part. In addition, all of the sites are located: on major aquifers which are all considered to be of high vulnerability and in groundwater source protection zones with sites 364, 365 and 2508 in zone 1, sites 2510, 329, part of 2506, 381 and 2509 in zone 2 and parts of site 500 being located in both zones 1 and 2. Short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas. All the sites, if developed, are considered to lead to major negative effects on water with development on sites 364, 365 and 2508 being of particularly high sensitivity. Mitigation is provided under CP17 – Flooding, Flood risk and the Water Environment which could reduce negative effects on these sites although this may be problematical and/ or expensive.</p>	--
<b>8</b>	<p><b>Waste</b></p> <p>To ensure sustainable waste management</p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).</p>	+
<b>9</b>	<p><b>Climate Change</b></p> <p>To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy</p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development; DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy.</p>	+

<sup>86</sup>Environment Agency (2013) Maps. Online at ([http\maps.environment-agency.gov.uk](http://maps.environment-agency.gov.uk)) [accessed September 2013]

Kings Worthy					
Sustainability Objective		Assessment of Effects			
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329			
<b>10</b>	<p><b>Sustainable Construction</b></p> <p>To promote the sustainable design and construction of buildings and places</p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).</p>		+	
<b>11</b>	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p>	<p>There are no International, national or local nature conservation designations on or adjacent to any of the development sites<sup>87</sup>.</p> <p>Sites 329 and 2508 contain or partly contain BAP priority habitat of deciduous woodland<sup>88</sup>. Development on these sites would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. Development of these sites could also increase habitat fragmentation. However, site 329 covers existing housing/gardens and it is recommended that a survey should be undertaken to determine the continued presence of BAP habitat. There are opportunities to link and create greater access to BAP habitats adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided</p>		-	0

<sup>87</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>88</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

Kings Worthy			
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
		by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.	
12	<b>Heritage</b>  To protect and enhance built and cultural heritage	Only one site (381) is located within the Kings Worthy conservation area with sites 2508 adjacent to it and site 365 is adjacent to the Abbots Worthy Conservation Area. Sites 381 and 2508 are also located within a County designated historic park. The development of these sites could have the potential to affect the character and appearance of the conservation area if developed <sup>89</sup> . In addition, sites 2508 and 365 have the potential to affect the settings of listed buildings adjacent to their boundaries if developed <sup>90</sup> . Any new development on these sites could erode the historic character of the area leading to long-term minor negative effects. Furthermore, the potential for archaeology assets on all other sites is unknown at this stage although given the rich heritage of the area, the potential is likely to be high on all sites (in particular on sites closest to the centre and the scheduled monument). Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.  The northern part of site 500 is designated as a scheduled monument and it would be recommended that this part of the site is removed from the development otherwise this would present an absolute constraint. Given the presence of the scheduled monument on this site it is likely that there will be archaeology present on other parts of the site and potentially on sites 2506 and the undeveloped part of 329. It would be recommended that it should be a requirement of the site allocation policy for sites 500, 2506 and 329 to include the need to carry out an archaeological investigation prior to development.	0
			x

<sup>89</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2011]

<sup>90</sup>English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]



Kings Worthy				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329		
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	A few of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including 365, 364, 500 and 2508 <sup>91</sup> . This could lead to major long-term negative effects on soils. Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable Zone (NVZ). There are no known mineral reserves under any of the sites proposed <sup>92</sup> .  The majority of the sites are located on Greenfield land outside of the settlement boundary except for sites 381, 2509 and part of 329. Development on greenfield land could be detrimental to Kings Worthy's' landscape character areas of North Itchen Downs (for areas to the east and north-east), Wonston Downs (areas to the west and north) and Upper Itchen Valley (areas to south) <sup>93</sup> . In addition, the sites outside of the settlement boundary to the south and east are considered to be highly sensitive to development <sup>94</sup> and are within a settlement gap as defined by policy CP18 of the Local Plan Part 1 and that they may damage important views in and across Kings Worthy <sup>95</sup> . Development of these sites could have major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of the Kings Worthy and Abbots Worthy.	--	+

<sup>91</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>92</sup>Winchester City Council (2012) Local Plan Part 1 – Proposals Map – Minerals and Waste Sites. Online at <http://www.winchester.gov.uk/planning-policy> [Accessed September 2013]

<sup>93</sup>Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [Accessed September 2013]

<sup>94</sup>Winchester City Council (2013) Landscape Appraisal: Kings Worthy DRAFT

<sup>95</sup>Kings Worth Residents (February 2007) Kings Worthy and Abbots Worthy Village Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/kings-worthy-abbots-worthy-village-design-statement/>

Kings Worthy			
Sustainability Objective		Assessment of Effects	
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		Site Refs: 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
		<p>Sites 2508, 500 and 329 contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs.</p> <p>Sites 2509, 381 and part of 329 are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of Kings Worthy. Development of these sites could lead to major positive effects as they are likely to contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p>	
14	<p><b>Built Environment</b></p> <p>To secure high standards of design</p>	<p>The following sets out the sites which if developed as proposed would not meet the guidelines set out in the Kings Worthy and Abbots Worthy Village Design Statement (VDS) and lead to minor negative effects:</p> <ul style="list-style-type: none"> <li>■ Development of sites 2510, 364 and 365 could potential affect important views in and across Kings Worthy<sup>96</sup> and therefore not meet the requirements of D2.</li> <li>■ Site 2508 and the edges of site 365 have been identified as housing important vegetation. Development at these sites could remove vegetation unless mitigation is put in place to protect it and therefore not meet the requirements of D7.</li> </ul> <p>With the exception of the above, it is expected that all the guidelines set out in the VDS can be met by development at the majority of sites.</p> <p>All sites can partly achieve this SA objective through meeting the requirements set out in the Local</p>	
		-	+

<sup>96</sup>Kings Worth Residents (February 2007) Kings Worthy and Abbots Worthy Village Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/kings-worthy-abbots-worthy-village-design-statement/> [Accessed September 2013]

<b>Kings Worthy</b>			
<b>Sustainability Objective</b>		<b>Assessment of Effects</b>	
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		<b>Site Refs:</b> 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329	
		Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision.	
<b>15</b>	<b>Pollution</b>  Minimise local and global sources of pollution	<p>None of the sites are in or adjacent to an AQMA or overhead power cables. All the sites are located in water sensitive areas, in particular, sites 364, 365 and 2508 (see SA Objective No. 7) and therefore these sites are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. However, sites 500 and 2506 are adjacent to a historic landfill site and therefore there could be a higher chance of encountering contaminants.</p> <p>Sites 500 and 2506 are adjacent to the main railway line and the A34 therefore there could be potential noise issues negatively affecting new residential development. It would be recommended that part of the sites to the west next to the railway line is set aside for GI which will benefit infrastructure and biodiversity as well as providing mitigation for noise.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>	-
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites located in the southern half of Kings Worthy and sites within the settlement boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design); and Health (opportunity</p>			

<b>Kings Worthy</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p>to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution; and Health (lack of allotment provision, healthcare facilities and short-term construction effects). Neutral effects were identified for the majority of sites (except for 500) for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects. Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b></p> <p>The northern part of site 500 is designated as a scheduled monument and this would present an absolute constraint unless it is excluded from the development.</p> <p>Major negative effects have been identified for the following SA Objectives: Building Communities – Site 2510 given its remoteness from the existing community facilities.</p> <ul style="list-style-type: none"> <li>■ Water - All the sites as they are located in one or more of the following: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone.</li> <li>■ Landscape and Soils – Major effects have been identified because they are located within a settlement Gap and/ or loss of high grade agricultural land. Sites: outside of the settlement boundary to the south and east including 365, 364, 500 and 2508.</li> <li>■ Transport – cumulative effects if all sites are taken forward.</li> </ul> <p><b>Key Positive Effects:</b></p> <p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – Sites 381, 2508, 2509 and part of 329.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites in terms of access to public transport and sites 381, 2508 and 2509 due to proximity to existing service and facilities.</li> </ul>	

Kings Worthy	
Sustainability Objective	Assessment of Effects
<ul style="list-style-type: none"> <li>■ Landscape and Soils – The Brownfield sites: 2509, 381 and part of 329</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ A very small part of site 500 falls within an area of medium to high flood risk zone and it would be recommended that development would not be permitted in that part if the site is taken forward.</li> <li>■ There are opportunities to link and create greater access to BAP habitats/ GI assets adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites which could lead to major positive effect. In addition, development of both site 2506 and site 500 could provide opportunities to enhance and provide additional rights of way through the sites to provide greater access to the GI assets.</li> <li>■ If sites 500 and 2506 are taken forward, it would be recommended that part of the sites to the west next to the railway line is set aside for GI which will benefit infrastructure and biodiversity as well as providing mitigation for noise.</li> <li>■ It would be recommended that development of any of the sites should include provision of new open space including allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to GI on and around them should be included. This would increase the certainty of positive effects on Infrastructure.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If sites 2508, 500 and 329 are taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ The northern part of site 500 is designated as a scheduled monument and it would be recommended that this part of the site is removed from the development if taken forward; otherwise this would present an absolute constraint.</li> <li>■ It would be recommended that it should be a requirement of the site allocation policy for sites 500, 2506 and 329 to include the need to carry out an archaeological investigation prior to development. This would prevent any negative effects.</li> <li>■ For site 329 it is recommended that a survey should be undertaken to determine the continued presence of BAP habitat.</li> </ul>	

<b>Kings Worthy</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
	<b>Site Refs:</b> 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329
<ul style="list-style-type: none"> <li>■ There are opportunities to link and create greater access to BAP habitats adjacent to sites 2506, 364, 365 and 500 through creation of new habitat on these sites which could improve the certainty of positive effects on Biodiversity.</li> </ul>	

New Alresford						
Sustainability Objective	Assessment of Effects					
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty					
Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123						
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>All sites have the potential to be developed to meet the requirements of MTRA1.</p> <p>The Brownfield sites including 2535, 2534, 2533 and 2123 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>New Alresford is considered to have a good range of community facilities with 60 retail units is considered to have a reasonable range of shops<sup>97</sup>. It is anticipated that any increase in development around the town could accommodate an increase in demand for local service and community facilities. All sites could provide space for additional facilities, which could give rise to minor long-term positive effects on communities. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (the northern half of 277, 2533, 2532, 2552, 2534, 2535, 276 and 2123) to have access to existing and could provide additional facilities which would be easily accessible (between 0 - 800 m) to the existing community in New Alresford. Development at these sites could lead to positive effects. Sites 2408, 2553 and 1927 are considered to have relatively poor access to most services and facilities (800 – 1600 m) and their development could lead to minor negative effects for this Objective.</p>				
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<sup>97</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

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		Distances to services are discussed under SA Objective 5.			
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>Shortfalls have been identified for all types of open space including: Allotments; Equipped Children’s &amp; Young People’s Space; Informal Green Space; Natural Green Space and Parks and Recreation Grounds<sup>98</sup>. These shortfalls in open space have also been identified in the New Alresford Town Council’s Recreation and Open Spaces Assessments Needs Report (2013)<sup>99</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have minor negative effects. The sports and recreation facilities are also used by the surrounding parishes including Bishops Sutton and Bighton<sup>100</sup>. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. The nature of the effect could be changed to positive if a requirement to provide open space on the sites is</p>	<table border="1"> <tr> <td>--</td> <td>+</td> </tr> </table>	--	+
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<sup>98</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: New Alresford.

<sup>99</sup> New Alresford Town Council (May 2013) Needs Assessment Group on Recreation and Open Space in Alresford Report. Online at [http://www.newalresfordtc.org.uk/pdf/~\\$eds%20-%20Open%20Spaces%20and%20Recreation%20Report%20V2.0%20\(4\).pdf](http://www.newalresfordtc.org.uk/pdf/~$eds%20-%20Open%20Spaces%20and%20Recreation%20Report%20V2.0%20(4).pdf) [Accessed September 2013]

<sup>100</sup> Winchester City Council (2013/14) Winchester District Open Space Strategy. Online at <http://www.winchester.gov.uk/planning/open-space-development/open-space-strategy-2013-14/> [Accessed September 2013]



New Alresford				
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		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123		
		<p>included in the relevant site allocation policy wording.</p> <p>The Winchester district Open Space Strategy (2013/14) identified a need for a new rugby pitch in New Alresford to serve not only the town but the outlying parishes as well and the site that has been bought and allocated in the Local Plan is site 2552. Unless an alternative can be found, development of this site for new housing and/ or employment would lead to major negative effects on infrastructure despite the over provision of sports ground in the town.</p> <p>New Alresford has a number of District level strategic Green Infrastructure (GI) Assets<sup>101</sup> including: a good public right of way network; open space for example sports and recreation ground and open space, allotments and parks (as specified in CP7); a SSSI; an SAC; Blue corridors to the North and West of the Settlement; being a gateway to the South Downs National Park; and a number of SINC's to the south of the settlement. Development at any of the sites would not result in the loss of any District level GI assets. The majority the sites except for 2532, 2408 and 2553, offer good opportunities to enhance existing GI Assets (as required by Policy 15) given their close proximity which could lead to minor positive effects. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects.</p>		
<b>3</b>	<b>Housing</b>  To provide good quality housing for all	<p>All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and</p>		<b>++</b>

<sup>101</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

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	Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123				
	Principles.				
4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development such as 277 and 1927 to provide additional services and business opportunities which are lacking in the south of the settlement.</p> <p>Four of the sites currently provide employment (1966, 2123, 2534 &amp; 2535) although given the level of employment on sites 1966 and 2123 there are likely to be only minor negative effects from their loss. A mix of offices (B1a), light industrial (B1c) and general industrial B2 (uses include accountants, specialist manufacturing, metal plating, agricultural engineers, specialist motor-vehicle services, marketing services and so on) are provided on sites 2534 and 2535. The loss of employment at these sites is therefore considered to be of more significance and has the potential for a major negative effects unless provision can be made elsewhere.</p> <p>New Alresford is considered to have a good range of community facilities and with 60 retail units is considered to have a reasonable range of shops<sup>102</sup>. However, the following economic challenges have been identified: attracting tourism; supporting the mix of small independent businesses and retailers; and encouraging a wide variety of new enterprises<sup>103</sup>. Policies MTRA1, MTRA2 and CP8 will help address the issues identified. In addition, the Needs Assessment Group on Employment and</p>	<table border="1"> <tr> <td>?</td> <td>--</td> </tr> </table>	?	--
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<sup>102</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

<sup>103</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

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		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty					
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123					
		<p>the Local Economy in Alresford have produced a report which sets out recommendations to ensure there are good opportunities for business and employment over the next 20 years and beyond<sup>104</sup>. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (the northern half of 2534, 2535 and 2123) to help implement the recommendations and also to reinforce the town centre use improving it's' vitality and viability. Development of these sites is likely to lead to minor positive effects in both the medium and long terms.</p> <p>Distances to employment areas are discussed under SA Objective 5.</p>					
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>All sites (except for 2533) are within a short walking distance (0 - 400m) of bus stops within New Alresford and the bus provides a regular service (Mondays to Fridays (approximately 6.00 am – 7.30 pm) and Sundays and Saturdays) to Winchester, Alton, Petersfield, Southampton and other villages and towns every 30-40 minutes. Development at any of the sites above is likely to lead to major long-term positive effects on Transport. Site 2533 is within 400 – 800 m to a bus stop and is therefore also likely to realize positive effects although these will be minor in magnitude.</p> <p>In terms of access to other services and facilities including local employment, shops, healthcare and education facilities, the sites to the North including the northern part of site 277 are within 0 – 800m of most these facilities and development at these sites would lead to minor positive effects this SA objective. The sites to the South and West have much poor access with the all the sites being between 800 – 1600m away from the majority of services and facilities in the town. Developing the sites to the South and West could lead to minor negative effects in the long-term for Transport.</p> <p>There may be moderate issues with access to sites 276 and 278 and development could lead to</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> </table>	+	--	+	--
+	--						
+	--						

<sup>104</sup> New Alresford Town Council (May 2013) Needs Assessment Group on Employment and the Local Economy in Alresford Full report of recommendations & evidence. Online at <http://www.newalresfordtc.org.uk/pdf/Final%20Full%20Report%20on%20Employment%20Needs.pdf> [Accessed September 2013]

New Alresford			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123	
		<p>minor negative effects.</p> <p>It is likely that development at any of the site locations will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>Parking in 2008 had been identified as an issue in the centre<sup>105</sup> and this has since been confirmed by a 2013 Report produced by New Alresford Town Council<sup>106</sup>. Any development may worsen parking problems by bringing additional people into the area leading to permanent minor negative effects. Again, mitigation is provided to a certain extent by policy CP10. Site 2123 could provide an opportunity to create additional car parking spaces which could help alleviate parking issues in the centre.</p>	
6	<p><b>Health</b></p> <p>To improve the health</p>	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments<sup>107</sup> available for the community of New Alresford<sup>108</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore is considered to have</p>	
		-	+

<sup>105</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [Accessed September 2013]

<sup>106</sup> New Alresford Town Council (May 2013) Needs Assessment Group on Infrastructure in Alresford Report. Online at <http://www.newalresfordtc.org.uk/pdf/Infrastructure%20Needs-1.pdf> [Accessed September 2013]

<sup>107</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: New Alresford.

<sup>108</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: New Alresford.

New Alresford	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123
and well-being of all	<p>minor negative effects on health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites within and adjoining the settlement boundary to the north and east to improve accessibility (within 480m<sup>109</sup>) to the existing households if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health.</p> <p>Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.</p> <p>Site 1966 is in a Radon Gas Class 3 area which could mean that it could have long-term negative effects on health unless mitigation is put in place.</p>

<sup>109</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

New Alresford			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123	
7	<b>Water</b>  To protect, enhance and manage water resources in a sustainable way	Site 276 falls partly within an area of medium to high flood risk zone (2 and/or 3) <sup>110</sup> and it is considered that development as proposed here could lead to major long-term negative effects on water. In addition, all of the sites are located on major aquifers which are considered to be of high vulnerability except for site 2532 which is considered to be of intermediate vulnerability <sup>111</sup> . Sites 2553, 1927, 1966 and part of sites 276, 2533 and 277 are also in a groundwater source protection zone (zones 1 and 2) <sup>112</sup> . All the sites which are located; in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone are considered to have major negative effects on water.  Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17.	--
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and	+

<sup>110</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

<sup>111</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

<sup>112</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

New Alresford			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123	
	To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	
<b>10</b>	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	+
<b>11</b>	<b>Biodiversity</b>  To conserve and enhance biodiversity	There are no International, national or local nature conservation designations on any of the development sites <sup>113</sup> . Sites 1927 and 2408 are directly adjacent the River Itchen SSSI/ SAC and site 2533 is adjacent to the Alresford Pond SSSI. In addition, the ecological quality of the river is considered to be moderate at present and it is not expected to require assessment in the future <sup>114</sup> . Therefore there could be potential for negative indirect effects through noise, light and surface water pollution pressure during the short-term (during construction) and in the long-term. Furthermore, if all sites are developed this could increase recreational pressure on these assets. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified.	- <span style="background-color: #0000ff; color: white; padding: 2px;">0</span>

<sup>113</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>114</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

New Alresford				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123		
		<p>Sites 2553 and 2532 contain or partly contain BAP priority habitat of deciduous woodland<sup>115</sup>. Development on these sites would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. Development of these sites could also increase habitat fragmentation.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p>		
12	Heritage  To protect and enhance built and cultural heritage	<p>Only one site (2123) is located within the New Alresford conservation area with sites 276, 2535 and 2534 located within close proximity. The development of these sites could have the potential to affect the character and appearance of the conservation area if developed<sup>116</sup>. In addition, sites 2533 and 2123 have the potential to affect listed buildings adjacent to their boundaries if developed<sup>117</sup>. Furthermore, the potential for archaeology assets are unknown at this stage although given the rich heritage of the area, the potential is likely to be high on all sites (in particular on sites closest to the centre and the scheduled monument). Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.</p>		-
				0

<sup>115</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>116</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

<sup>117</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]



New Alresford					
Sustainability Objective		Assessment of Effects			
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty			
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123			
		<p>Sites 2552 and 2532 have been designated by Hampshire County Council as part of a historic park and development on these sites would result in minor negative effects.</p> <p>If taken forward, specific requirements to enhance heritage features could be put in place for sites 276, 2535, 2533, 2123 and 2534 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.</p>			
13	<p><b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>A few of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including 277<sup>118</sup> and 1927<sup>119</sup>. This could lead to major long-term negative effects on soils. Furthermore, all of the sites are situated within a Groundwater Nitrate Vulnerable Zone (NVZ).</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under sites 276, 278, 1927 and 2408<sup>120</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>The sites which are located on Greenfield land outside of the settlement boundary include: 277; 1927; part of 2553; 2408; 2532; 278; 276 and 2552. Development on this land could be detrimental</p>		--	+

<sup>118</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>119</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [Accessed September 2013]

<sup>120</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [Accessed Aug 2013]

New Alresford	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123
	<p>to New Alresford’s landscape character areas of the Upper Itchen Valley (for areas to the north and west)) and Bramdean Woodlands (area to east and south of Sun Lane)<sup>121</sup>. Sites 277 (centre), 1927 (south looking north), 2532 (looking north) have been identified as containing or being part of important views in and across New Alresford<sup>122</sup> and any development could have a negative effect on these views.</p> <p>In addition, sites 1927, 2408, 2532, 2552, 278, and 276 contain key landscape types of parkland, river valley floor and river valley side<sup>123</sup> which may be harmed if the sites were developed. In addition, sites 278 and 2408 are considered to be sensitive to development in terms of: its’ landscape context (part of the Arle river valley floor); its character (low lying area of wetland meadow); and housing important views from Wayfarers Walk and views to Alrebury park<sup>124</sup>. Furthermore, Site 1927 is considered to be highly sensitive<sup>125</sup>. As a result, any development of the above sites could lead to minor negative effects on landscape.</p> <p>Only one site (2553) contains trees with tree preservation orders and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if this site is to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would</p>

<sup>121</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [Accessed September 2013]

<sup>122</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [Accessed September 2013]

<sup>123</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [Accessed September 2013]

<sup>124</sup> Winchester City Council (2013) Landscape Appraisal: New Alresford

<sup>125</sup> Winchester City Council (2013) Landscape Appraisal: New Alresford

New Alresford			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123	
		prevent the negative effects on landscape identified.	
		The following sites 2535, 2534 and 2123 are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of New Alresford. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.	
14	<b>Built Environment</b>  To secure high standards of design	The following sets out the sites which if developed as proposed would not meet the guidelines set out in the New Alresford Town Design Statement and lead to minor negative effects: <ul style="list-style-type: none"> <li>■ Sites 277, 1927, 2532 have been identified as containing or being part of important views in and across New Alresford<sup>126</sup> and development here could damage the views and therefore not meet the requirement in L1.</li> <li>■ Site 1927 has the St' Swithun's way cutting across the south of the site and development here could affect the views from the footpath and therefore not meet the requirement in L2.</li> </ul> With the exception of the above, it is expected that all the guidelines set out in the Town Design Statement can be met by the majority of sites.  All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision.	-
			+

<sup>126</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [Accessed September 2013]

New Alresford	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  Site Refs: 2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123
15	<p><b>Pollution</b></p> <p>Minimise local and global sources of pollution</p>
	<p>None of the sites are in or adjacent to an AQMA or overhead power cables. All the sites which are located: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and/ or in a groundwater source protection zone (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. However, sites 2535, 276 and 2534 may have potential issues with pollutants given that the Dean contains oil and grease drainage tanks - one near the old gas works and that here have also been problems with the storm drains near the river and there are underground petrol storage tanks at the bottom of West Street<sup>127</sup>.</p> <p>Sites 1966 and 277 are adjacent to the A31 and the northern part of 277 is adjacent to a railway. As a result there could be air quality and noise issues at the sites leading to minor negative effects on Pollution as well as Health. It would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out to address the negative effects.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>
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<sup>127</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [Accessed September 2013]

<b>New Alresford</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites to the East of New Alresford and within the settlement boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Green Infrastructure; Sustainable Construction; Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects); and Water. Neutral effects were identified for the majority of sites (except for 2552) for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects. Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Water - All the sites as they are located in one or more of the flowing: in medium to high flood risk zones; on major aquifers with high or intermediate vulnerability; and in a groundwater source protection zone.</li> <li>■ Landscape and Soils – Major effects have been identified because of the presence of minerals and/ or loss of high grade agricultural land. Sites: 277; 1927; 276; 278; and 2408.</li> <li>■ Economy and Employment - Development at sites 2434 and 2435 would result in the loss of mixed use employment.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites: 2535, 2534, 2533 and 2123.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> </ul>	

New Alresford	
Sustainability Objective	Assessment of Effects
<ul style="list-style-type: none"> <li>■ Transport – All sites except for 2533 in terms of access to public transport.</li> <li>■ Landscape and Soils – The Brownfield sites: 2535, 2534 and 2123.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ It would be recommended that development of any of the sites should include provision of new open space including allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to GI on and around them should be included. This would increase the certainty of positive effects on Infrastructure.</li> <li>■ For sites 1966 and 277, given that they are in close proximity to the A31 and/or a railway line, it would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out. This will address potential negative effects on Health and Pollution.</li> <li>■ To help address the identified economic challenges, consideration should be given to creating a policy which would encourage tourism and business related development, in addition to housing.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ Part of site 2552 has been designated by Hampshire County Council as a historic park and it would be recommended that the part which is covered by the historic park is excluded from the development. This would reduce the negative effects identified on Heritage.</li> <li>■ If site 2553 is taken forward, it would be recommended that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ If taken forward, specific requirements to enhance heritage features could be put in place for sites 276, 2535, 2533, 2123 and 2534 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.</li> </ul>	

Swanmore					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 2453, 1876, 2514, 2513, 2563, 2458, 2001, 2447, 2463, 2412, 340, 2464, 2505, 1751, 1836, 2482, 429, 2449, 2515, 2443, 466, 2473, 2593					
<p><b>1</b></p> <p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 2463, 1751 and 2473 (in part) should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policies MTRA1 and MRTA2 are applicable to the sites at Swanmore. The sites to the North-west, West and South outside the settlement boundary are within a settlement gap (340, 429, 2412, 2443, 2449, 2464, 2505, 2593 and 2515) as defined by policy CP18 of the Local Plan Part 1. Development of these sites would result in coalescence between the settlements Bishop’s Waltham, Waltham Chase and Shirrell Heath. All sites outside of the settlement boundary to the North of Swanmore Road, Church Road and Chapel Road are located within the South Downs National Park (sites 2453, 1876, part of 2513, 2458, 2447 (in part) and 2563). Development of these sites is unlikely to support MRTA2 which requires that Development should protect areas designated for their local, national, or international importance, such as Gaps and the South Downs National Park. Mitigation is provided to a certain extent by MTRA2 with the requirement that development will need to be an appropriate scale and design although it is considered that development of these sites would lead to minor negative effects.</p> <p>Swanmore Village Plan identified some issues with anti-social behavior (littering and loitering youths), vandalism and graffiti and noise late at night from neighbours and the pubs. A reason for</p>				
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Swanmore			
Sustainability Objective		Assessment of Effects	
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		<p>this may be partly due to a lack of facilities for young people aged between 14 and 18 years<sup>128</sup>. Development of any of the sites could increase the deficit of facilities leading to minor long-term negative effects. It would be recommended that any development should take account of the good practice guidance such as 'Safer Places: The Planning System and Crime Prevention (2004)' and that larger development should provide adequate waste facilities and where appropriate youth facilities.</p> <p>Existing services and facilities in the village are considered to be good with a number of shops, schools, pubs and community facilities such as churches and community halls<sup>129</sup>. Most sites have the potential to provide space for additional facilities in particular for young people leading to minor long-term positive effects on communities. Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities which would be easily accessible (within 800 m) to the existing community in Swanmore. Sites 2514, 2513, 1876 and 2458 are the closest to the village centre (0 to 400 m) and as a result their development could lead to major positive effects. Sites 2453 and 2412 are more remote (between 800 and 1600m) from the existing community and from existing facilities compared with other sites and their development could lead to minor negative effects.</p> <p>Distances to services are discussed under SA Objective 5.</p>	
2	Infrastructure	All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy	-- +

<sup>128</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

<sup>129</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]



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To provide for the timely delivery of infrastructure suitable to meet community needs	<p>and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>None of the sites will result in the loss of open space in Swanmore; shortfalls have been identified for four types of open space including: Allotments; Equipped Children’s &amp; Young People’s Space; Informal Green Space; and parks and Recreation Grounds. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (currently set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects to minor. However, sites 2412 and 2453 are considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the allocation policy wording.</p> <p>Development of site 1836 would result in the loss of a 2.54 ha sports ground. This sports ground is not publically accessible and therefore is not classed as public open space. In addition, there is a surplus of publically accessible sports grounds in Swanmore (+1.71 ha).</p> <p>Swanmore has a number of District level strategic Green Infrastructure (GI) Assets<sup>130</sup> including: the Allan Kings Way public right of way; informal green space; sports and recreation ground and open space (as specified in CP7); and 3 SINC. There is one site (2464) which would result in the direct loss of District level GI (a SINC) if developed, leading to major negative effects on infrastructure.</p>

<sup>130</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

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		<p>Most of the other sites to the south of Swanmore offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets mentioned above. Furthermore, the Allan King’s Way public right of way (PRoW) runs along the boundary of sites 2505, 2464, 2593 and 340 and development of these sites could provide opportunity to enhance the PRoW by creating safer and/or additional routes through the sites to encourage greater and safe access from and to the village. If this was requirement of the allocation policy it could lead to minor positive effects on Infrastructure.</p> <p>It would be recommended that for all the sites, specific requirements should be included in their allocation wording to enhance and improve access to GI on and around them. This will increase the certainty of positive effects.</p>	
3	<p><b>Housing</b></p> <p>To provide good quality housing for all</p>	<p>All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.</p>	++
4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is not known at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through increase in employment during construction. None of the site will result in the loss of existing employment land. Some of the larger sites could provide mixed used development including 2513, 2515, 429, 1836, 2505 and 340.</p> <p>The centre of the village is located to the north of the village on Church road/ new road cross roads. This is where the majority of the shops and services are located. Development of site 2514</p>	? +

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		could provide the opportunity to improve and expand the village centre providing additional retail facilities and potentially new premises to support small businesses as well as parking which had been identified as an issue <sup>131</sup> . The sites adjoining the settlement boundary to the north East and West are close to the village centre and their development would reinforce the village centre use improving its' vitality and viability and therefore the local economy. Development of sites in particular to the south, given their proximity to Waltham Chase may result in the community using the facilities there instead of Swanmore.					
		Distances to employment areas are discussed under SA Objective 5.					
5	Transport  To increase accessibility; reduce car usage and the need to travel	<p>All sites (except for 2453 and 2412) are within walking distance (0 – 400 m) of bus stops within Swanmore and the bus provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.15 pm) and Saturdays) to Winchester, Fareham, Petersfield and other villages and towns every 60 minutes. Development at these sites could lead to major positive effects on Transport. Sites 2453 and 2412 are within a walking distance of between 400 – 800 m and their development could lead to minor positive effects.</p> <p>As stated under the SA Objective 6, there are no primary health care or chemist facilities and that there is a reliance on the facilities provided by the nearby towns of Bishops Waltham and Wickham<sup>132</sup>. Any increase in housing development would be expected to increase this out-commuting for the public to gain access to these facilities. Development on all the sites is likely to lead to minor negative effects.</p> <p>In terms of access (walking distance) to other services and facilities including local employment, shops, and education facilities, the majority of the sites are within walking distance of these facilities and development at these sites would support this SA objective. Two sites (2412 and 2563)</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> </table>	+	--	+	--
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<sup>131</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

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	<p>are quite remote from the village centre and other facilities (generally over 800 m in most cases but under 1600 m) and creating better access to these sites could be problematical and/ or expensive and the majority of the established community of Swanmore would not easily be able to access within walking distance these facilities if developed.</p> <p>Swanmore is characterised by a low lying undulating landscape which rises steadily to the north and therefore typography of the land is not considered to be an issue with regard to access.</p> <p>It is likely that development at any of the site locations, will increase traffic on these roads, in particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording. In addition, mitigation is provided policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. Currently, there are no cycle ways in Swanmore but development of the sites along Swanmore Road and Lower Chase Road could provide a greater opportunity to develop and encourage cycling to improve connectivity to Bishop’s Waltham and Waltham Chase.</p> <p>Parking has been identified as an issue in the village in particularly down Church Road, Dodds Lane, Chapel Road, New Road and Vicarage Lane during School drop off and pick up times<sup>133</sup>. Any development may worsen parking problems by bringing additional people into the area leading to permanent minor negative effects. Again, mitigation is provided to a certain extent by policy CP10. Site 2514 could provide an opportunity to create additional car parking spaces or a safe dropping off zone for parents making use of the primary school adjacent which could help</p>

<sup>133</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

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		alleviate parking issues along Church Road, Chapel Road and Dodds Lane.	
6	Health  To improve the health and well-being of all	As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments <sup>134</sup> available for the community of Swanmore. With regard to allotments, there are none located within the village and the nearest land is located 1.5 km away at Shirrell Heath <sup>135</sup> . Any increase in development will increase the need for allotments making the shortfall greater and therefore is considered to have minor negative effects on health. However, all sites could provide the opportunity to provide allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480m <sup>136</sup> ) to the existing households in Swanmore if they provide additional allotment space. It would be recommended that development of any of the sites should include provision of new open space allotments. This would lead to positive effects on Health and also Infrastructure.	
		-	+

<sup>134</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Swanmore.

<sup>135</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Swanmore.

<sup>136</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

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		<p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>It has been identified that there are no primary healthcare or chemist facilities and that there is a reliance on the facilities provided by the nearby towns of Bishops Waltham and Wickham<sup>137</sup>. Development on any of the sites will increase demand for healthcare facilities, therefore leading to minor long-term negative effects unless provision can be made.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health. The sites to South of Swanmore offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.</p>		
7	Water	<p>Sites 2505, 2593, 2464 and 340 partly fall within an area of medium to high flood risk zone (2 and/or 3)<sup>138</sup> and it is considered that development here could lead to major long-term negative effects</p>		--

<sup>137</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

<sup>138</sup> Environment Agency (2013) Maps. Online at ([http](http://maps.environment-agency.gov.uk))\maps.environment-agency.gov.uk [accessed September 2013]

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	To protect, enhance and manage water resources in a sustainable way	<p>on water. In addition, the following sites are located on major aquifers with sites 2513, 466, 2473, 1876 being located on aquifers of high vulnerability and site 2563 being located on an aquifer of intermediate vulnerability<sup>139</sup>. Moreover, all sites are expected to generate short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas.</p> <p>All the sites which are located in medium to high flood risk zones and on major aquifers with high or intermediate vulnerability are considered to have major negative effects on water. All other sites are considered to have minor negative effects on water and it is expected that the mitigation provided to a certain extent under CP17 – Flooding, Flood risk and the Water Environment will help reduce negative effects.</p>	
8	<p><b>Waste</b></p> <p>To ensure sustainable waste management</p>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<p><b>Climate Change</b></p> <p>To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy</p>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+

<sup>139</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

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10	<p><b>Sustainable Construction</b></p> <p>To promote the sustainable design and construction of buildings and places</p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).</p>	+
11	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p>	<p>There are no International nature conservation designations on or adjacent to the development sites<sup>140</sup>. The Waltham Chase Meadows SSSI and the Moors, Bishop’s Waltham Local Nature Reserve and SSSI are located within 200 m from site 2515. Therefore there could be potential for negative indirect effects through noise, light and surface water pollution pressure during the short-term (during construction) and in the long-term. Furthermore, if all sites are developed this could increase recreational pressure on these assets leading to minor negative long-term effects. However, given site 2515’s proximity to designated habitats and with BAP habitats being present in between, there could be opportunities to provide greater connectivity and create a wildlife corridor to expand the habitats. This could lead to minor positive effects.</p> <p>In addition, the ecological quality of the Hamble River to the South of the settlement is considered to be good at present and it is not expected to require assessment in the future<sup>141</sup>. Development near to the River could have the potential to negatively affect its ecological quality. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects.</p> <p>The majority of the Greenfield sites consist of a field pattern of arable and pasture fields with a</p>	- 0

<sup>140</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>141</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]



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	<p>network of hedgerows which have been identified as providing good wildlife corridors, especially when linked with ancient woodland.<sup>142</sup> Site 2453 is recorded in the national Inventory of Woodland and Tree as having young tree on the site. Loss of these corridors and watercourse habitats could lead to minor negative effects on biodiversity or even major ones depending on the presence of protected species. It would be recommended that the hedgerows on all sites should protected from development through providing GI buffers and this will lead to minor positive effects on this SA Objective as well as Infrastructure and Landscape.</p> <p>A number of the sites (2464, 2505, and 429) contain or partly contain BAP priority habitats including: floodplain grazing marsh; lowland meadows; and traditional orchards<sup>143</sup>. Site 2464 is also designated as a SINC. Development on these sites would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. Moreover if all the sites mentioned above were developed, this could lead to minor negative cumulative effects on biodiversity. The sites could be reduced to exclude the BAP priority habitats or the SINC's but there still could be indirect effects through noise, light and surface water pollution as well as increased recreational pressure (given the small size of the sites). Development of these sites could also increase habitat fragmentation.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species with be neutral with mitigation provided by</p>

<sup>142</sup> Winchester City Council (2013) Landscape Appraisal: Swanmore.

<sup>143</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

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		CP16.	
12	<b>Heritage</b>  To protect and enhance built and cultural heritage	There are no conservation areas or scheduled monuments on or adjacent to the allocation sites <sup>144</sup> . There are three listed buildings within the settlement boundary <sup>145</sup> with a few scattered around the edges. The following sites could have the potential to affect the setting of listed buildings as a result of their close proximity: 2563, 2447 and 2453. In addition, the potential for archaeology assets is unknown at this stage. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. With reference to the above effects on heritage are anticipated to be neutral.	0
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	A few of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including: 1876; 2447; 2458; and 2463 <sup>146</sup> . This could lead to major long-term negative effects on soils. Furthermore, all the sites are situated with a Eutrophic and Groundwater Nitrate Vulnerable Zone (NVZ). There are no known mineral reserves under any of the sites proposed <sup>147</sup> .  Most sites outside of the settlement boundary to the North of Swanmore Road, Church Road and Chapel Road are located within the South Downs National Park (sites 2453, 1876, part of 2513, 2458, part of 2447 and 2563) <sup>148</sup> . Development here could be detrimental to the purposes of the National Park if developed as proposed which could lead to major long-term negative effects.	--
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<sup>144</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]

<sup>145</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

<sup>146</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>147</sup> Winchester City Council (2012) Local Plan Part 1 – Proposals Map – Minerals and Waste Sites. Online at <http://www.winchester.gov.uk/planning-policy> [Accessed September 2013]

<sup>148</sup> Natural England (2009) South Downs national Park Designation Confirmation. Online at [http://www.naturalengland.org.uk/Images/map-46\\_tcm6-14912.pdf](http://www.naturalengland.org.uk/Images/map-46_tcm6-14912.pdf) [Accessed September 2013]

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	<p>The majority of the sites are located on Greenfield land outside of the settlement boundary and development on this land could be detrimental to Swanmore’s landscape character areas of: South Winchester Downs (north and east); Shedfield Heathlands (south and west); and Durley Claylands (north)<sup>149</sup>. In particular, Greenfield sites which do not adjoin the settlement boundary, for example 2453, 2563 and 2412 could be considered to lead greater negative effects on landscape and soils than other Greenfield sites. The sites to North-west, West and South (outside of the settlement boundary) are considered to be sensitive to development<sup>150</sup> given that they are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites could have major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of Swanmore and other villages including, Bishop’s Waltham, Waltham Chase and Shirrell Heath. In addition, the development on these sites could be reduced and more GI incorporated to blend or soften any new development in the settlement gap which may reduce the magnitude of the negative effects on landscape down to minor. Large Greenfield developments of more than 30 houses were not found to be popular with local residents in a survey conducted in 2009 and 2010<sup>151</sup>.</p> <p>Sites 340, 2458 and 2513 contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs.</p> <p>The following sites 2463, 1751 and 2473 (in part) are located on Brownfield land which is considered</p>

<sup>149</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [Accessed September 2013]

<sup>150</sup> Winchester City Council (2013) Landscape Appraisal: Swanmore.

<sup>151</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

Swanmore				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 2453, 1876, 2514, 2513, 2563, 2458, 2001, 2447, 2463, 2412, 340, 2464, 2505, 1751, 1836, 2482, 429, 2449, 2515, 2443, 466, 2473, 2593		
		to be less sensitive than other locations in terms of impact on the setting of Swanmore. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area. The development of these sites and other sites adjoining the eastern boundary of the settlement could also have the potential to reinforce the recognised built form of Swanmore.		
14	<b>Built Environment</b>  To secure high standards of design	Swanmore has a Village Design Statement (VDS) which was developed in 2001. The sites to North-west, West and South (except 1836, 2482 and 1751 which are within the settlement boundary), if developed as proposed, could potentially erode the overall village pattern, the surrounding landscape and the gaps between the other settlements of Bishop's Waltham, Waltham Chase and Shirrell Heath. This would not follow the guidance provided by the VDS. Development as proposed on these sites could lead to major negative effects on the built environment. Furthermore, development on site 2464 which houses a SINC or on site 1836 which houses a district sports pitch would not be in line with the guidance provided by the VDS. This would result in major negative effects.  All sites can partly achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and guidance provided in the VDS concerning: Housing in General; Character of Residential Buildings; Distinctive Buildings and Design Materials; Hedges, Walls and Fences; and Street Furniture, Utilities and Services.  Please refer to SA Objective 1 – for discussion of crime and safety and design.	--	+
15	<b>Pollution</b>	None of the sites are in or adjacent to an AQMA; any known landfill sites (historic and current); or are covered or partly covered by overhead power cables.	-	

Swanmore	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
Site Refs: 2453, 1876, 2514, 2513, 2563, 2458, 2001, 2447, 2463, 2412, 340, 2464, 2505, 1751, 1836, 2482, 429, 2449, 2515, 2443, 466, 2473, 2593	
Minimise local and global sources of pollution	<p>All the sites which are located in medium to high flood risk zones and/or on major aquifers with high or intermediate vulnerability(see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. There was a significant pollution incident involving general biodegradable materials and waste in 2008 on site 2458, which resulted in a minor impact on the land and a significant impact to water. Therefore, the site is considered to have a higher potential for contamination to be present than the other sites.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites within or partly within the boundary of Swanmore Village are likely to progress the majority of the SA Objectives. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate change; Sustainable Construction; Built Environment; and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of Pollution; Health; and Water. Neutral effects were identified for the SA Objectives of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects.</p> <p>Uncertainty of effects exists with the majority of sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. It was considered that the sites within the Settlement boundary may however;</p>	

Swanmore	
Sustainability Objective	Assessment of Effects
<p>support the vitality and viability of the village centre better than sites outside.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – All the sites to North-west, West and South outside of the settlement boundary as well as sites: 1876; 2447; 2458; 2463; part of 2513; 2458; and 2563.</li> <li>■ Water – All the sites which are located in medium to high flood risk zones and on major aquifers with high or intermediate are considered to have major negative effects on water (sites 2505, 2593, 2464, 340, 2513, 466, 2473, 1876 and 2563).</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> <li>■ Infrastructure – there is one site (2464) which would result in the direct loss of District level GI (a SINC) if developed, leading to major negative effects on infrastructure.</li> <li>■ Built Environment - the sites to North-west, West and South outside of the settlement boundary if taken forward could potentially erode the overall village pattern, the surrounding landscape and the gaps between the other settlements of Bishop’s Waltham, Waltham Chase and Shirrel Heath.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Transport – all sites (except for 2453 and 2412) in terms of access to bus stops and other services and facilities.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Building Communities – Sites 2514, 2513, 1876 and 2458 which are the closest to the village centre (0 to 400 m) and also the Brownfield sites of 2463, 1751 and 2473 (in part).</li> <li>■ Landscape and Soils – Sites 2463, 1751 and 2473 (in part) in terms of redevelopment of Brownfield land.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p>	

Swanmore	
Sustainability Objective	Assessment of Effects
	<ul style="list-style-type: none"> <li>■ It would be recommended that any development should take account of the good practice guidance such as ‘Safer Places: The Planning System and Crime Prevention (2004)’ and that larger development should provide adequate waste facilities and where appropriate youth facilities. This should reduce any negative effects on the SA Objective of Building Communities.</li> <li>■ The development on sites within a Gap as defined by Policy CP18 could be reduced and more GI incorporated to blend or soften any new development in the settlement gap. This could reduce the magnitude of the negative effects on landscape from major to minor.</li> <li>■ It would be recommended that development of any of the sites should include provision of new open space allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ Sites 2412 and 2453 were considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the allocation policy wording.</li> <li>■ It would be recommended that for all the sites, specific requirements should be included in their allocation wording to enhance and improve access to GI on and around them. This will increase the certainty of positive effects on the SA Objective of Green Infrastructure.</li> <li>■ Given the lack of access to healthcare facilities in the Village, it would be recommended that contributions to increasing access to existing should also be sought.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ Site 2514 could provide an opportunity if taken forward to create additional car parking spaces or a safe dropping off zone for parents making use of the primary school adjacent which could help alleviate parking issues along Church Road, Chapel Road and Dodds Lane.</li> <li>■ Given site 2515’s proximity to designated habitats and with BAP habitats being present in between, if taken forward there could be opportunities to provide greater connectivity and create a wildlife corridor to expand the habitats. This could lead to minor positive effects on Biodiversity.</li> <li>■ It would be recommended that the hedgerows on all sites should protected from development through providing GI buffers and this will lead to minor positive effects on the SA Objective of Biodiversity as well as Infrastructure and Landscape.</li> </ul>

<b>Swanmore</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
	<ul style="list-style-type: none"> <li>■ Sites 340, 2458 and 2513 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders.</li> <li>■ The Allan King’s Way public right of way (PRoW) runs along the boundary of sites 2505, 2593 and 340 and if taken forward development of these sites could provide opportunity to enhance the PRoW by creating a safer and/or additional routes through the sites to encourage greater and safe access from and to the village. If this was requirement of the allocation policy it could lead to minor positive effects on Infrastructure.</li> </ul>



Waltham Chase					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388					
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p> <p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 2288, 2491, 2517 and 2065 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policies MTRA1 and MRTA2 are applicable to the sites at Waltham Chase and these policies provide for necessary development to create and sustain communities over the plan period. The development of some of the sites is likely to have minor positive effects on this objective as a result. However, the sites to the North, East and two in the south of the settlement (1891, 2288, 2388, 2491, 1894, 2405, 2432, 1753, 1837, 2516, 2528, 2529, 2567, 2568, 2518 and part of 2406) are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites would result in coalescence between the settlements Bishop’s Waltham, Waltham Chase and Shirrell Heath. Development of these sites is unlikely to support MRTA2 which requires that Development should protect areas designated for their local, national, or international importance, such as Gaps. Mitigation is provided to a certain extent by MTRA2 itself with the requirement that development will need to be an appropriate scale and design although it is considered that development of these sites would still lead to minor negative effects.</p>				
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Waltham Chase					
Sustainability Objective		Assessment of Effects			
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty			
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388			
		<p>There are few local facilities available and it has been identified out-commuting takes place so that people can access the facilities they need<sup>152</sup>. Most of the sites could provide space for facilities for social interaction leading to minor long-term positive effects on communities. Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities which would be easily accessible (within 800 m) to the existing community in Waltham Chase. This could increase the positive effects to major. The sites North of Clewers Hill (2406 and 2405) could be considered to be too remote (between 800 and 1600 m) from the existing from existing community facilities located in the southern half of the settlement.</p> <p>Distances to services are discussed under SA Objective 5.</p>			
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA Objective leading to minor positive effects.</p> <p>None of the sites identified will result in the loss of open space in Waltham Chase; shortfalls have been identified for all types of open space including: Allotments; Equipped Children’s &amp; Young People’s Space; Natural Greenspace, Informal Green Space and Parks, Sports and Recreation Grounds<sup>153</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (currently set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by financial contributions</p>		-	+

<sup>152</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

<sup>153</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Waltham Chase.

Waltham Chase			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388	
		<p>towards offsite improvements. This should reduce negative effects to minor. The nature of the effect could be changed to positive if a requirement to provide open space on the sites is included in the relevant allocation policy wording.</p> <p>Waltham Chase has a number of District level strategic Green Infrastructure (GI) Assets<sup>154</sup> including: the Allan Kings Way public right of way; informal green space for example sports and recreation ground and open space (as specified in CP7); and 2 SINC's. None of the sites, if developed, would result in the loss of District level GI. The sites to South of Clewers Lane offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets mentioned above. In addition, development to the south could provide the opportunity to increase access and connectivity to a number of footpaths towards Shedfield house and golf course.</p> <p>The Allan King's Way public right of way (PRoW) cuts through site 2406 and joins Winchester Road and then carries on along Lower Chase Road towards Swanmore. Site 2046 and possibly sites 2405 and 2388 could provide opportunity to enhance the PRoW by creating a safer and or additional route through the sites to encourage greater and safe access.</p> <p>It would be recommended that for all the sites, specific requirements should be included in their allocation wording to enhance and improve access to GI on and around them. This will increase the certainty of positive effects.</p>	
<b>3</b>	<b>Housing</b>	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA	<b>++</b>

<sup>154</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

Waltham Chase			
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	To provide good quality housing for all	objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	
4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development including 2406, 2405, 2573, 2528 and 1837.</p> <p>The centre of the village is located to the south of the village on Winchester Road. This is where the majority of the shops and services are located. Development of site 2065 could provide the opportunity to improve and expand the village centre providing additional retail facilities and potentially new premises to support small businesses. The sites adjoining the settlement boundary to the south of Curdridge Lane are close to the village centre and their development would reinforce the village centre use improving it's' vitality and viability and therefore the local economy. Development of sites in particular to the North and North-East, given their proximity to Bishop's Waltham and Swanmore may result in the community using the facilities there instead of Waltham Chase.</p> <p>Only two sites currently provide employment (1753/ 2491 and 2065) although given the low level of employment, its loss is considered to result in minor negative effects unless provision is made elsewhere or development involves mixed uses.</p> <p>Distances to employment areas are discussed under SA Objective 5.</p>	
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Waltham Chase					
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Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388					
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>				
	<p>All sites are within 0 – 400 m of bus stops within Waltham Chase and the bus provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.15 pm) and Saturdays) to Winchester, Fareham, Petersfield and other villages and towns every 60 minutes. Development at these sites could lead to major positive effects on Transport.</p> <p>As stated under the SA Objective 6, there are no primary health care or chemist facilities and that there is a reliance on the facilities provided by the nearby villages of Bishops Waltham and Wickham. Any increase in housing development would be expected to increase this out-commuting for the public to gain access to these facilities. Any increase in housing development would be expected to increase this out-commuting for the public to gain access to these facilities. Development on all the sites is likely to lead to minor negative effects.</p> <p>As stated under the SA Objective 1, there are few local facilities available and it has been identified out-commuting takes place and any increase in housing development is expected to increase this out-commuting<sup>155</sup>. In terms of access (0 – 800 m) to other services and facilities including local employment, shops and education facilities, the majority of the sites to the North of Clewers Lane are between 800 and 1600 m of these facilities and if developed would need to provide these services and facilities on site if they are to support this SA Objective leading to minor negative effects. The sites to the south of Curdrige Lane are within 0 – 400 m of most facilities and the development of sites 1837 and 2432 could increase access to the main village centre for properties along Forest Road and Brickyard Road. Development of these sites to the south could lead to major positive effects on this SA Objective.</p> <p>Waltham Chase is characterised by a low lying undulating landscape and therefore typography of the land is not considered to be an issue with regard to access.</p>				
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<sup>155</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

Waltham Chase			
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		<p>It is likely that development at any of the site locations, will increase traffic on these roads, in particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording. In addition, mitigation is provided policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. Currently, there are no cycle ways in Waltham Chase but development of the sites to the West adjoining the settlement boundary could provide a greater opportunity to develop a cycleway along Bull Lane and Curdridge Lane to improve connectivity to the village centre and to Winchester Road. Development of the sites to the West together could help make the creation of a sustainable transport system more viable.</p> <p>Forest road has been identified as being a dangerous road for people on foot due to lack of pavements but is frequently used by children walking to and from the secondary school based in Swanmore<sup>156</sup>. Any development along this road (sites 1837, 2432, 2567 and 1894) could exacerbate this problem through increasing the number of school children and increasing the volume of traffic. This could lead to minor negative effects on transport. However, there may be opportunities to resolve these issues through contributions being made from development along this road to improve pavements and crossings for pedestrians.</p>	
6	Health	As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments <sup>157</sup> available for the community of Waltham Chase. With regard to allotments, there are	-
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<sup>156</sup> The People of Swanmore (June 2011) The Swanmore Village Plan. Online at <http://www.swanmorevillageplan.org.uk/upload/village-plan-2011.pdf> [Accessed September 2013]

<sup>157</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Waltham Chase.

Waltham Chase	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  <b>Site Refs:</b> 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388
To improve the health and well-being of all	<p>none located within the village and the nearest land is located 1.5 km away at Shirrell Heath<sup>158</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore is considered to have minor negative effects on health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480m<sup>159</sup>) to the existing households in Waltham Chase if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or encouraging walking to local facilities and the wider countryside which would result indirect minor positive effects on health and well-being.</p> <p>There are no primary healthcare or chemist facilities and that there is a reliance on the facilities provided by the nearby villages of Bishops Waltham and Wickham. Development on any of the sites will increase demand for healthcare facilities, therefore leading to minor long-term negative effects unless provision can be made.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health. The sites to South of Clewers Lane offer greater opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets</p>

<sup>158</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Waltham Chase.

<sup>159</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

Waltham Chase			
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		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388	
		Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.	
7	<b>Water</b>  To protect, enhance and manage water resources in a sustainable way	Only two sites (2568/1894 and 2406) partly fall within an area of medium to high flood risk zone (2 and/or 3) <sup>160</sup> and it is considered that development here could lead to major long-term negative effects on water.  Apart from the sites identified above, the majority of sites identified for Waltham chase, if developed, are less likely to lead to significant environmental effects on water. Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17. Therefore the residual effects on water for the sites mentioned in this paragraph are considered to be neutral. Furthermore, there is a chance of negative cumulative effects on water if all sites were taken forward, in terms of an increase in impermeable surfaces leading to a higher risk of flooding, and an increased risk of pollutants entering water, in particular, from construction activities.	--
8	<b>Waste</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy	+

<sup>160</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]



Waltham Chase			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388	
	To ensure sustainable waste management	and Principles).	
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	
		+	
10	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	
		+	

Waltham Chase			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388			
11	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p>		
	<p>There are no International or national nature conservation designations on any of the development sites<sup>161</sup>. The Waltham Chase Meadows SSSI is located directly adjacent to sites 1837, 2432 and 2065 and the Moors, Bishop's Waltham Local Nature Reserve and SSSI are located within 150 m from site 2406. Therefore there could be potential for negative indirect effects through noise, light and surface water pollution as well as increased recreational pressure during the short-term (during construction) and in the long-term. In addition, there are no SINC's on or adjacent to any of the development sites although there are two within the vicinity of the settlement<sup>162</sup>.</p> <p>Sites to the East and South of Waltham Chase contain or partly contain water courses which could provide habitat for protected species such as water voles. These sites also consist of a field pattern of arable and pasture fields with a network of hedgerows which have been identified as providing good wildlife corridors.<sup>163</sup> Loss of these corridors and watercourse habitats could lead to minor negative effects on biodiversity. In addition, the ecological quality of the Rivers around the settlement are considered good at present and it is not expected to require assessment in the future<sup>164</sup>. Development near to these watercourses could have the potential to negatively affect their ecological quality. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects.</p> <p>A number of the sites (2528, 1892, 2406 and 2405) contain or partly contain BAP priority habitats including, floodplain grazing marsh and traditional orchards<sup>165</sup>. Development on these sites would have the potential to permanently destroy the habitats leading to minor or even major</p>		
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-	0		

<sup>161</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>162</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2013]

<sup>163</sup> Winchester City Council (2013) Landscape Appraisal: Waltham Chase DRAFT

<sup>164</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

<sup>165</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

Waltham Chase				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388		
		<p>(depending on the presence of protected species) long-term negative effects on biodiversity. Moreover if all the sites mentioned above were developed, this could lead to major negative cumulative effects on biodiversity. The sites could be reduced to exclude the BAP priority habitats or the SINCs but there still could be indirect effects through noise, light and surface water pollution as well as increased recreational pressure (given the small size of the sites). Development of these sites could also increase habitat fragmentation. Mitigation is provided to a certain extent by Policy CP 16.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p>		
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>	<p>There are no conservation areas or scheduled monuments on or adjacent to the allocation sites<sup>166</sup>. There are no listed buildings within the settlement boundary<sup>167</sup> but there are 4 grade II listed buildings within close proximity to the following sites: 2573, 1891 and 2406. It is considered unlikely that development on the sites near to the listed buildings will affect the setting of the listed buildings. In addition, the potential for archaeology assets is unknown at this stage. Protection/mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. With reference to the above effects on heritage are anticipated to be neutral.</p>		0

<sup>166</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]

<sup>167</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2011]

Waltham Chase					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty				
Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388					
<p><b>13</b>    <b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>Most of the sites would not result in the loss of agricultural land grade 3a and above except for 1893 which would result in the loss of grade 3a land leading to major long-term negative effects on soils<sup>168</sup>. Furthermore, all the sites are situated with a Eutrophic Nitrate Vulnerable Zone (NVZ).</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan partly under site 2573<sup>169</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>The majority of the sites are located on Greenfield land outside of the settlement boundary and development on this land could be detrimental to Waltham Chases' landscape character areas of Shedfield Heathlands (south, west and east) and Durley Claylands (north)<sup>170</sup>. In particular, Greenfield sites which do not adjoin the settlement boundary (for example 2528, 2516, 2562, 2564 and 2530 could be considered to lead greater to negative effects on landscape and soils than other Greenfield sites.</p>				
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<sup>168</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>169</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [Accessed September 2013]

<sup>170</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape--countryside/landscape-character-assessment/> [Accessed September 2013]

Waltham Chase			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388	
		<p>The sites to the North, South and the East of Waltham Chase (1891, 2288, 2388, 2491, 1894, 2405, 2432, 1753, 1837, 2516, 2528 and part of 2406) are considered to be sensitive to development<sup>171</sup> given that they are within a settlement gap as defined by policy CP18 of the Local Plan Part 1. Development of these sites could have major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of the both Waltham Chase, Bishop's Waltham, Swanmore, Shedfield, and Shirrell Heath. However, sites 2288, and 2491 could be developed as they are all previously developed land with existing built structures and their development could lead to minor positive effects on landscape through redevelopment improving the quality of the structures and reinforcing the edge of the settlement.</p> <p>Sites 2406, 1892, 2065, 2388, 2405 and 1894 contain trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs.</p> <p>The following sites 2288, 2491, 2517 and 2065 are located on Brownfield land which is considered to be less sensitive than other location in terms of impact on the setting of Waltham Chase. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area. The development of these sites and other sites adjoining the western boundary of the settlement could also have the potential to reinforce the recognised built form of Waltham Chase.</p>	
14	Built Environment	The majority of the sites located to the North, South and East of Waltham Chase, if developed, could potentially erode the character and sense of place of the settlement and in addition, the	- <span style="background-color: #92d050;">+</span>

<sup>171</sup> Winchester City Council (2013) Landscape Appraisal: Waltham Chase DRAFT

Waltham Chase			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388	
	To secure high standards of design	<p>other settlements of Bishop’s Waltham, Swanmore, Shedfield and Shirrell Heath. This is because these sites are within a settlement gap as defined by policy CP18 of the Local Plan Part 1 and there development would lead to coalescence and could erode the character and sense of place of the village. This could lead to minor negative effects on the built environment.</p> <p>The sites to the West as mentioned under SA Objective 13 have the potential to reinforce the recognised built form of Waltham Chase and therefore enhance its’ sense of place.</p> <p>All sites can partly achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies including DS1 – Development Strategy and Principles; and CP13 – High quality design.</p>	
15	<p><b>Pollution</b></p> <p>Minimise local and global sources of pollution</p>	<p>None of the sites are in or adjacent to an AQMA or any known landfill sites (historic and current). However, sites 2405 and 2406 are partly covered by overhead power cables which could affect the health of any potential residential occupant. To avoid these negative effects, it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.</p> <p>Also, the sites 1894, 2406, 2573 and 2466, given their sensitive location in terms of water (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. Site 2065 currently houses a metal recycling facility and therefore the site has a higher potential for contamination to be present than the other sites leading to minor negative effects.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor</p>	
		-	

Waltham Chase	
Sustainability Objective	Assessment of Effects
	short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites to the East of Waltham Chase and within the settlement boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Infrastructure (improvements to GI); Sustainable Construction; Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution; Landscape; Infrastructure (shortfalls in open space); and Health (lack of allotment provision, access to healthcare and short-term construction effects). Neutral effects were identified for the majority of sites for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects. Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Landscape and Soils – The following sites for various reasons (high grade agricultural land loss, located within a settlement gap and mineral reserves present): 1891, 1893, 2288, 2388, 2491, 1894, 2405, 2432, 2529, 2567, 2568, 2518 1753, 1837, 2516, 2528, 2573 and part of 2406.</li> <li>■ Water – Sites 2568/1894 and 2406 partly fall within an area of medium to high flood risk.</li> <li>■ Transport – cumulative negative effects in the short-term (during construction) and the long-term (increase in traffic) if all sites are taken forward.</li> </ul> <p><b>Key Positive Effects:</b></p>	

<b>Waltham Chase</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p>Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities - The Brownfield sites including 2288, 2491, 2517 and 2065.</li> <li>■ Landscape and Soils - Sites 2288, 2491, 2517 and 2065 as are located on Brownfield land.</li> <li>■ Transport – All sites are within 0 – 400 m of bus stops.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If sites 2406, 1892, 2065, 2388, 2405 and 1894 were developed, it would be recommended that there should be a requirement under policy to retain trees covered by Tree Preservation Orders. This will increase the certainty of positive effects on landscape.</li> <li>■ With regard to the SA Objective of Infrastructure and within the Green Infrastructure, negative effects identified could be changed to positive if a firmer requirement to provide open space on the sites is included in the relevant site allocation policy wording. This could also lead to further positive effects on Health.</li> <li>■ In addition, it would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure.</li> <li>■ For sites 2405 and 2406 which are partly covered by overhead power cables, to avoid any negative effects it would be recommended that any new development should avoid these cables and an appropriate bufferzone be put in place.</li> </ul>	



Wickham			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908			
<b>1</b>  <b>Building Communities</b>  To create and sustain communities that meet the needs of the population and promote social inclusion	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>All sites have the potential to be developed to meet the requirements of Policy SH1 and the actions sets out in Wickham Parish Plan For Action – Creating a Vision for a Vibrant Community (Wickham Parish Council, 2004) leading to minor positive effects.</p> <p>It has been identified that there are issues with littering, dog fouling, vandalism and underage drinking<sup>172</sup>. Development of any of the sites could exacerbate the situation leading to minor long-term negative effects. It would be recommended that any development should take account of the good practice guidance such as ‘Safer Places: The Planning System and Crime Prevention (2004)’ and that larger development should provide adequate waste facilities and where appropriate youth facilities. This should reduce any negative effects on the SA Objective of Building Communities.</p> <p>Wickham is a relatively small centre with 25 A1/retail units within the ‘town centre’<sup>173</sup> and there is a lack of facilities for young people<sup>174</sup>. All sites could provide space for additional facilities in particular for young people leading to minor long-term positive effects on communities. Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities which would be easily accessible (within 0 - 800 m) to the existing community in Wickham. This could increase the positive effects to major if these sites were taken forward. Sites 295, 297 and the majority of the</p>		
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<sup>172</sup> Wickham Parish Council (2013) Wickham Parish Plan 2013 <http://www.winchester.gov.uk/community/community-plans/completed-plans/>

<sup>173</sup> Wickham Parish Council Survey 2013. not published.

<sup>174</sup> Wickham Parish Council (2013) Wickham Parish Plan 2013 <http://www.winchester.gov.uk/community/community-plans/completed-plans/>

Wickham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
		<p>southern and western parts of 2020 are considered to be remote (between 800 – 1600 m in most cases) from existing community facilities leading to major negative effects.</p> <p>Distances to services are discussed under SA Objective 5.</p>	
2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>None of the sites will result in the loss of open space in Wickham; shortfalls have been identified for three types of open space including: Allotments; Equipped Children’s &amp; Young People’s Space; and Sports and Recreation Grounds<sup>175</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall and therefore is considered to have major negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards (currently set out in Tables 1 and 2), preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects to minor. However, sites 297, 295, the southern and western parts of 2020, and 2488 are considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive if a firmer requirement to provide open space on the sites is included in the allocation policy wording.</p>	
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<sup>175</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Wickham.

Wickham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
		Wickham has a number of District level strategic Green Infrastructure (GI) Assets <sup>176</sup> including: public rights of way; SINC; informal green space for example sports and recreation ground and open space (as specified in CP7); and a golf course. There is one site (2020) which would result in the direct loss of District level GI (a golf course) if developed as proposed, leading to major negative effects on infrastructure. The majority of sites could provide opportunities to enhance GI and access to GI given their close proximity to the majority of the District level strategic GI assets mentioned above. Furthermore, if all sites were developed they could create an extensive semi-circular walk around the village complete with an improved wildlife corridor which could connect all existing BAP and SINC habitats. It would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure.	
3	<b>Housing</b>  To provide good quality housing for all	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	++
4	<b>Economy and Employment</b>	It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage.	? +

<sup>176</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [Accessed September 2013]

Wickham							
Sustainability Objective		Assessment of Effects					
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty					
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908					
	To maintain the buoyant economy and develop greater diversity that meets local needs	<p>Minor short-term positive effects may be realised through increase in employment during construction. Some of the larger sites could provide mixed used development including 2020 and 2488.</p> <p>Only one site currently provides employment (2020) although given the level of employment on there are likely to only be minor negative effects from its loss.</p> <p>Distances to employment areas are discussed under SA Objective 5.</p>					
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>All sites (apart from sites 295, 297 and the southern and western parts of 2020) are within walking distance (0 - 400m) of bus stops within Wickham and the bus provides a regular service (Mondays to Fridays (approximately 7.00 am – 6.15 pm) and Saturdays) to Winchester, Fareham, Petersfield and other villages and towns every 60 minutes. Development of these sites could lead to major long-term positive effects on Transport. Sites 295, 297 and the southern and western parts of 2020 are between 800 – 1600m from the nearest bus stops and are therefore less sustainable and likely to lead to minor negative long-term effects.</p> <p>In terms of access to other services and facilities including local employment, shops, health and education facilities, the majority of the sites are within walking distance of these facilities and development at these sites would support this SA objective. Three sites (295, 297 and the southern and western parts of 2020) are quite remote from the village centre and other facilities (between 800 – 1600 m in most cases) and creating better access to these sites could be problematical and/or expensive and the majority of the established community of Wickham would not be able to access within walking distance these facilities if developed. If site 2020 is taken forward it would be recommended that only part of the site (north-eastern part closest to the village boundary) is developed as this part of the site has better access to the services and facilities within Wickham.</p> <p>Sites 2020, 1908, 1910 and 1909 are located on sloping ground and therefore access could be</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffa500; color: white;">--</td> </tr> </table>	+	--	+	--
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Wickham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908
	<p>slightly constrained on part of the sites by topography leading to minor negative effects.</p> <p>The junction of Titchfield Lane and Winchester Road which sites 1908, 2488, 295, 1910, 1909, and part of 2020abut, is considered by the Parish Council to be hazardous with frequent accidents<sup>177</sup>. Development here could exacerbate the problem leading to minor negative effects. Safe pedestrian access onto Titchfield Lane could be a potential issue especially considering that there is a lack of pavements along Titchfield Lane. Mitigation to improve safety on Titchfield Lane could prove to be problematic and/ or expensive and therefore there could be major negative effects.</p> <p>It is likely that development at any of the site locations, will increase traffic on roads, in particular during construction, leading to short and long-term minor negative effects. Some traffic congestion was noted and a lack of facilities for pedestrians was evident in the settlement and minimizing the impact of traffic growth on Wickham and its rural surrounds is a 'major concern<sup>178</sup>'. If all the sites were taken forward, the cumulative effects could be increased to major negative although mitigation is provided by Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. This should therefore reduce the magnitude of the major effects down the minor. In addition, appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short effects within policy wording.</p> <p>Parking has been identified as an issue in the village particularly in the Square<sup>179</sup>. Any development may worsen parking problems by bringing additional people into the area leading to permanent</p>

<sup>177</sup> Wickham Parish Council (2013) Wickham Parish Plan 2013 <http://www.winchester.gov.uk/community/community-plans/completed-plans/>

<sup>178</sup> MVA Consultancy (November 2008) Winchester District Local Development Framework Transport Assessment Report for Winchester City Council. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/infrastructure/> [Accessed September 2013]

<sup>179</sup> Wickham Parish Council (2013) Wickham Needs Assessment <http://www.winchester.gov.uk/planning-policy/local-plan-part-2/development-needs-and-site-allocations/wickham/>

Wickham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
		minor negative effects. Again, mitigation is provided for new development by policy CP10 where the use of non-car modes particularly walking and cycling is encouraged. As a result new development is less likely to worsen existing parking problems.	
6	<b>Health</b>  To improve the health and well-being of all	As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments <sup>180</sup> available for the community of Wickham. Any increase in development will increase the need for allotments making the shortfall greater and therefore is considered to have minor negative effects on Health. All the sites apart from 2438 are over 480m <sup>181</sup> from the nearest allotment based in Southwick Road. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites adjoining the settlement boundary to improve accessibility (within 480m <sup>182</sup> ) to the existing households in Wickham if they provide additional allotment space. It would be recommended that development of any of the sites should include provision of new open space (including allotments). This would lead to positive effects on Health and also Infrastructure.	
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<sup>180</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Wickham.

<sup>181</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

<sup>182</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [Accessed September 2013]

Wickham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty  Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908
	<p>Most of sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health. All sites could provide the opportunity to do this.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on Health. Mitigation for these effects has been suggested under the SA objective 15.</p>
7	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p> <p>None of the sites fall within an area of medium to high flood risk zone (2 and/or 3)<sup>183</sup>; however, flooding issues are a major concern due to problems with capacity at the sewage treatment works and the incursion of storm water causing foul drain flooding of properties<sup>184</sup>. Any development in Wickham is likely to exacerbate the existing problems and lead to minor negative effects on water. All the sites are all located on a major aquifer which is considered to have a low vulnerability<sup>185</sup>. Moreover, all sites are expected to generate short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas. It is considered that development on the majority of the sites could lead to minor long-term negative effects on water.</p>

<sup>183</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

<sup>184</sup> Correspondence between Southern Water and Winchester City Council 15 May 2013.

<sup>185</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]

Wickham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
		Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17 and CP21. . This would reduce the negative effects.	
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero	+



Wickham			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
	To promote the sustainable design and construction of buildings and places	Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	
11	<b>Biodiversity</b>  To conserve and enhance biodiversity	<p>There are no International, national or local nature conservation designations on the development sites<sup>186</sup>. Sites 1909 and 2020 are adjacent to two different SINC's and therefore there could be potential for minor negative indirect effects through noise, light and surface water pollution pressure during the short-term (during construction) and in the long-term.</p> <p>In addition, the ecological quality of the River Meon which runs through the centre of the settlement is considered to be good at present and it is not expected to require assessment in the future<sup>187</sup>. Development near to this River could have the potential to negatively affect its ecological quality. However, the mitigation provided by CP16 and CP17 is expected to prevent any negative effects.</p> <p>Sites 1909 and 2488 partly contain BAP priority habitats including deciduous woodland<sup>188</sup>. Development on the parts of these sites with the BAP habitats would have the potential to permanently destroy the habitats leading to minor long-term negative effects on biodiversity. The sites could be reduced to exclude the BAP priority habitats but there still could be indirect effects through noise, light and surface water pollution as well as increased recreational pressure (given the small size of the sites). Development of these sites could also increase habitat fragmentation.</p>	
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<sup>186</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].  
<sup>187</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed September 2013]  
<sup>188</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

Wickham			
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		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
		<p>Opportunities exist for all sites given their close proximity to SINCs and BAP habitats, to provide greater connectivity and create a wildlife corridor to expand the habitats. It would be recommended that specific wording for each site is included to ensure that connectivity is improved and wildlife corridors are created. This would lead to minor positive effects on Biodiversity.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity. It is anticipated that for sites without the BAP habitats and other habitats, the residual effect on protected species will be neutral with mitigation provided by CP16.</p>	
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>	<p>There are no conservation areas or scheduled monuments on or adjacent to the allocation sites<sup>189</sup>. There are a number of listed buildings within the settlement (particularly in the conservation area) and scattered around the outside of the settlement boundary<sup>190</sup>. The following sites could have the potential to affect the setting of listed buildings as a result of their close proximity: 2438; 2488; and 2020. In addition, the potential for archaeology assets is unknown at this stage. Protection/mitigation for all heritage assets are provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. With reference to the above effects on heritage are anticipated to be neutral.</p> <p>Sites 2488 and part of 2020 are located within a historic park/garden designated by Hampshire</p>	0
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<sup>189</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed September 2013]

<sup>190</sup> Winchester City Council (July 2011) Market Towns and Rural Area Development Strategy Background Paper, pp. 170. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/local-communities/market-towns-rural-area-development-strategy/> [Accessed September 2011]

Wickham							
Sustainability Objective		Assessment of Effects					
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty					
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908					
		<p>County Council. Development of these sites could lead to minor negative effects if the gardens are to be removed to make way for housing and/ or employment development. Sites 2438, 1909 and 1910 are adjacent to historic parks/gardens designated by Hampshire County Council. Development adjacent the parks and gardens could negatively affect their settings leading to minor negative effects. Mitigation CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles.</p> <p>If taken forward, specific requirements to enhance heritage features could be put in place for sites 2438; 2488; and 2020 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.</p>					
13	<p><b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>A number of the sites would result in the loss (in part or completely) of agricultural land grade 3a and above including: 2020; 1910; 1909; and 1908<sup>191</sup>. This could lead to major long-term negative effects on soils.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under all the potential allocations (site 1909 only contains a very small deposit)<sup>192</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>The majority of the sites are located on Greenfield land outside of the settlement boundary and</p>	<table border="1"> <tr> <td style="background-color: #ffa500;">--</td> <td style="background-color: #008000;">+</td> </tr> <tr> <td style="background-color: #008000;">+</td> <td style="background-color: #ffa500;">--</td> </tr> </table>	--	+	+	--
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<sup>191</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed September 2013].

<sup>192</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#). [Accessed Aug 2013]

Wickham	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty
Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908	
	<p>development on this land could be detrimental to Wickham’s landscape character areas of: Lower Meon Valley (surrounding areas north, north-east, south and west); and Forest of Bere Lowlands (between Wickham and Wickham Common)<sup>193</sup>. In particular, Greenfield sites which do not adjoin the settlement boundary (for example 1910, 1908, 2488, 297 and 295) could be considered to lead to greater negative effects on landscape and soils than other Greenfield sites, in terms of their impact on the character of the local landscape and the impact of the character of the settlement itself. Site 2438 forms part of the setting to the South Downs National Park and forms part of the historic river valley crossing location and is considered to be a sensitive location to development<sup>194</sup>. Site 2438 could have major negative effects on Landscape, if developed and therefore it is recommended a large amount of screening provided by trees, hedges and other GI would need to be incorporated into the policy wording for this site.</p> <p>The majority of site 2020 (apart from the area to the north-eastern section above the kink in Tanfield Lane) is considered to be highly sensitive to development as it houses important and panoramic views; contributes to the countryside setting of Wickham; contains important landmarks; and a good public right of way network<sup>195</sup>. Development could lead to minor negative effects on the landscape.</p> <p>Sites 2488, 2438, 1909 and 1908 have trees with tree preservation orders and if developed there is a chance that these could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites were developed, that there should be a requirement under policy to retain trees covered by TPOs.</p>

<sup>193</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [Accessed September 2013]

<sup>194</sup> Winchester City Council (2013) Landscape Appraisal: Wickham.

<sup>195</sup> Winchester City Council (2013) Landscape Appraisal: Wickham.

Wickham					
Sustainability Objective		Assessment of Effects			
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty			
		Site Refs: 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908			
14	<b>Built Environment</b>  To secure high standards of design	<p>All sites can achieve this SA objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and guidance provided in the Wickham Village Design Statement (2001).</p> <p>Please refer to SA Objective 1 – for discussion of crime and safety and design.</p>		+	
15	<b>Pollution</b>  Minimise local and global sources of pollution	<p>None of the sites are: in or adjacent to an AQMA; on any known landfill sites (historic and current); or are covered or partly covered by overhead power cables. Also, all the sites which are located in water sensitive areas (except for site 2438) (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites which could lead to minor negative effects.</p> <p>The south-eastern part of 2020 is adjacent to a sewerage works and therefore there could be major negative effects with regard to odour and air quality. It would be recommended that an appropriate buffer zone is created which excludes sensitive residential development from this part of the site.</p> <p>Sites 2488, 2144, 1910 and 1909 are adjacent to the A334 and site 2438 is adjacent to the A32. As a result there could be air quality and noise issues at the sites leading to minor negative effects on Pollution as well as Health. It would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out to address the negative effects.</p> <p>Development at any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead</p>		-	--

Wickham	
Sustainability Objective	Assessment of Effects
	<p>to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites immediately adjacent to Wickham’s boundary are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment; and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Economy (site 2020 only); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects); Heritage (two sites being within a County Historic Park and Garden) and Water. Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building communities - Sites 295, 297 and the majority of the southern and western parts of 2020 are considered to be remote from existing community facilities.</li> <li>■ Infrastructure – sites 2020 could result in the direct loss of a District Green Infrastructure asset.</li> <li>■ Transport – All sites along Titchfield Lane due to road safety concerns.</li> <li>■ Landscape and soils – Effects have been identified because of the presence of minerals, loss of high grade agricultural land and landscape sensitivity. Sites 2020; 1910; 1909; and 1908 will result in the loss of high grade agricultural land. All sites have mineral deposits present and if site 2438 is particularly sensitive to development as it forms part of the setting to the South Downs National Park and part of the historic river valley crossing location.</li> <li>■ Pollution - The south-eastern part of 2020 is adjacent to a sewerage works.</li> </ul>	

<b>Wickham</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
<p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – Sites 2438, 2488, 1908, 1910 and 1909, in terms of public transport and service and facility access.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ Greater opportunities exist for the sites adjoining the settlement boundary to provide facilities which would be easily accessible (within 0 - 800 m) to the existing community in Wickham. This could increase the positive effects to major if these sites were taken forward.</li> <li>■ Sites 297, 295, the southern and western parts of 2020, and 2488 are considered to be remote (exceeding distances stated in CP7) from the majority of the different types of open space and are considered to be the least sustainable. The nature of the effect could be changed to positive for Infrastructure if a firmer requirement to provide open space on the sites is included in the allocation policy wording.</li> <li>■ Sites 2488, 2144, 1910 and 1909 are adjacent to the A334 and site 2438, given that there close proximity to main a roads, it would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out. This will address potential negative effects on Health and Pollution.</li> <li>■ It would be recommended that any development should take account of the good practice guidance such as ‘Safer Places: The Planning System and Crime Prevention (2004)’ and that larger development should provide adequate waste facilities and where appropriate youth facilities. This should reduce any negative effects on the SA Objective of Building Communities.</li> <li>■ If site 2020 is taken forward it would be recommended that only part of the site (north-eastern part closest to the village boundary) is developed as this part of the site has better access to the services and facilities within Wickham.</li> <li>■ It would be recommended that for all the sites, specific requirements in their allocation wording to enhance and improve access to GI on and around them should be included. If all sites were developed they could create an extensive semi-circular walk around the village complete with an improved wildlife corridor which could connect all existing BAP and SINC habitats. This will increase the certainty of positive effects on Infrastructure.</li> </ul>	

<b>Wickham</b>	
<b>Sustainability Objective</b>	<b>Assessment of Effects</b>
	<ul style="list-style-type: none"> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ It would be recommended that development of any of the sites should include provision of new open space allotments. This would lead to positive effects on Health and also Infrastructure.</li> <li>■ It would be recommended if the anecdotal evidence is substantiated, that contributions are sought from the sites taken forward at Wickham to upgrade the sewage treatment works and reduce the risks of storm water flooding. This would reduce the negative effects.</li> <li>■ Opportunities exist for all sites given their close proximity to SINC's and BAP habitats, to provide greater connectivity and create a wildlife corridor to expand the habitats. It would be recommended that specific wording for each site is included to ensure that connectivity is improved and wildlife corridors are created. This would lead to minor positive effects on Biodiversity.</li> <li>■ If taken forward, specific requirements to enhance heritage features could be put in place for sites 2438; 2488; and 2020 which either contain or are in close proximity to heritage assets and this would lead to minor positive residual effects on the Heritage.</li> <li>■ It is recommended that if site 2438 is taken forward, a large amount of screening provided by trees, hedges and other GI would need to be incorporated into the policy wording for this site to reduce major negative effects identified o Landscape.</li> <li>■ If sites 2488, 2438, 1909 and 1908 were developed, it would be recommended that there should be a requirement under policy to retain the trees covered by Tree Preservation Orders on these sites.</li> <li>■ The south-eastern part of 2020 is adjacent to a sewerage works and therefore there could be potential issues with odour and air quality. It would be recommended that an appropriate buffer zone is created which excludes sensitive residential development from this part of the site if it is to be taken forward.</li> </ul>



**Winchester Town**

		<b>Winchester Town North</b>					
<b>Sustainability Objective</b>		<b>Assessment of Effects</b>					
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 418; 423; 424; 2021; 2081; 2489; and 2542					
<b>1</b>	<b>Building Communities</b>  To create and sustain communities that meet the needs of the population and promote social inclusion	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield site 2081 (in part) should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policy WT1 is applicable to all sites. WT1 requires the development and redevelopment of existing premises and sites and other opportunities within and adjoining the defined built up area of Winchester to deliver some 2000 homes. Development of sites outside of and which do not adjoin the settlement boundary are unlikely to meet the requirements of WT1 leading to minor negative effects. These sites include: 418; 2021; and 2489. All other sites are expected to support this policy and therefore lead to minor positive effects.</p> <p>It is anticipated that any increase in development around the town could potentially accommodate an increase in demand for local services and community facilities. All sites could contribute to community facilities under CP21. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (between 0 - 800 m) to provide additional facilities which would be easily accessible to the existing community of Winchester Town. The majority of sites (except for 418) could achieve these opportunities leading to minor positive effects. Site 418 is considered to have relatively poor access to most existing services and facilities (over 800 m) and its development therefore could lead to minor negative effects for this Objective. However, site 418 is adjacent to the strategic site allocated at Barton Farm which is expected to provide additional facilities and services which could be easily accessed from this site.</p>	<table border="1" style="margin-left: auto; margin-right: auto;"> <tr> <td style="background-color: #008000; color: white; width: 20px; height: 20px;">+</td> <td style="background-color: #ffff00; width: 20px; height: 20px;">-</td> </tr> <tr> <td style="background-color: #008000; color: white; width: 20px; height: 20px;">+</td> <td style="background-color: #ffff00; width: 20px; height: 20px;">-</td> </tr> </table>	+	-	+	-
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Winchester Town North		
Sustainability Objective	Assessment of Effects	
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 418; 423; 424; 2021; 2081; 2489; and 2542	
		Distances to services are discussed under SA Objective 5.
<b>2</b>	<b>Infrastructure</b>  To provide for the timely delivery of infrastructure suitable to meet community needs	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA Objective.</p> <p>Shortfalls have been identified for three types of open space in Winchester Town as a whole including: Equipped Children’s &amp; Young People’s Space; Informal Green Space; and Parks, Sports and Recreation Grounds (parks only)<sup>196</sup>. The shortfalls in open space identified for the North of Winchester Town include<sup>197</sup>:</p> <ul style="list-style-type: none"> <li>■ Equipped Children’s &amp; Young People’s Space - Bereweke, Wessex Drive and Stoney Lane (East).</li> <li>■ Allotments - Andover road/ Bereweke Road/ Bereweke Avenue and Harestock.</li> <li>■ Informal Green Space – Harestock and South East Weeke.</li> <li>■ Natural Space - Weeke, Harestock and Bereweke/ Andover Road.</li> <li>■ Sports Pitches – Weeke.</li> <li>■ Parks and Recreation Grounds – South West Weeke, Andover Road, Lynford Avenue/ Way, Bereweke Way.</li> </ul> <p>None of the sites (except 2081) will result in the loss of open space identified in the Winchester District Open Space Strategy 2013/14<sup>198</sup>. Any increase in development could put additional</p>

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<sup>196</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>197</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>198</sup> Winchester City Council (2013) Winchester District Local Plan Part 1 Open Space Strategy 2013-2014. Online at <http://www.winchester.gov.uk/planning/open-spaces/open-space-strategy-2013-14/> [accessed December 2013]

Winchester Town North	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 418; 423; 424; 2021; 2081; 2489; and 2542
	<p>pressure on these areas which could result in minor negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects of any new development but not address the shortfall. The certainty of positive effects could be increased if a requirement to provide additional open space on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural green space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.</p> <p>Site 2081 contains Equipped Children’s &amp; Young People’s Space<sup>199</sup> and if developed this would be lost. Given the shortfalls in this particular type of open space in Winchester Town and the shortfalls in this particular area of Winchester Town, development is considered likely to lead to major negative effects without mitigation.</p> <p>It is important to note that this area of Winchester is to accommodate the strategic allocation at Barton Farm. This new development will provide addition open space specifically in Allotments; Parks and Football Pitches and Natural Green Space<sup>200</sup>. This should help to relieve some of the shortfalls in this area.</p> <p>The following sites house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study<sup>201</sup>:</p> <ul style="list-style-type: none"> <li>■ Woodland<sup>202</sup> – site 2542 (in part).</li> </ul>

<sup>199</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>200</sup> CALA Homes (2012) Library for Barton Farm – Environmental Assessment (Socio-economic Chapter). Online at <http://www.bartonfarmwinchester.co.uk/highways-infrastructure/> [accessed December 2013]

<sup>201</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [accessed December 2013]

<sup>202</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town North			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 418; 423; 424; 2021; 2081; 2489; and 2542		
		<ul style="list-style-type: none"> <li>■ Tributary which flows into the River Itchen SAC and the River Itchen SSSI - sites 418 and 2021.</li> <li>■ Play areas – site 2081.</li> </ul> <p>Development at these sites could result in the loss of these assets or affect their setting and integrity leading to major negative effects. However, protection of green infrastructure is offered by CP 15 and opportunities exist for sites adjoining GI assets (2489 and 424) to improve the GI network but at present the delivery is uncertain. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</p>	
3	<b>Housing</b>  To provide good quality housing for all	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	++
4	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Some of the larger sites could provide mixed used development such as 418 and 1921 to provide additional services and business opportunities.</p> <p>Minor short-term positive effects may be realised through increase in employment during construction.</p> <p>The majority sites located in the North are considered to be too remote to support the town centre and their development may lead to major negative effects. However, site 2081 is within the settlement boundary and therefore it may have the potential for minor positive effects.</p> <p>For distances to town centre please see SA Objective 5.</p>	? --

Winchester Town North	
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5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p> <p>All sites are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Bus service frequency is every 30 - 60 minutes<sup>203</sup>. Development at any of the sites is likely to lead to major long-term positive effects on Transport.</p> <p>In terms of access to other services and facilities the following has been found<sup>204</sup>:</p> <ul style="list-style-type: none"> <li>■ Access to shops – Sites 418, 424, and 2081 are within 0 – 400 m of shops (major positive effects); sites 423, 2021, 2489 and 2542 are within 400 – 800 m of shops (minor positive effects).</li> <li>■ Access to Schools – Sites 423, 424, 2081 and 2489 are within 0 – 400 m of a school (major positive effects); site 2542 is within 400 – 800 m of a school (minor positive effects); and site 418 and 2021 are within 800 - 1600 m of a school (minor negative effects).</li> </ul> <p>It is important to note that this area of Winchester is to accommodate the strategic allocation at Barton Farm. This new development will provide shops, schools and other facilities as part of development. This could improve access to local services and facilities for all the sites in the north in the future.</p> <p>All sites are over 1600 m from the centre of Winchester and therefore are not considered to be in walking distance of the centre and as a result are likely to have major negative effects on this SA Objective.</p> <p>The Andover Road and Stockbridge Road experiences congestion during the AM peak 0800 to 0900 and observation suggests that these routes can have substantial queues in the Am Peak<sup>205</sup>. The main causes are the convergence of Stockbridge Road, Andover Road and Worthy Road/Worthy Lane at the City Road junction and the Southgate Street approach to the city centre from St Cross Road. It is likely that development at any of the site locations will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to</p>

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<sup>203</sup> Stage Coach Group Plc (2013) Stage Coach Bus timetables – Route 86, 7 3 and 68. Online at [www.stagecoachbus.com](http://www.stagecoachbus.com) [accessed December 2013]

<sup>204</sup> Google (2013) Google Earth. Online at [www.google.co.uk](http://www.google.co.uk) [accessed December 2013]

<sup>205</sup> MVA Consultancy (2008) Winchester District Local Development Framework Transport Assessment. Online at [www.winchester.go.uk](http://www.winchester.go.uk) [accessed December 2013]

Winchester Town North					
Sustainability Objective		Assessment of Effects			
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 418; 423; 424; 2021; 2081; 2489; and 2542			
		<p>major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>It is important to note that this area of Winchester is to accommodate the strategic allocation at Barton Farm. This new development will provide improvements to the Andover road and also includes a new park and ride (up to 200 cars)<sup>206</sup> which should relieve existing inbound congestion problems identified by the Transport Assessment 2008.</p>			
6	<p><b>Health</b></p> <p>To improve the health and well-being of all</p>	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments available for the North area of Winchester Town<sup>207</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore development at any of the sites is considered to have minor negative effects on Health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites 2489, 423, 424, and 2081 to improve accessibility (within 480m<sup>208</sup>) to the existing households in Andover Road/ Berewecke Road/ Berewecke Avenue and Harestock. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p>	<table border="1"> <tr> <td>-</td> <td>+</td> </tr> </table>	-	+
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<sup>206</sup> CALA Homes (2012) Library for Barton Farm – Environmental Assessment (Socio-economic Chapter). Online at <http://www.bartonfarmwinchester.co.uk/highways-infrastructure/> [accessed December 2013]

<sup>207</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>208</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [accessed December 2013]

Winchester Town North			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 418; 423; 424; 2021; 2081; 2489; and 2542	
		<p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health.</p> <p>Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA Objective 15.</p>	
7	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p>	<p>Sites 418 and 2021 partly fall within an area of medium to high flood risk zone (2 and/or 3)<sup>209</sup> and it is considered that development as proposed here could lead to major long-term negative effects on water. To avoid these major negative effects it would be suggested that the parts of the sites that are at risk from flooding should be excluded.</p> <p>In addition, all of the sites are located on major aquifers which are considered to be of high vulnerability<sup>210</sup>. A number of the sites are also located within a groundwater source protection zone 2 sites: 2489, 423, 424, and 2081<sup>211</sup>.</p> <p>All the sites which are located, in medium to high flood risk zones; on major aquifers with high vulnerability and in a groundwater source protection zone, are considered to have major negative effects on water.</p> <p>Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17.</p>	--
8	<p><b>Waste</b></p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy</p>	+

<sup>209</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

<sup>210</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

<sup>211</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

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	To ensure sustainable waste management	and Principles).	
9	<b>Climate Change</b> To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b> To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	+
11	<b>Biodiversity</b> To conserve and enhance biodiversity	There are no International, national or local nature conservation designations on any of the development sites <sup>212</sup> . However, sites 418 and 2021 house a tributary which flows into the River Itchen SAC and the River Itchen SSSI (approximately 2 km away) which is currently in unfavourable condition <sup>213</sup> . In addition, the ecological quality of the River Itchen is considered to be poor at present to the eastern side to which the tributary flows and it is not expected to improve in the future <sup>214</sup> . Therefore there could be potential for negative indirect effects on the River, SAC and SSSI	-- 0

<sup>212</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>213</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>214</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]



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	<p>surface water pollution during the short-term (during construction) and in the long-term. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified to neutral. However, the tributary could also provide additional habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>). This could lead to major negative effects on Biodiversity.</p> <p>The majority of the sites are bounded by hedgerows and trees (potential wildlife corridors) and as these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on Biodiversity with synergistic effects on Landscape if retained.</p> <p>The majority of the sites do not contain any BAP habitats with the exception of site 2542 which contains a small section of deciduous woodland<sup>215</sup> and the loss of this habitat as a result of development could lead to minor negative effects. Sites 418, 2489 and 424 are directly adjacent to a number of BAP priority habitats and therefore there is potential for negative indirect effects on the habitats through noise, light and surface water pollution during the short-term (during construction) and in the long-term. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified to neutral. Potential opportunities exist to extend the BAP habitats identified and create new ones as part of any development for the sites that adjoin these habitats and also for site 2021.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, SINC sites, and sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. However, Lapwings and Stone Curlews have been recorded<sup>216</sup> in the vicinity of sites which consist of agricultural land. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 – Biodiversity which should prevent any negative effects.</p>

<sup>215</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>216</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

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		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 418; 423; 424; 2021; 2081; 2489; and 2542	
12	<b>Heritage</b>  To protect and enhance built and cultural heritage	There are no listed buildings or Scheduled Monuments <sup>217</sup> , conservation areas, historic parks and gardens on or adjacent to the majority of the potential allocation sites. Site 418 is 100 m from two grade II listed buildings and an area designated as a County Historic Park and Garden, although it is separated from these by the main railway line and it is screened by a number of tall trees either side of the railway embankment. Therefore there are unlikely to be any significant effects.  The potential for archaeology assets are unknown at this stage although given the rich heritage of the Winchester Town, the potential is likely to be high on all sites. The likelihood of encountering archaeology is considered to be particularly high on sites 2489, 424 and 423 given that they are within 350 m of a Scheduled Monument. In addition, sites 2542, 2021, 418 borders align with the Andover Road which formed part of the roman road which connected Winchester to Salisbury <sup>218</sup> . Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. Mitigation is also provided by Winchester District Local Plan Policies HE1 – 8, HE14 and HE17. This should prevent/ reduce negative effects to neutral.	
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	Many of the sites which do not fall within the urban boundary of Winchester Town or which are not classified as Brownfield are considered to contain grade 3 agricultural land <sup>219</sup> . The sites which include agricultural land at grade 3 include: 2489 and 2542. As data is not generally available to confirm whether or not the grade 3 land is 3a or 3b, based on the precautionary principle, the loss of this land through development is considered to lead to major negative effects on soils in the long-term. However, data was available to confirm that the majority of sites 423, 424, 418 and 2021 do contain grade 3a agricultural land <sup>220</sup> and therefore there will be major negative effects on soils in the long-term.  Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable	

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<sup>217</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013]

<sup>218</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/>

<sup>219</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>220</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

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	<p>Zone.</p> <p>The sites which are located on Greenfield land outside of the settlement boundary include: 418, 2021, 2489 and 2542. Development on this land could be detrimental to the North of Winchester Town’s landscape character types of the Open Arable and Chalk and Clay Farmland<sup>221</sup> leading to minor negative effects. However, development on the sites which do not adjoin the settlement boundary such as 418, 2021 and 2489 could lead to major negative long-term effects on landscape. This area of Winchester Town is the site for a new strategic allocation which will lead to the development of a further 2000 dwellings and as a result any further urbanization or encroachment towards Kings Worthy and the A34 could be detrimental to the landscape character. Site 418 is of a particularly large size and therefore if developed as proposed could lead to the most significant negative effect on landscape without mitigation.</p> <p>Furthermore, sites 423, 424 and 2489 are within a settlement gap (Winchester – Littleton) as defined by policy CP18 of the Local Plan Part 1. Development of these sites could have further major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of Littleton and the North West of Winchester Town. However, if the development on these sites could be reduced and more GI incorporated to blend or soften any new development in the settlement gap which may reduce the magnitude of the negative effects on landscape down to minor.</p> <p>Site 2081 (in part) is located on Brownfield land within the settlement boundary and is thought to have fewer landscape constraints than the other areas and therefore it is considered to be less sensitive than other location in terms of impact on the setting of Winchester Town and other areas. Development of this site could lead to major positive effects if it contains poor quality structures or disused land and its removal as part of new development will improve the quality of the area.</p>

<sup>221</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [accessed December 2013]

Winchester Town North			
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14	<b>Built Environment</b>  To secure high standards of design	<p>All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision.</p> <p>In addition, it is likely that site 2081 is likely to meet the requirements of the St Barnabus West Neighbourhood Design Statement<sup>222</sup>.</p>	+
15	<b>Pollution</b>  Minimise local and global sources of pollution	<p>None of the sites are located within an AQMA and the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. Mitigation to deal with the negative effects associated with contamination is provided by Winchester Districts Local Plan Review (2008) saved policy DP13.</p> <p>Sites 2021 and 418 are directly adjacent to a sewage works which means that any new development could be significantly affected by odour and poor air quality leading to major negative effects. It would be recommended that an appropriate buffer zone is created which excludes sensitive residential development if they are to be taken forward.</p> <p>As part of the proposed strategic allocation area 1 studies, sites 418 and 2021 were appraised it was noted that Environmental Health Officer had reported noise from the A34 and the railway line would be an issue for properties nearest the source. Therefore there could be potential for minor negative effects with regard to noise and air quality under Pollution and also Health. It would be recommended that a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out to address the negative effects.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. All the sites which are located in medium to high flood risk zones; on major aquifers with high vulnerability and/ or in a groundwater source protection zone (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p>	-- -

<sup>222</sup> W.S. Atkins (2007) St Barnabus West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013]

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	Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites closest to the settlement which are brownfield in nature are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects).</p> <p>Compared to other areas of Winchester Town, this area is likely to be the least sensitive in terms of development affecting heritage assets and also Biodiversity assets. However, the likelihood of encountering archaeology is considered to be particularly high on sites 2489, 424 and 423 given that they are within 350 m of a Scheduled Monument. In addition, sites 2542, 2021, 418 borders align with the Andover Road which formed part of the roman road which connected Winchester to Salisbury.</p> <p>The landscape of this part of Winchester Town is of particular concern given that a large area of greenfield land has been allocated as a strategic allocation for approximately 2000 homes. Any further development on greenfield land would result in further urbanization and loss of Winchester Town's character.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study: 2542 (in part); 418; 2021; and 2081. Site 2081 if developed would result in the loss of a Equipped Children's &amp; Young People's Space and this type of open space in this particular area of Winchester Town and Winchester Town as a whole is in shortfall.</li> <li>■ Economy – The majority of sites (except 2081) located in the North are considered to be too remote to support the town centre.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that the Andover Road and Stockbridge Road already experiences congestion during the AM peak 0800 to 0900. All sites are over 1600 m from the centre of Winchester and therefore are not considered to be in walking distance of the centre.</li> </ul>	

Winchester Town North	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 418; 423; 424; 2021; 2081; 2489; and 2542
	<ul style="list-style-type: none"> <li>■ Water - All the sites as they are located in one or more of the following: in medium to high flood risk zones (part of 418 and 2021); on major aquifers with high vulnerability (all sites); and in a Groundwater Source Protection Zone (2489, 423, 424 and 2081).</li> <li>■ Biodiversity - Sites 418 and 2021 house a tributary which flows into the River Itchen SAC and the River Itchen SSSI (approximately 2 km away). The tributary could also provide additional habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>).</li> <li>■ Landscape and Soils – Sites within the settlement gap: 423, 424 and 2489. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 418, 2021 and 2489. Site 418 is of a particularly large size and given it is adjacent to a new strategic allocation which will lead to the development of a further 2000 dwellings and as a result any further urbanization or encroachment towards Kings Worthy and the A34 could be detrimental to the landscape character. Sites on or suspected to be on agricultural land grade 3a or above: 423, 424, 2489, 2542, 418 and 2021.</li> <li>■ Pollution - Sites 2021 and 418 are directly adjacent to a sewage works.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield site 2081 (in part)</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 418, 424 and 2081 are within 0 – 400 m of shops and Sites 423, 424, 2489 and 2081 are within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – site 2081 is located on Brownfield land within the settlement boundary and has fewer landscape constraints than the other areas and therefore is considered to be less sensitive than other locations in terms of impact on the setting of Winchester Town and other areas.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ The certainty of positive effects on infrastructure (and also health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall in the North and Winchester Town as a whole. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive</li> </ul>

Winchester Town North	
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	<p>effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</p> <ul style="list-style-type: none"> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ It would be recommended that a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out before development occurs on sites 2021 and 418 to address the negative effects resulting from proximity to the A34.</li> <li>■ If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.</li> <li>■ Sites 418 and 2021 partly fall within an area of medium to high flood risk zone and it is suggested, to avoid these major negative effects on water, that the parts of the sites that are at risk from flooding being excluded from development.</li> </ul>

Winchester Town North East							
Sustainability Objective	Assessment of Effects						
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1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites 341, Silver Hill, 2585 (in part) and 2539 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policy WT1 is applicable to all sites. WT1 requires the development and redevelopment of existing premises and sites and other opportunities within and adjoining the defined built up area of Winchester to deliver some 2000 homes. Development of sites outside of and which do not adjoin the settlement boundary are unlikely to meet the requirements of WT1 leading to minor negative effects. These sites include 2536 and 2507. All other sites are expected to support this policy and therefore lead to minor positive effects.</p> <p>It is anticipated that any increase in development around the town could potentially accommodate an increase in demand for local services and community facilities. All sites could contribute to community facilities under CP21. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (between 0 - 800 m) to provide additional facilities which would be easily accessible to the existing community of Winchester Town. The majority of sites (except for 2470, 2507 and 2558) could achieve these opportunities leading to minor positive effects. Sites 2470, 2507 and 2558 are considered to have relatively poor access to most services and facilities (over 800 m) and their development therefore could lead to minor negative effects for this Objective.</p> <p>Distances to services are discussed under SA Objective 5.</p>	<table border="1"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffff00; color: black;">-</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffff00; color: black;">-</td> </tr> </table>	+	-	+	-
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2	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>		
	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA Objective.</p> <p>Shortfalls have been identified for three types of open space in Winchester Town as a whole including: Equipped Children’s &amp; Young People’s Space; Informal Green Space; and Parks, Sports and Recreation Grounds (Parks only)<sup>223</sup>. The shortfalls in open space identified for the North East of Winchester Town include<sup>224</sup>:</p> <ul style="list-style-type: none"> <li>■ Allotments – City Centre.</li> <li>■ Informal Green Space – North East Winnall.</li> <li>■ Natural Green Space – Abbots Barton (West of Worthy Road).</li> <li>■ Parks and Recreation Grounds – Park Road and North West Abbots Barton.</li> </ul> <p>None of the sites (except 2558) will result in the loss of open space identified in the Winchester District Open Space Strategy 2013/14<sup>225</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall which could result in minor negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects of any new development but not address the shortfall. The certainty of positive effects could be increased if a requirement to provide additional open space on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural green space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC.</p>		
	<table border="1" style="float: right;"> <tr> <td style="background-color: #ff8c00;">--</td> <td style="background-color: #92d050;">+</td> </tr> </table>	--	+
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<sup>223</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>224</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>225</sup> Winchester City Council (2013) Winchester District Local Plan Part 1 Open Space Strategy 2013-2014. Online at <http://www.winchester.gov.uk/planning/open-spaces/open-space-strategy-2013-14/> [accessed December 2013]

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		<p>There could also be positive synergistic effects on landscape from provision of additional open space.</p> <p>Site 2558 contains Equipped Children's &amp; Young People's Space<sup>226</sup> and Informal Green Space and if developed this would be lost. Given the shortfalls in this particular type of open space in Winchester Town and the shortfalls in this particular area of Winchester Town, development is considered likely to lead to major negative effects without mitigation.</p> <p>The following sites house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study<sup>227</sup>:</p> <ul style="list-style-type: none"> <li>■ Woodland<sup>228</sup> – site 2536.</li> <li>■ Informal green space/ play areas – Site 2558.</li> </ul> <p>Development at these sites could result in the loss of these assets or affect their setting and integrity leading to major negative effects. However, protection of green infrastructure is offered by CP 15 and opportunities exist for sites containing GI assets and also for sites adjoining them (2507, 2470, 2536 and 2486) to improve the GI network but the delivery of positive effects is uncertain. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</p>	
<b>3</b>	<b>Housing</b>	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA	<b>++</b>

<sup>226</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>227</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [accessed December 2013]

<sup>228</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

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	To provide good quality housing for all	Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.			
4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Some of the larger sites could provide mixed used development such as 2507 to provide additional services and business opportunities.</p> <p>Minor short-term positive effects may be realised through increase in employment during construction.</p> <p>Silver hill could result in the loss of a small amount of employment land leading to minor negative effects, and minor indirect negative effects on health through the loss of a GP surgery, and transport through the loss of the bus station, unless these are to be redeveloped as part of the scheme.</p> <p>Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre within 800 m (341, 2486, 2470, , 2558 and 2585) to help implement the recommendations and also to reinforce the town centre use improving it's' vitality and viability. Development of these sites is likely to lead to minor positive effects in both the medium and long terms. Site 2507 is relatively remote from Winchester Town and is closer to the centres of Headbourne Worthy and Kings Worthy and therefore it is not likely to support the vitality and viability of Winchester Town leading to minor negative effects.</p> <p>Sites 2486, 2585 and 2539 could offer the opportunity to expand/ redevelop the existing Winnall Trading Estate which is an important source of employment for Winchester. Development there</p>	<table border="1"> <tr> <td>?</td> <td>+</td> </tr> </table>	?	+
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Winchester Town North East			
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		<p>therefore could lead to minor positive effects.</p> <p>For distances to town centre please see SA Objective 5.</p>	
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>All sites (except for 2486) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Bus service frequency is every 15 – 30 minutes<sup>229</sup>. Development at any of the sites above is likely to lead to major long-term positive effects on Transport. Site 2486 is within 400 – 800 m of a bus stop and therefore development is likely to lead to minor positive effects.</p> <p>In terms of access to other services and facilities the following has been found<sup>230</sup>:</p> <ul style="list-style-type: none"> <li>■ Access to shops – Sites 341, 2486 and 2539 (also 2585 and Silver Hill not surveyed), and are within 0 – 400 m of shops (major positive effects); and sites 2470, 2507, 2536, and 2558, are within 800 – 1600 m of shops (minor negative effects).</li> <li>■ Access to Schools – Sites 2486(also 2585 and Silver Hill not surveyed), and 341 are within 0 – 400 m of a school (major positive effects); sites 2536 and 2539 are within 400 – 800 m of a school (minor positive effects); and sites 2470, 2507, and 2558, are within 800 - 1600 m of a school (minor negative effects).</li> </ul> <p>Sites 341 and Silver Hill are within 0 – 400 m of the town centre and are therefore deemed to be easily accessible leading to major positive effects. Redevelopment of the Silver Hill site may result in the loss of the existing bus station, which has the potential for minor negative effects on transport. Site 2072 is within 400 to 800 m of the town centre and therefore is it accessible leading to minor positive effects. Sites 2558, 2470, 2536, 2486, 2539 and 2585 are between 800 – 1600 m from the centre of Winchester (high street) and as a result they are considered to be remote in terms of walking distance and therefore their development could lead to minor negative effects. Site 2507</p>	+ +

<sup>229</sup> Stage Coach Group Plc (2013) Stage Coach Bus timetables – Routes 1 and Spring. Online at [www.stagecoachbus.com](http://www.stagecoachbus.com) [accessed December 2013]

<sup>230</sup> Google (2013) Google Earth. Online at [www.google.co.uk](http://www.google.co.uk) [accessed December 2013]

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	<p>is over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre and as a result to have major negative effects on this SA Objective.</p> <p>Traffic congestion has been identified around junction 9 of the M3 and at certain times of the day the traffic is backed up from the Tesco roundabout almost as far as the Spitfire roundabout<sup>231</sup>. Funding is allocated for improvements to junction 9 in 2013 which may alleviate some congestion there is still likely to be substantial traffic from the M3 and A34<sup>232</sup>. A major enhancement scheme is under consideration which if agreed will happen during the period 2015 – 2019<sup>233</sup>. This is also confirmed by the Winnall Community Plan<sup>234</sup>. Further development on sites 2486 and 2539 is likely to exacerbate existing transport congestion at junction 9 leading to minor negative effects in the long-term unless mitigation is provided. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>In addition, the Worthy Road to Alresford experiences congestion during the AM peak 0800 to 0900 and observation suggests that these routes can have substantial queues in the Am Peak<sup>235</sup>. The main causes are the convergence of Stockbridge Road, Andover Road and Worthy Road/Worthy Lane at the City Road junction and the Southgate Street approach to the city centre from St Cross Road. It is likely that development at the other sites will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is</p>

<sup>231</sup> Chilcomb Parish Council (May 2013) The Chilcomb Parish Plan. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>232</sup> Chilcomb Parish Council (May 2013) The Chilcomb Parish Plan. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>233</sup> Chilcomb Parish Council (May 2013) The Chilcomb Parish Plan. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>234</sup> The Winnall Community (2011) The Winnall Community Plan. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>235</sup> MVA Consultancy (2008) Winchester District Local Development Framework Transport Assessment. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013]

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		provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. Site 2539 are within 150 m of National Cycle Route 23 and as a result there could be opportunities to enhance the existing cycle route which would lead to positive effects if a requirement was inserted into the site allocation policy wording.			
6	<p><b>Health</b></p> <p>To improve the health and well-being of all</p>	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments available in this area of Winchester Town<sup>236</sup>. Any increase in development will increase the need for allotments, making the shortfall greater and therefore development at any of the sites is considered to have minor negative effects on Health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites within settlement boundary (341, 2072, Silver Hill and 659) to improve accessibility (within 480m) to the existing households in the City centre. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health.</p>	<table border="1"> <tr> <td>-</td> <td>+</td> </tr> </table>	-	+
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<sup>236</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

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		Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.	
7	<b>Water</b>  To protect, enhance and manage water resources in a sustainable way	Sites 2536, Silver Hill and 341 either in whole or in part fall within an area of medium to high flood risk zone (2 and 3) and all of the sites are located on major aquifers which are all considered to be of high vulnerability <sup>237</sup> . It would be recommended that sites which partly fall within areas of flood risk were reduced in size to exclude the parts which are at risk from flooding to prevent the major negative effects. Therefore, development on any of these sites could lead to major long-term negative effects on water.  Short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas. Mitigation for surface water run-off is provided under CP17 – Flooding, Flood risk and the Water Environment which should reduce/ prevent any negative effects.	--
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and	+

<sup>237</sup> Environment Agency (2013) Maps. Online at (<http://maps.environment-agency.gov.uk>) [accessed December 2013]

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	To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	
10	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).	+
11	<b>Biodiversity</b>  To conserve and enhance biodiversity	There are no international, national or local nature conservation designations on any of the development sites <sup>238</sup> . However, sites 2507, 2536, Silver Hill and 2486 are directly adjacent to the River Itchen SAC and the River Itchen SSSI which is currently in unfavourable condition <sup>239</sup> . In addition, the ecological quality of the river is considered to be poor at present to the eastern side (sites 2486 and 2585) and be good on the western side (sites 2507, 2536 and 2470) and the eastern side it is not expected to improve in the future <sup>240</sup> . Therefore there could be potential for negative indirect effects on the River, SAC and SSSI through noise, light and surface water pollution during the short-term (during construction) and in the long-term. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified neutral. However, site 2536 also contains the BAP priority habitat of deciduous woodland <sup>241</sup> which could provide supporting	-- 0

<sup>238</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>239</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>240</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013].

<sup>241</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].



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	<p>habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>). This could lead to major negative effects on Biodiversity.</p> <p>The majority of the sites are bounded by hedgerows and trees (potential wildlife corridors) and as these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details). However, Lapwings and Stone Curlews have been recorded<sup>242</sup> in the vicinity of sites which consist of agricultural land. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 – Biodiversity which should prevent any negative effects.</p>
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p> <p>There are no listed buildings or Scheduled Monuments<sup>243</sup>, conservation areas, historic parks and gardens on the majority of the potential allocation sites. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should reduce/ prevent any negative effects.</p> <p>A number of the sites are within 100 m of a number of designated heritage assets and therefore these could have the potential to indirectly affect the designated asset leading to minor negative effects. The sites include: 2507 and Silver Hill (adjacent to a Scheduled Monument and 2507 is also near to a County Historic park and Garden); and 2558, 2470, 2536, and 341 (listed Buildings). Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should reduce/ prevent any negative effects.</p>

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<sup>242</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>243</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013].

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	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 341, 2470, 2486, 2507, 2536, 2539, 2558, 2585 and Silver Hill
	<p>Silver Hill is within the Winchester Conservation Area and is adjacent to a number of Listed Buildings<sup>244</sup> and therefore has the potential for major negative long-term effects on heritage.</p> <p>The potential for archaeology assets are unknown at this stage although given the rich heritage of the Winchester Town, the potential is likely to be high on all sites. Site 2507, which is within 500 m of a Scheduled Monument, has a particularly high potential to encounter archaeology if developed. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.</p>
13	<p><b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p> <p>Site 2536 is considered to be located on grade 4 agricultural land<sup>245</sup> which is of poor quality and therefore their loss could lead to minor negative effects in the long-term.</p> <p>Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable Zone.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 2507 and under site 2536<sup>246</sup>. These reserves are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p>

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<sup>244</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013].

<sup>245</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>246</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [accessed December 2013]

Winchester Town North East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 341, 2470, 2486, 2507, 2536, 2539, 2558, 2585 and Silver Hill
	<p>Sites 2486 and 2885 (in part) are located within the South Downs National Park<sup>247</sup>. Development here could be detrimental to the purposes of the National Park if developed as proposed which could lead to major long-term negative effects.</p> <p>The sites which are located on Greenfield land outside of the settlement boundary include: 2470, 2486, 2507, 2536 and 2885. Development on this land could be detrimental to the North East of Winchester Town's landscape character types of the River Valley Side and River Valley Floor <sup>248</sup> leading to minor negative effects. However, development on the sites which do not adjoin the settlement boundary such as 2507 and 2536 could lead to major negative long-term effects on landscape.</p> <p>The development of Greenfield site2558 within the settlement boundary is considered to lead to minor negative effects.</p> <p>Furthermore, site 2570 is within a settlement gap (Winchester – Kings Worthy/ Headborne Worthy) as defined by policy CP18 of the Local Plan Part 1. Development of this site could have further major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of Kings Worthy/ Headborne Worthy and the North East of Winchester Town. However, if the development on this site could be reduced and more GI incorporated to blend or soften any new development in the settlement gap which may reduce the magnitude of the negative effects on landscape down to minor.</p> <p>Sites 341, Silver Hill, 2585 (in part) and 2539 are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are</p>

<sup>247</sup> Natural England (2009) South Downs national Park Designation Confirmation. Online at [http://www.naturalengland.org.uk/Images/map-46\\_tcm6-14912.pdf](http://www.naturalengland.org.uk/Images/map-46_tcm6-14912.pdf) [accessed December 2013].

<sup>248</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [accessed December 2013].

Winchester Town North East			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 341, 2470, 2486, 2507, 2536, 2539, 2558, 2585 and Silver Hill		
		considered to be less sensitive than other location in terms of impact on the setting of Winchester Town and other areas. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.	
<b>14</b>	<b>Built Environment</b>  To secure high standards of design	All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision.  It is likely that the development of sites 2486, 2539 and 2585 could help to achieve the majority of actions set out in the Winnall Community Plan leading to minor positive effects <sup>249</sup> .	+
<b>15</b>	<b>Pollution</b>  Minimise local and global sources of pollution	None of the sites contain overhead power cables.  The potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. However, sites 2536 2486 and 2585 are adjacent to historic landfill sites and therefore the potential for contamination is more likely. Mitigation is provided by Winchester Districts Local Plan Review (2008) saved policy DP13 which should reduce/ prevent any potential negative effects resulting from contamination.  Silver Hill is within the Winchester AQMA and therefore there is potential for major negative effects resulting from development through increasing emissions but also negative effects on sensitive new residential development.  Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on Pollution and Health. All the sites which are located in medium to high flood risk zone, on major aquifers with high or intermediate vulnerability, and/ or in a groundwater source protection zone (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development. Appropriate phasing of sites, time restrictions	-    --

<sup>249</sup> The Winnall Community (2011) The Winnall Community Plan. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

Winchester Town North East	
Sustainability Objective	Assessment of Effects
	on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites closest to the settlement, which are brownfield in nature are likely to positively progress the majority of the SA Objectives compared to other sites. This area of Winchester Town has a wealth of heritage assets which could make it particularly sensitive to new development. The majority of the sites have good access or are in close proximity to the main town centre. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic is a particular problem and could be worsened); Biodiversity (particularly sensitive due to proximity to international and national nature conservation designations); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p><b>Key Negative Effects:</b></p> <p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2536, and 2558. Site 2558 (in part) if developed would result in the loss of Equipped Children’s &amp; Young People’s Space and this type of open space in this particular area of Winchester Town and Winchester Town as a whole is in shortfall.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that the Worthy Road to Alresford experiences congestion during the AM peak 0800 to 0900. Site 2507 is over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre.</li> <li>■ Water - Sites 2536, Silver Hill and 341 either in whole or in part fall within an area of medium to high flood risk zone (2 and/or 3) and all of</li> </ul>	

Winchester Town North East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 341, 2470, 2486, 2507, 2536, 2539, 2558, 2585 and Silver Hill
	<p>the sites are located on major aquifers which are all considered to be of high vulnerability.</p> <ul style="list-style-type: none"> <li>■ Biodiversity - Site 2536 is adjacent the River Itchen SSSI and SAC and contains the BAP priority habitat of deciduous woodland<sup>250</sup> which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>).</li> <li>■ Landscape and Soils – Site 2570 is within a settlement gap (Winchester – Kings Worthy/ Headborne Worthy) as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 2507 and under site 2536. Site 2486 and part of site 2585 are located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2507 and 2536. Site 2507 on or suspected to be on agricultural land grade 3a or above.</li> <li>■ Heritage – Silver Hill is within the Winchester Conservation Area and is adjacent to a SAM and number of Listed Buildings.</li> <li>■ Pollution – Silver Hill is within the AQMA.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 34, Silver Hill1 and 2539.</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 2486) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Site 341 is within 0 – 400 m of the town centre and is therefore deemed to be easily accessible from the centre. Site 341 is within 0 – 400 m of shops and schools and 2539 is within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – Sites 341, Silver Hill and 2539 are located on Brownfield land within the settlement boundary.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ The certainty of positive effects on infrastructure (and also health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.</li> </ul>

<sup>250</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town North East	
Sustainability Objective	Assessment of Effects
	<ul style="list-style-type: none"> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.</li> <li>■ It would be recommended that sites which partly fall within areas of flood risk were reduced in size to exclude the parts which are at risk from flooding to prevent the major negative effects on Water.</li> </ul>

Winchester Town South East						
Sustainability Objective	Assessment of Effects					
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590					
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 2474 (in part), 1951 (part), 2417 and 1831, should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policy WT1 is applicable to all sites. WT1 requires the development and redevelopment of existing premises and sites and other opportunities within and adjoining the defined built up area of Winchester to deliver some 2000 homes. Development of sites outside of and which do not adjoin the settlement boundary are unlikely to meet the requirements of WT1 leading to minor negative effects. These sites include: 1831; and 2437. All other sites are expected to support this policy and therefore lead to minor positive effects.</p> <p>It is anticipated that any increase in development around the town could potentially accommodate an increase in demand for local services and community facilities. All sites could contribute to community facilities under CP21. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (between 0 - 800 m) to provide additional facilities which would be easily accessible to the existing community of Winchester Town. The majority of sites (except for 2437) could achieve these opportunities leading to minor positive effects. Site 2437 is considered to have relatively poor access to most services and facilities (over 800 m) and its development therefore could lead to minor negative effects for this Objective.</p> <p>Distances to services are discussed under SA Objective 5.</p>				
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Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
<p><b>2</b></p> <p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>Shortfalls have been identified for three types of open space in Winchester Town as a whole including: Equipped Children’s &amp; Young People’s Space; Informal Green Space; and Parks, Sports and Recreation Grounds (parks only)<sup>251</sup>. The shortfalls in open space identified for the South East of Winchester Town include<sup>252</sup>:</p> <ul style="list-style-type: none"> <li>■ Allotments – City Centre.</li> <li>■ Natural Space – Highcliffe.</li> </ul> <p>Apart from site 2471, none of the sites will result in the loss of open space identified in the Winchester District Open Space Strategy 2013/14<sup>253</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall which could result in minor negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects of any new development but not address the shortfall. The certainty of positive effects could be increased if a requirement to provide additional open space on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.</p> <p>Site 2417 contains a large area of sports ground and if developed this would be lost. Although this</p>

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<sup>251</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>252</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>253</sup> Winchester City Council (2013) Winchester District Local Plan Part 1 Open Space Strategy 2013-2014. Online at <http://www.winchester.gov.uk/planning/open-spaces/open-space-strategy-2013-14/> [accessed December 2013].

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590	
		<p>type of open space is not in shortfall in Winchester as a whole, its removal would remove access to this type of open space in this part of Winchester Town and therefore its loss is considered likely to lead to major negative effects.</p> <p>The following sites house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study<sup>254</sup>:</p> <ul style="list-style-type: none"> <li>■ Woodland<sup>255</sup> – site 1951.</li> <li>■ Sports ground – site 2417.</li> </ul> <p>Development at these sites could result in the loss of these assets or affect their setting and integrity leading to major negative effects. However, protection of green infrastructure is offered by CP 15 and opportunities exist for sites containing GI assets and also for sites adjoining them to improve the GI network but the delivery of positive effects is uncertain. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on infrastructure and also synergistic positive effects on landscape and biodiversity.</p>	
<b>3</b>	<b>Housing</b>  To provide good quality housing for all	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	++
<b>4</b>	<b>Economy and Employment</b>	It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage.	? +

<sup>254</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [accessed December 2013].

<sup>255</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	<p>To maintain the buoyant economy and develop greater diversity that meets local needs</p> <p>Some of the larger sites could provide mixed used development such as 2417, 1831 and 2538 to provide additional services and business opportunities.</p> <p>Minor short-term positive effects may be realised through increase in employment during construction.</p> <p>Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre within 800 m (1951, 2134, 2417, 2474 and 2590) to reinforce the town centre use improving its vitality and viability. Development of these sites is likely to lead to minor positive effects in both the medium and long terms. Sites 1831, 2437 and 2538 are considered to be remote from the Town centre and therefore are unlikely to support the vitality and viability of the town center leading to minor negative effects in the long-term.</p> <p>For distances to town centre please see SA Objective 5.</p>
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p> <p>All sites (except for 2437 and 1831) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester's centre. Bus service frequency is every 60 minutes<sup>256</sup>. Development at any of the sites above is likely to lead to major long-term positive effects on Transport. Site 1831 is within 400 – 800 m of a bus stop and therefore development is likely to lead to minor positive effects. Site 2437 is over 1600 m to a bus stop and therefore development is likely to lead to major negative effects.</p> <p>In terms of access to other services and facilities the following has been found<sup>257</sup>:</p> <ul style="list-style-type: none"> <li>■ Access to shops – Sites 1831, 1951, 2134, 2417, 2474, and 2538 are within 0 – 400 m of shops (major positive effects); and site 2437 is within 800 – 1600 m of shops (minor negative effects).</li> <li>■ Access to Schools – Sites 2417 and 2474 are within 400m of a school. Sites 1831, 1951, 2134 and 2538 are within 400 – 800 m of a school (minor positive effects); and site 2437 is over 1600 m (major negative effects).</li> </ul>

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<sup>256</sup> Stage Coach Group Plc (2013) Stage Coach Bus timetables – Route 4. Online at [www.stagecoachbus.com](http://www.stagecoachbus.com) [accessed December 2013].

<sup>257</sup> Google (2013) Google Earth. Online at [www.google.co.uk](http://www.google.co.uk) [accessed December 2013].

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590	
		<p>Sites 1951, 2134 and 2590 are within 0 – 400 m of the town centre and therefore are deemed to be easily accessible leading to major positive effects. Site 2417 and 2474 is within 400 to 800 m of the town centre and therefore is it accessible leading to minor positive effects. Sites 1831 and 2538 are between 800 – 1600 m from the centre of Winchester and as a result they are considered to be remote and therefore their development could lead to minor negative effects. Site 2437 is over 1600 m from the centre of Winchester is therefore considered not to be in walking distance of the centre and as a result to have major negative effects on this SA Objective.</p> <p>Issues of traffic management at junction of East Hill and Peterfields Road have been identified.<sup>258</sup> As a result it is likely that development at any of the site locations will increase traffic at this junction but also on local roads, particularly during construction, leading to short and long-term minor negative effects. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>Sites 1951 and 2417 are within 150 m of National Cycle Route 23 and as a result there could be opportunities to connect these sites or enhance the existing cycle route which would lead to positive effects if a requirement was inserted into the site allocation policy wording.</p>	
6	Health	All sites could provide the opportunity to contribute towards additional allotment land to address the new demand from any additional development proposed. Greater opportunities exist for the	- +

<sup>258</sup> St Giles Hill Residents & Winchester City Council (2011) St Giles Hill Neighbourhood Design Statement. Online at <http://www.winchester.gov.uk/planning-policy> [accessed December 2013].

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590	
	To improve the health and well-being of all	<p>sites 2134, 1951 to improve accessibility (within 480m<sup>259</sup>) to the existing households in the City centre. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on Health and also well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on Health.</p> <p>Furthermore, sites 1831, 2417, 2437, 2474 and 2538 are in a Radon Action Required Area<sup>260</sup> which means that there could be minor negative effects on Health if developed.</p> <p>Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under SA Objective 15.</p>	
7	<b>Water</b> To protect, enhance	Sites 2134 and 2417 fall partly within and site 1951 falls within an area of medium to high flood risk zone (2 and/or 3) <sup>261</sup> and it is considered that development as proposed here could lead to major long-term negative effects on water. It would be recommended that sites 2417, 2134 be reduced	-- -

<sup>259</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [accessed December 2013].

<sup>260</sup> Winchester City Council (December 2012) Information from the Council GIS database

<sup>261</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
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	and manage water resources in a sustainable way	<p>in size to exclude the parts which are at risk from flooding to prevent the major negative effects. In addition, all of the sites except for 2437 are located on major aquifers which are considered to be of high vulnerability<sup>262</sup>. All the sites which are located in medium to high flood risk zones and on major aquifers with high or intermediate vulnerability are considered to have major negative effects on water.</p> <p>Any short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas are addressed by the mitigation provided by CP17.</p>	
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero	+

<sup>262</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013]

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	To promote the sustainable design and construction of buildings and places
11	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p> <p>There are no International, national or local nature conservation designations on any of the development sites<sup>263</sup>. However, site 1951 is directly adjacent to the River Itchen SAC and the River Itchen SSSI which is currently in unfavourable condition<sup>264</sup>. In addition, the ecological quality of the river is considered to be poor at present and it is not expected to improve in the future<sup>265</sup>. Therefore there could be potential for negative indirect effects on the River, SAC and SSSI through noise, light and surface water pollution during the short-term (during construction) and in the long-term. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified to neutral. Site 1951 also contains the BAP priority habitat of and deciduous woodland<sup>266</sup>. In addition, site 1951 may contain the BAP priority habitat of Coastal and Floodplain Grazing Marsh<sup>267</sup>; however, the effects are considered to be uncertain at this stage until lower level assessment are carried out.</p> <p>The majority of the sites are bounded by hedgerows and trees (potential wildlife corridors) and as these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, the SINC site, sites with wildlife corridors and sites with Tree</p>

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<sup>263</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>264</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>265</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013].

<sup>268</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>268</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	<p>Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. Temporary disturbance may be likely during construction. However, Lapwings and Stone Curlews have been recorded<sup>268</sup> in the vicinity of sites which consist of agricultural land. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 – Biodiversity which should prevent any negative effects.</p>
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p> <p>Site 2134 is located within the Winchester Cathedral Close Scheduled Monument; however, there is likely to be some potential for development it is not considered an absolute constraint an absolute constraint. Some of the site houses are listed buildings which if developed could result in their loss leading to major negative effects. Site 2134 is located within the Winchester Cathedral Close Scheduled Monument and contains a number of listed buildings.</p> <p>The site is also located within the Winchester Town Conservation Area and is within 100 m of other listed buildings and a County historic Parks and Garden. However any indirect negative effects on these particular heritage assets is likely to be prevented/ reduced by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles.</p> <p>Sites 1951 and 2590 are also located within the Winchester Town Conservation Area and therefore there is potential for minor negative effects in the short-term (construction) and the long-term (operation and then decommissioning). Site 1951 is also adjacent to a Scheduled Monument, a county historic park and garden and in close proximity to several listed structures<sup>269</sup>. The development of this site could have the potential to directly affect the setting of the heritage assets. Again, protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.</p> <p>Furthermore, the potential for archaeology assets are unknown at this stage although given the</p>

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<sup>268</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>269</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013]



Winchester Town South East					
Sustainability Objective	Assessment of Effects				
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590				
	rich heritage of the area, the potential is likely to be high on all sites. Sites 1951, 2134 and 2590, which are within 500 m of a Scheduled Monument, are considered to have a particularly high potential to encounter archaeology if developed. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.				
<b>13</b>	<b>Landscape &amp; Soils</b>				
To protect and enhance the character and quality of the landscape of Winchester District	<p>Many of the sites within this part of Winchester Town fall within the urban boundary of Winchester Town and do not contain agricultural land<sup>270</sup>. However, site 2437 contains agricultural land which has been recorded as grade 2. As a result, the loss of this land through development is considered to lead to major negative effects on soils in the long-term.</p> <p>Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable Zone.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under site 1951<sup>271</sup>. These are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>Site 2437 is located within the South Downs National Park<sup>272</sup>. Development here could be detrimental to the purposes of the National Park if developed as proposed which could lead to major long-term negative effects.</p>				
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<sup>270</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>271</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [accessed December 2013].

<sup>272</sup> Natural England (2009) South Downs national Park Designation Confirmation. Online at [http://www.naturalengland.org.uk/Images/map-46\\_tcm6-14912.pdf](http://www.naturalengland.org.uk/Images/map-46_tcm6-14912.pdf) [accessed December 2013].

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590	
		<p>The sites which are located on Greenfield land outside of the settlement boundary include: 2417, 2437 and 2538. Development on this land could be detrimental to the South East of Winchester Town's landscape character types of River Valley side and Open Arable<sup>273</sup> leading to minor negative effects. However, development on the Greenfield sites which do not adjoin the settlement boundary such as 2437 could lead to major negative long-term effects on landscape.</p> <p>Sites 1831, 2417 and 2538 contain trees with tree preservation orders and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if this site is to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</p> <p>Sites 2134, 2474 and 2590 are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of Winchester Town and other areas. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p>	
14	Built Environment	All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality	- +

<sup>273</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [accessed December 2013].

Winchester Town South East			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590	
	To secure high standards of design	design) and vision.  Site 2471 is opposite a panoramic view identified to be protected in the St. Giles Hill Neighbourhood Design Statement. Development here could impair the view leading to minor negative effects <sup>274</sup> .	
15	<b>Pollution</b>  Minimise local and global sources of pollution	<p>Site 2590 is partly within an AQMA, but none of the sites have overhead power cables. All the sites which are located in medium to high flood risk zones and on major aquifers with high or intermediate vulnerability (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. Site 2417 is adjacent to a waste processing depot where non-hazardous waste as well as asbestos waste has been disposed-deposited in or on the land. Mitigation is provided by Winchester Districts Local Plan Review (2008) saved policy DP13 to reduce any negative effects.</p> <p>Sites 2538 and 1831 are within 100 m of the M3 and as a result there could be air quality and noise issues at the sites leading to minor negative effects. It would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out to address the negative effects. In addition, site 2437 is located adjacent to a sewage farm and within 50 m of a rifle range (ranges are normally open 6 days a week with firing times between 0800 and 1630 hrs<sup>275</sup>) which could lead to major negative effects with regard to odour, noise and air quality. As recommended for sites 2538 and 1831, a noise and air quality (to include odour) assessment should be carried out which should confirm effects and provide suitable mitigation as appropriate.</p>	- --

<sup>274</sup> St Giles Hill Residents & Winchester City Council (2011) St Giles Hill Neighbourhood Design Statement. Online at <http://www.winchester.gov.uk/planning-policy> [accessed December 2013].

<sup>275</sup> Defence Estates (no date) ATE Home Counties – Facilitating Training and Protecting the Environment. Ministry of Defence. Online at [http://www.normandycoysomersetarmycadetforce.org.uk/Downloads/Defence\\_Estates\\_Home\\_Counties\\_Users\\_Guide.pdf](http://www.normandycoysomersetarmycadetforce.org.uk/Downloads/Defence_Estates_Home_Counties_Users_Guide.pdf) [accessed December 2013]

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on pollution. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that most of the sites are likely to positively progress the majority of the SA Objectives compared to sites in the other areas of Winchester Town. Most are within or adjoin the settlement boundary. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic); Pollution (proximity to M3); Landscape; Biodiversity (particularly sensitive due to proximity of SAC and SSSI) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. There are a number of heritage assets within the area with a high potential for archaeology to be present.</p> <p><b>Key Negative Effects:</b></p> <p>Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 1951 and 2417. Site 2417 contains a large area of sports ground and if developed this would be lost. Although this type of open space is not in shortfall in Winchester overall, its removal would remove access to this type of open space in this part of Winchester Town.</li> <li>■ Transport – Site 2437 is over 1600 m to a bus stop and is over 1600 m from a school. Site 2437 is over 1600 m from the centre of Winchester and therefore is considered not to be in walking distance of the centre.</li> <li>■ Water - Sites 2417 and 2134 fall partly within and site 1951 falls within an area of medium to high flood risk zone (2 and/or 3). In addition, all of the sites except for 2437 are located on major aquifers which are considered to be of high vulnerability.</li> <li>■ Heritage – Site 2134 is located within the Winchester Cathedral Close Scheduled Monument and contains a number of listed buildings. However, there is likely to be some potential for development it is not considered an absolute constraint an absolute constraint.</li> <li>■ Landscape and Soils – There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under site. Site 2437 is</li> </ul>	

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	<p>also located within the South Downs National Park. Site 2437 is on Greenfield land outside of the settlement boundary and is located on agricultural land grade 2.</p> <ul style="list-style-type: none"> <li>■ Pollution - Site 2437 is located adjacent to a sewage farm and within 50 m of a rifle range. Site 2590 is partly within the AQMA.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1831, 1951 (part), 2134, 2474 and 2590 .</li> <li>■ Housing – All sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 1831 and 2437) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 1831, 1951, 2134, 2417, 2474 and 2538 are within 0 – 400 m of shops. Sites 1951, 2134 and 2590 are within 0 – 400 m of the town centre are therefore are deemed to be easily accessible.</li> <li>■ Landscape and Soils – Sites 2134, 2474 and 2590 are located on Brownfield land within the settlement boundary.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and in particular reduce recreational pressure on the River Itchen SAC. There could also be positive synergistic effects on landscape from provision of additional open space.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ Sites 2538 and 1831 are within 100 m of the M3 and as a result there could be air quality and noise issues. It would be recommended a noise assessment, an air quality assessment and an EMP (construction &amp; occupation) including monitoring should be carried out to address the negative effects on Pollution.</li> <li>■ Site 2437 is located adjacent to a sewage farm and within 50 m of a rifle range could lead to major negative effects with regard to odour, noise and air quality. It would be recommended that a noise and air quality (to include odour) assessment should be carried out which should confirm effects and provide suitable mitigation as appropriate.</li> </ul>

Winchester Town South East	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 1831, 1951, 2134, 2417, 2437, 2474, 2538 and 2590
	<ul style="list-style-type: none"> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</li> <li>■ Sites 1831, 2417 and 2538 contain trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if this site is to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ It would be recommended that sites 1951, 2417 and 2134 be reduced in size to exclude the parts which are at risk from flooding to prevent the major negative effects.</li> </ul>

Winchester Town South West				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty		
		Site Refs: 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589		
1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 1827, 1829, 2586, 2589 (in part), and 2420 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policy WT1 is applicable to all sites. WT1 requires the development and redevelopment of existing premises and sites and other opportunities within and adjoining the defined built up area of Winchester to deliver some 2000 homes. Development of sites outside of and which do not adjoin the settlement boundary are unlikely to meet the requirements of WT1 leading to minor negative effects. These sites include: 2394, 2537 and 2540. All other sites are expected to support this policy and therefore lead to minor positive effects.</p> <p>It is anticipated that any increase in development around the town could potentially accommodate an increase in demand for local services and community facilities. All sites could contribute to community facilities under CP21. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (between 0 - 800 m) to provide additional facilities which would be easily accessible to the existing community of Winchester Town. Sites 2537, 2540 and 2394 are considered to have relatively poor access to most services and facilities (not adjacent to the settlement) and their development could lead to minor negative effects for this Objective.</p> <p>Distances to services are discussed under SA Objective 5.</p>	+	-
2	<p><b>Infrastructure</b></p>	<p>All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy</p>	--	?

Winchester Town South West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
To provide for the timely delivery of infrastructure suitable to meet community needs	<p>and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA Objective.</p> <p>Shortfalls have been identified for three types of open space in Winchester Town as a whole including: Equipped Children’s &amp; Young People’s Space; Informal Green Space and Parks, Sports and Recreation Grounds (parks only)<sup>276</sup>. The shortfalls in open space identified for the South West of Winchester Town include<sup>277</sup>:</p> <ul style="list-style-type: none"> <li>■ Equipped Children’s and young People’s Space – St Cross area.</li> <li>■ Allotments – City Centre and Kilham Lane/ Woodfield Drive.</li> <li>■ Informal Green Space – East St Cross and Oliver’s Battery.</li> <li>■ Natural Space – Romsey Road and Sleepers Hill.</li> <li>■ Sports Grounds – Oliver’s Battery and Badger Farm</li> <li>■ Parks and Recreation Grounds – St Cross (Grange Road).</li> </ul> <p>Most of the sites will result in the loss of open space identified in the Winchester District Open Space Strategy 2013/14<sup>278</sup> however; site 2589 is partly within the Thurmond Crescent, Stanmore recreational area and could lead to major negative effects if lost. Any increase in development could put additional pressure on these areas and increase the shortfall which could result in minor negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects of any new development but not address the shortfall. The certainty of positive effects could be increased if a requirement to provide additional open space on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive</p>

<sup>276</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>277</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>278</sup> Winchester City Council (2013) Winchester District Local Plan Part 1 Open Space Strategy 2013-2014. Online at <http://www.winchester.gov.uk/planning/open-spaces/open-space-strategy-2013-14/> [accessed December 2013].



Winchester Town South West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
	<p>synergistic effects on biodiversity and landscape.</p> <p>The following sites house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study<sup>279</sup>:</p> <ul style="list-style-type: none"> <li>■ Woodland<sup>280</sup> – sites 2540 (in part) and 420 (in part).</li> <li>■ SINCs – site 2540 (in part).</li> <li>■ Ancient Woodland<sup>281</sup> - site 2540 (in part).</li> <li>■ Golf Courses – site 420.</li> <li>■ County Historic Parks and Gardens – sites 2104 and 419.</li> <li>■ Rights of Way (within the site's boundary) – site 420 and 2540.</li> <li>■ National Long Distance Paths (within the site's boundary) – site 2540.</li> <li>■ CROW Access Land – site 2022 (in part).</li> <li>■ Registered Common land – site 2022 (in part).</li> </ul> <p>Development at these sites could result in the loss of these assets or affect their setting and integrity leading to major negative effects. However, protection of green infrastructure is offered by CP 15 and opportunities exist for sites containing GI assets and also for sites adjoining them (2394 and 2444) to improve the GI network but the delivery of positive effects is uncertain. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</p>

<sup>279</sup> District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [accessed December 2013].

<sup>280</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>281</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town South West		Assessment of Effects	
Sustainability Objective		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty	
		Site Refs: 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589	
<b>3</b>	<b>Housing</b>  To provide good quality housing for all	All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.	++
<b>4</b>	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Some of the larger sites could provide mixed used development such as 2540, 420, 2022 and 2394 to provide additional services and business opportunities.</p> <p>Minor short-term positive effects may be realised through increase in employment during construction.</p> <p>A number of sites currently provide employment including 2420<sup>282</sup>, 2540, 1827 and 1829 and given the level of employment on each site there are likely to be major negative cumulative effects resulting from their loss.</p> <p>Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre within 800 m (sites to the north of Stanmore Lane, Kilham Lane and Lower Stanmore Lane including 1827, 1829, 2545 and 2548 to reinforce the town centre use improving it's' vitality and viability. Development of these sites is likely to lead to minor positive effects in both the medium and long terms. Sites 2394, 2444, 419, 2540, 501, 420, 2022 and 2537 are considered to be remote from the town centre and would need to provide additional facilities and services to ensure that the needs of new housing are met – minor negative effects.</p>	? --

<sup>282</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [accessed December 2013].

Winchester Town South West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
	For distances to town centre please see SA Objective 5.
5	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p> <p>All sites (except for 419, 2022 and 2444) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Bus service frequency is every 15 – 60 minutes<sup>283</sup>. Development at any of the sites above is likely to lead to major long-term positive effects on Transport. Sites 419, 2022 and 2444 are within 400 – 800 m of a bus stop and therefore development is likely to lead to minor positive effects.</p> <p>In terms of access to other services and facilities the following has been found<sup>284</sup>:</p> <ul style="list-style-type: none"> <li>■ Access to shops – Sites 420 and 2104 are within 0 – 400 m of shops (major positive effects); sites 419, 1827, 1829, 2022, 2589 (not surveyed), 2586 (not surveyed), 2030, 2444, 2537, 2545, 2548 are within 400 – 800 m of shops (minor positive effects); sites 2394 and 2420 are within 800 – 1600 m of shops (minor negative effects); and sites 501 and 2540 are over 1600 m (major negative effects).</li> <li>■ Access to Schools – Sites 2022, 2030, 2394 and 2537 are within 0 – 400 m of schools (major positive effects); sites 419, 420, 1827, 1829, 2104, 2589 (not surveyed), 2586 (not surveyed), 2420, 2444, 2545 and 2548 are within 400 – 800 m of a school (minor positive effects); and site 501 is within 800 - 1600 m of a school (minor negative effects).</li> </ul> <p>Sites 1827, 1829, 2545 and 2548 are up to 800 m from the town centre and therefore accessible leading to minor positive effects. Sites 2030, 2104 and 2420 are between 800 – 1600 m from the centre of Winchester (high street) and as a result they are considered to be remote and therefore their development could lead to minor negative effects. All the sites that are south of Kilham Lane, Stanmore Lane and Lower Stanmore Lane are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre and as a result may have</p>

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<sup>283</sup> Stage Coach Group Plc (2013) Stage Coach Bus timetables – Routes 1, 5 66, 46 and 69. Online at [www.stagecoachbus.com](http://www.stagecoachbus.com) [accessed December 2013]

<sup>284</sup> Google (2013) Google Earth. Online at [www.google.co.uk](http://www.google.co.uk) [accessed December 2013].

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Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
	<p>major negative effects on this SA Objective.</p> <p>Badger Farm Road, Romsey Road and St Cross Road experiences inbound congestion during the AM peak 0800 to 0900 and observation suggests that these routes can have substantial queues in the AM Peak<sup>285</sup>. The main causes are the convergence of Stockbridge Road, Andover Road and Worthy Road/Worthy Lane at the City Road junction and the Southgate Street approach to the city centre from St Cross Road. It is likely that development at any of the site locations will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If all the sites were taken forward, the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>In addition, development of sites 2022 and 2540 could increase traffic flows through Oliver’s Battery along Oliver’s Battery Road and consequently at the junction leading onto Badger farm Road which has been identified as being congested at peak times<sup>286</sup>. Safety has also been identified as an issue for this junction<sup>287</sup>. However, the South Winchester Park and Ride has reduced traffic on this road although development at these sites still could lead to negative effects in the short-term (during construction) and the long-term through increase in traffic.</p> <p>Sarum Road, Enmill Lane and the northern part of Kilham Lane are narrow with no pavements for safe pedestrian access<sup>288</sup>. Development of sites 2394, 2444 and 419 could therefore lead minor negative effects if all sites were taken forward. It is anticipated that if all these sites were taken forward then mitigation to upgrade the road would be more likely to be achievable. The</p>

<sup>285</sup> MVA Consultancy (2008) Winchester District Local Development Framework Transport Assessment. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>286</sup> Oliver’s Battery Parish Council (July 2008) Oliver’s battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>287</sup> Oliver’s Battery Parish Council (July 2008) Oliver’s battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>288</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

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	<p>achievability could be further enhanced if some of the sites in the North West of Winchester Town which border Sarum Road, namely 2013, 2026, 417, 2014 and 2426, were also taken forward.</p>
<p><b>6</b></p> <p><b>Health</b></p> <p>To improve the health and well-being of all</p>	<p>As explained under SA Objective 2, shortfalls have been identified within the South West of Winchester Town with regard to the amount of Allotments<sup>289</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore development at any of the sites is considered to have minor negative effects on Health. However, all sites could provide the opportunity to contribute towards allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites within and adjoining the settlement boundary including site 420, to improve accessibility (within 480m<sup>290</sup>) to the existing households if they provide additional allotment space. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could</p>

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<sup>289</sup> Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>290</sup> Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [accessed December 2013].

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	<p>encourage the community to exercise more will have long-term minor positive effects on health.</p> <p>Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA Objective 15.</p> <p>The Western part of site 2394 has been identified as being in an area where Radon Action is required<sup>291</sup> which could lead to minor negative effect on Health.</p> <p>The North-western corner of site 2394 is covered by a Civil Aviation height restriction which concerns all development within this part<sup>292</sup>. Therefore this would be considered to be an absolute constraint in term of Health and Safety. It would be recommended that this part of the site be excluded from the development which would prevent any negative effects on Health.</p>
7	<p><b>Water</b></p> <p>To protect, enhance and manage water</p> <p>Site 2540 falls partly within an area of medium to high flood risk zone (2 and/or 3)<sup>293</sup> which means that its development could have the potential for major negative effects on water. None of the other sites fall within an area of medium to high flood risk zone (2 and/or 3). The following water sensitive areas have been found on the sites falling with the South West part of Winchester town</p>

<sup>291</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

<sup>292</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

<sup>293</sup> Environment Agency (2013) Maps. Online at ([http](http://maps.environment-agency.gov.uk))\maps.environment-agency.gov.uk [accessed December 2013].

Winchester Town South West			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589	
	resources in a sustainable way	<p>(source: Environment Agency, 2013):</p> <ul style="list-style-type: none"> <li>■ Sites 1829 and 1827 are located within a groundwater source protection zone 1 and the majority of site 2540 falls within zones 2 with a small part in zone 3.</li> <li>■ A large area of site 2540 is located within a Groundwater Safeguarded Zone.</li> <li>■ All the sites are located on major aquifers of intermediate or high vulnerability.</li> <li>■ Moreover, all sites are expected to generate short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas although the mitigation provided by CP17 is considered to reduce these negative effects.</li> </ul> <p>As a result, it is considered that development on the sites mentioned above could lead to minor long-term negative effects on water and in some cases where sites are located on: major aquifers with high/ intermediate vulnerability; on groundwater source protection zones; and/ or groundwater safeguarded zones, the effects of development would be considered to be major negative.</p>	
8	<p><b>Waste</b></p> <p>To ensure sustainable waste management</p>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<p><b>Climate Change</b></p> <p>To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy</p>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+

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10	<p><b>Sustainable Construction</b></p> <p>To promote the sustainable design and construction of buildings and places</p>	<p>Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).</p>	+
11	<p><b>Biodiversity</b></p> <p>To conserve and enhance biodiversity</p>	<p>There are no international or national nature conservation designations on any of the development sites<sup>294</sup>. However, site 501 is directly adjacent to the River Itchen SAC and the River Itchen SSSI which is currently in unfavourable condition<sup>295</sup>. In addition, the ecological quality of the river is considered to be poor at present and it is not expected to improve in the future<sup>296</sup>. Therefore there could be potential for negative indirect effects on the River, SAC and SSSI through noise, light and surface water pollution during the short-term (during construction) and in the long-term. Site 501 also contains the BAP priority habitat of Coastal and Floodplain Grazing Marsh<sup>297</sup> which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>) and the Southern damselfly (<i>Coenagrion mercurial</i>). Development on this site could have the potential to permanently destroy the habitat leading to long-term major negative effects on biodiversity and potentially the SAC.</p> <p>However, site 2540 contains a number of local SINC designations and therefore development on this site could have the potential to permanently destroy these SINC leading to minor long-term negative effects on biodiversity. Sites 2022, 419, 2394 and 2444 are directly adjacent to a number of SINC and therefore there is potential for negative indirect effects on the SINC through noise, light and surface water pollution during the short-term (during construction) and in the long-term. It</p>	-- 0

<sup>294</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>295</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>296</sup> Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013].

<sup>297</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].



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	<p>is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified to neutral. Potential opportunities exist to extend the SINC's as part of any development for the sites adjoining the SINC's with a real opportunity to create a wildlife corridor that could extend across other sites such as 420 and the sites to the North West of Winchester Town.</p> <p>Sites 420 and 2540 also contain BAP priority habitats<sup>298</sup> of deciduous woodland and/ or lowland calcareous grassland and if these sites were developed this could lead to the loss of these habitats and minor negative effects on these particular sites in the short- and the long-term. Sites 419, 2444, and 2022 are directly adjacent to a number of BAP priority habitats and therefore there is potential for negative indirect effects on the habitats through noise, light and surface water pollution during the short-term (during construction) and in the long-term. It is expected that mitigation provided by Policy CP16 will reduce any potential negative effects identified to neutral. Potential opportunities exist to extend the BAP habitats identified and create new ones as part of any development for the sites that adjoin these habitats. It would be recommended that for sites which adjoin SINC's or BAP habitats, requirements are put in place to extend these features and incorporate them into the development. This could have minor positive effects for Biodiversity but also for Infrastructure.</p> <p>Site 2540 also contains an area of ancient woodland and as a result there is potential for development to permanently destroy this habitat which would lead to major negative effects. It is expected that mitigation provided by Policy CP16 will ensure protection of this habitat and remove any potential negative effects identified to neutral.</p> <p>The majority of the sites are bounded by hedgerows and trees (potential wildlife corridors) and as these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.</p>

<sup>298</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town South West	
Sustainability Objective	Assessment of Effects
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	<p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, SINC sites, and sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. However, Lapwings and Stone Curlews have been recorded<sup>299</sup> in the vicinity of sites 2444, 419, 2394, 420, 2537, 2022 and 2540 and these sites predominantly consist of agricultural land. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 – Biodiversity which should prevent any negative effects.</p>
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p> <p>Site 2022 contains a Scheduled Monument (Two Bowl Barrows<sup>300</sup>. A number of the sites house or are adjacent to listed buildings and therefore the development of these sites has the potential for major negative effects in the long-term on heritage. The sites with listed buildings include<sup>301</sup>: 1829, and 2540.</p> <p>The following sites are within 100 m of a heritage asset:</p> <ul style="list-style-type: none"> <li>■ A Scheduled Monument - part of 2540.</li> <li>■ A listed building – sites 2540, 420, 2394, 1829, 1827, 2545, 2548, 2030 and 2420.</li> <li>■ A County Historic Park and Garden – sites 2104, 419, 2444, 2394, 2537, 2420 and 2540.</li> <li>■ A Conservation Area – 2540, 501, 2030, 1829 and 1827.</li> </ul> <p>The development of these sites could have the potential to directly affect the setting of the heritage assets. Again, protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to neutral.</p> <p>Site 2022 also contains a number of WWI buildings which may be of historic interest and their loss could result in minor negative effects. However, there could be opportunities to restore them and</p>

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<sup>299</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>300</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013].

<sup>301</sup> English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013].

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	<p>convert them to meet the shortfall in recreational facilities which would be supported by guideline LT2 in the Oliver’s Battery Village Design Statement (2008)<sup>302</sup>. For this site, in particular, given that it contains a Scheduled Monument (burial mound) within its centre, there could be opportunities to improve management<sup>303</sup> and increase public access as a result of the development and if these opportunities were included in policy wording for the site this could lead to minor positive effect on both Heritage and also Infrastructure.</p> <p>The following sites are located within the Winchester Town Conservation Area: 2545, 2548 and 2420. The development of these sites could have the potential to directly affect the character and appearance of the conservation area. However, it is expected that any negative effects will be mitigated/ prevented by the Core Strategy Policies.</p> <p>In addition a number of sites are located within a County Historic Park and Garden and their development could lead to minor negative effects on heritage. The sites include 2104 and 419. However, it is expected that any negative effects will be mitigated/ prevented by the Core Strategy Policies.</p> <p>Furthermore, given the rich heritage of the area, the potential for archaeology is likely to be high on all sites. The sites which are within 500 m of a Scheduled Monument are considered to have a particularly high potential to encounter archaeology if developed. In addition, sites 2394 and 2444 northern borders align with Sarum Road which formed part of the roman road which connected Winchester to Salisbury. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should prevent/ reduce negative effects to a certain extent. Consideration should be given to developing policies to require that all development within the South West should be subject to archaeological survey prior to development. This will provide firm mitigation to reduce and/or prevent negative effects on archaeology.</p>

<sup>302</sup> Oliver’s Battery Parish Council (July 2008) Oliver’s battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>303</sup> The Village Design Statement states that the burial mound is overgrown, poorly maintained and is inaccessible to the public as it is located on private land. Oliver’s Battery Parish Council (July 2008) Oliver’s battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

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<p><b>13</b> <b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>The majority of the sites which do not fall within the urban boundary of Winchester Town or which are not classified as Brownfield are considered to contain grade 3 agricultural land<sup>304</sup>. The sites which include agricultural land at grade 3 include: 2540, 2022, 420, 2394, 2444, 2537 and 419. As data is not generally available to confirm whether or not the grade 3 land is 3a or 3b, based on the precautionary principle, the loss of this land through development is considered to lead to major negative effects on soils in the long-term. Site 501 is considered to be partly located on grade 4 agricultural land which is of poor quality and therefore its loss could lead to minor negative effects in the long-term.</p> <p>Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable Zone.</p> <p>There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 501<sup>305</sup>. These reserves are identified as Mineral Safeguarding Sites under Policy 15 of the emerging Hampshire Minerals and Waste Plan (Inspectors Report received). Under this policy, Hampshire County Council would need to be consulted regarding the likelihood of the mineral being worked in an environmentally acceptable way. There is the potential for short-term and medium-term negative effects on landscape and soils during extraction. Currently, it is uncertain whether extraction is possible and therefore these sites are considered to have a major negative effect on this SA Objective. If extraction is possible prior to development, the nature of the effect is likely to be reduced to minor negative.</p> <p>Site 501 is located within the South Downs National Park <sup>306</sup>. Development here could be detrimental to the purposes of the National Park if developed as proposed which could lead to major long-term negative effects.</p>

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<sup>304</sup> Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].  
<sup>305</sup> [Hampshire Minerals and Waste Plan Submission 2012](#) and [Appendix of Main Modifications Following Inspectors Report.2013](#) [accessed December 2013].  
<sup>306</sup> Natural England (2009) South Downs national Park Designation Confirmation. Online at [http://www.naturalengland.org.uk/Images/map-46\\_tcm6-14912.pdf](http://www.naturalengland.org.uk/Images/map-46_tcm6-14912.pdf) [accessed December 2013].

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	<p>The sites which are located on Greenfield land outside of the settlement boundary include: 419, 2537; 501; 2022; 2444; 2394; 2540 and 420. Development on this land could be detrimental to the South West of Winchester Town's landscape character types of the Open Arable, Open Arable (Exposed), River Valley Floor and Chalk and Clay farmland<sup>307</sup> leading to minor negative effects. However, development on the sites which do not adjoin the settlement boundary such as 2540 and 2394 could lead to major negative long-term effects on landscape. Sites 2540, 420 and 2394 are extremely large in size and would result in a significant urbanisation of largely rural landscape leading to further major negative effects. Sites 420 and 2394 if developed also have the potential to merge the Village of Pitt and Winchester Town which could be harmful to the integrity of Pitt as a Village settlement within its landscape setting and as a separate setting to Winchester<sup>308</sup> but partial development/ appropriate screening of these sites could still maintain the gap and the Pitt's integrity. (Also true of 2540 which would join Hursley with Winchester) Furthermore sites 2394, 2444 and 420 contain a number of ridgelines which act as a buffer landscape between the settlement boundary of Winchester and the open countryside<sup>309</sup> – these ridgelines are thought to be integral to the setting of Winchester Town<sup>310</sup>. In addition, one of the strategies for landscape identified in the Landscape Character Assessment for Winchester District refers to conserving important long views to Winchester Cathedral and other long view from high points and development of the Greenfield sites mentioned above would be unlikely to support this particular strategy. This could lead to further negative effects. Sites 2394, 2444, 419, 420, 2537, 2022 (in part) and 2540 (in part) are considered to fall within an area of greatest landscape sensitivity<sup>311</sup> and therefore taking into account the negative effects mentioned above, if all these sites were</p>

<sup>307</sup> Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape--countryside/landscape-character-assessment/> [accessed December 2013].

<sup>308</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Landscape Appraisal: Winchester PITT Area 3(Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

<sup>309</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

<sup>310</sup> Landscape Design Associates (1998) Winchester and Its Setting. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/winchester-city-setting/> [accessed December 2013].

<sup>311</sup> Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

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	<p>developed as proposed then there could be major long-term negative effects on landscape without mitigation.</p> <p>The development of Greenfield sites (2104 2545, 2548, and 2030) within the settlement boundary is considered to lead to minor negative effects.</p> <p>Furthermore, site 2022 is within a settlement gap (Winchester – Compton) as defined by policy CP18 of the Local Plan Part 1. Development of this site could have further major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness of Compton and the South West of Winchester Town. However, if the development on this site could be reduced and more GI incorporated to blend or soften any new development in the settlement gap which may reduce the magnitude of the negative effects on landscape down to minor.</p> <p>Sites 419, 2537, 2586 and 2540 contains trees with tree preservation orders and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</p> <p>Sites 1827, 1829, 2586 and 2589 (in part) are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of Winchester Town and other areas. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p>	
14	<b>Built Environment</b>	<p>All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality</p>

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Winchester Town South West				
Sustainability Objective	Assessment of Effects			
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589			
To secure high standards of design	<p>design) and vision.</p> <p>The following sets out the sites which if developed as proposed are unlikely to meet the guidelines set out in the Oliver’s Battery Village Design Statement (VDS)<sup>312</sup> and lead to minor negative effects:</p> <ul style="list-style-type: none"> <li>■ Sites 420, 2022 and 2450 have been identified being part of views out of VDS area<sup>313</sup> and development here could damage the views and therefore not meet the requirement in L4.</li> <li>■ Site 2022 is located in a Gap and therefore would not comply with LT1.</li> </ul> <p>With the exception of the above, it is expected that the other guidelines set out in the VDS can be met by the sites which it applies to (sites 420, 2022 and 2450 (in part)). Potential opportunities include: expansion of the Butterfly Reserve at Yew Hill, if site 2022 is taken forward; the unattractive utility stations located on the northern-eastern tip of site 2450 which is covered by the VDS could be screened and their appearance softened by new development of this part of the site</p>			
<b>15</b> <b>Pollution</b>  Minimise local and global sources of pollution	<p>Two of the sites contain overhead power cables (2540 and 2022) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.</p> <p>Sites 1829 and 1827 are located within the Winchester town centre AQMA<sup>314</sup>. Any new development within the AQMA or adjacent is likely to exacerbate existing air quality issues and residential development would be particularly vulnerable to the negative health effects associated with poor air quality. Therefore the effects are considered to be major negative.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. Mitigation is provided by Winchester District Local Plan Review (2008) saved policy DP13 which should reduce/ prevent any</p>	<table border="1"> <tr> <td>--</td> <td>-</td> </tr> </table>	--	-
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<sup>312</sup> Oliver’s Battery Parish Council (July 2008) Oliver’s battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>313</sup> Residents of the Town of New Alresford (April 2008) New Alresford Town Design Statement. Online at <http://www.winchester.gov.uk/planning-policy/village-design-statements/alresford-town-design-statement-adopted/> [accessed December 2013].

<sup>314</sup> Defra (2003) Winchester Town Centre AQMA for Nitrogen Dioxide and Particles. Online at [http://aqma.defra.gov.uk/aqma/local\\_authorities.php?la\\_id=314](http://aqma.defra.gov.uk/aqma/local_authorities.php?la_id=314) [accessed December 2013].



Winchester Town South West	
Sustainability Objective	Assessment of Effects
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	<p>potential negative effects resulting from contamination.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on Pollution and Health. All the sites which are located in medium to high flood risk zone, on major aquifers with high or intermediate vulnerability, on groundwater source protection zones and groundwater safeguarded zones (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that this particular area of Winchester Town is sensitive to development in terms effects on landscape, water and heritage. The largest sites and the sites to the South of Kilham Lane, Stanmore Lane and Lower Stanmore Lane are considered to progress the least number of SA Objectives. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic is of particular concern); Built Environment (not meeting local design standards); and Pollution; Landscape; Biodiversity (Lapwings and Stone Curlews have been recorded on sites predominantly consist of agricultural land) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. There are a large number of heritage assets within the area with a high potential for archaeology to be present.</p> <p><b>Key Negative Effects:</b></p> <p>The North-western corner of site 2394 is covered by a Civil Aviation height restriction which concerns all development within this part of the site. Therefore this would be considered to be an absolute constraint in term of Health and Safety. It would be recommended that this part of the site be excluded from the development which would prevent any negative effects on Health.</p> <p>Major negative effects have been identified for the following SA Objectives:</p>	



Winchester Town South West	
Sustainability Objective	Assessment of Effects
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	<ul style="list-style-type: none"> <li>■ Employment - A number of sites currently provide employment including 2420<sup>315</sup>, 2540, 1827 and 1829 and given the level of employment on each site there are likely to be major negative cumulative effects resulting from their loss.</li> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council’s GI Study: 2540; 420; 2104; 419; and 2022. Site 2589 will result in the loss of part of a recreational area.</li> <li>■ Transport – Cumulative negative effects if all sites are taken forward given that Badger Farm Road, Romsey Road and St Cross Road already experience inbound congestion during the AM peak 0800 to 0900. Sites 501 and 2540 are over 1600 m to shops. All the sites that are south of Kilham Lane, Stanmore Lane and Lower Stanmore Lane are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre.</li> <li>■ Water - Site 2540 falls partly within an area of medium to high flood risk zone (2 and/or 3). Sites 1829, 1827 and 2540 are located within a Groundwater Source Protection Zone. The majority of site 2540 is located within a Groundwater Safeguarded Zone. All the sites are located on major aquifers considered to be of intermediate or high vulnerability.</li> <li>■ Biodiversity – Site 2540 contains an area of ancient woodland. Site 501 contains the BAP priority habitat of Coastal and Floodplain Grazing Marsh which could provide supporting habitat for the River Itchen SAC qualifying species of Otter (<i>Lutra lutra</i>) and the Southern damselfly (<i>Coenagrion mercurial</i>). Development on this site could have the potential to permanently destroy this supporting habitat.</li> <li>■ Heritage - Sites with listed buildings include: 1829 and 2540.</li> <li>■ Landscape and Soils – Site 2022 is within a settlement gap as defined by policy CP18 of the Local Plan Part 1. There are mineral reserves identified in the emerging Hampshire Minerals and Waste Plan under part of site 501. Site 501 is also located within the South Downs National Park. Sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2540, 2537 and 2394. Sites 2540, 420 and 2394 are extremely large in size and would result in a significant urbanization of largely rural landscape. Sites 2540, 2537, 2022, 420, 2394, 2444 and 419 are on or suspected to be on agricultural land grade 3a or above. Sites 420 and 2394 if developed also have the potential to merge the Village of Pitt and Winchester Town which could be harmful to the integrity of Pitt as a Village settlement within its landscape setting and as a separate setting to Winchester. (same for 2540 merging Hursley and Winchester) Furthermore sites 2394, 2444 and 420 contain a number of ridgelines which are thought to be integral to the setting of Winchester Town. In addition, development of the Greenfield sites (2394, 2444, 419, 420, 2537, 2022 and 2540) would be unlikely to support a particular strategy in the Landscape Character Assessment for Winchester District which involves conserving important long views to Winchester Cathedral and other long view from high points.</li> </ul>

<sup>315</sup> Winchester City Council (December 2012) Winchester District Strategic Housing Land Availability Assessment. Updated 2013. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/> [accessed December 2013].

Winchester Town South West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
	<ul style="list-style-type: none"> <li>■ Pollution - Sites 1829 and 1827 are located within the Winchester town centre AQMA.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1827, 1829, 2420, 2589 (in part) and 2586 (in part).</li> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – All sites (except for 419, 2022 and 2444) are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester's centre. Sites 2104 and 420 are within 0 – 400 m of shops and sites 2022, 2030, 2394 and 2537 are within 0 – 400 m of schools.</li> <li>■ Landscape and Soils – Sites 1827, 1829, 2589 (in part) and 2586 (in part) and are located on Brownfield land within the settlement boundary.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and landscape.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ If development on the sites within the defined settlement gap could be reduced and more GI incorporated, this would help to blend or soften new development on the sites within the gap and this may reduce the magnitude of the negative effects on landscape down to minor.</li> <li>■ Two of the sites contain overhead power cables (2540 and 2022) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also</li> </ul>

Winchester Town South West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 419, 420, 501, 1827, 1829, 2022, 2030, 2104, 2394, 2420, 2444, 2537, 2540, 2545, 2548, 2586 and 2589
	<p>synergistic positive effects on landscape and biodiversity.</p> <ul style="list-style-type: none"> <li>■ Sites 419, 2537, 2586 and 2540 contain trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ Site 2022 contains a number of WWI buildings which if required to be restored could be convert them to meet the shortfall in recreational facilities leading to minor positive effects on Infrastructure and Heritage. In addition, for this site, in particular, given that it contains a Scheduled Monument (burial mound) within its centre, it would be recommended that measures to contribute to the burial mounds' management<sup>316</sup> and also measures to improve public access are required in policy wording. If these opportunities were included in policy wording for the site this could lead to minor positive effects on both Heritage and Infrastructure.</li> <li>■ Potential opportunities exist to extend the SINC's as part of any development for the sites adjoining the SINC's with a real opportunity to create a wildlife corridor that could extend across other sites such as 2394 and the sites to the North West of Winchester Town. It would be recommended that for sites which adjoin SINC's or BAP habitats, requirements are put in place to extend these features and incorporate them into the development. This could have minor positive effects for Biodiversity but also for Infrastructure.</li> </ul>

<sup>316</sup> The Village Design Statement states that the burial mound is overgrown, poorly maintained and is inaccessible to the public as it is located on private land. Oliver's Battery Parish Council (July 2008) Oliver's battery Village Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

Winchester Town North West							
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1	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>All development proposed on the sites are required to meet DS1 – Development Strategy and Principles and CP21 – Infrastructure and Community Benefit. Housing needs are covered in SA Objective 3 and Infrastructure is covered by SA Objective 2.</p> <p>The Brownfield sites including 1801 (in part), 2588, 2009, 2013, and 2450 should be prioritised according to the requirements of policy DS1 and development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new development will improve the quality of the area.</p> <p>Policy WT1 is applicable to all sites. WT1 requires the development and redevelopment of existing premises and sites and other opportunities within and adjoining the defined built up area of Winchester to deliver some 2000 homes. Development of sites outside of and which do not adjoin the settlement boundary are unlikely to meet the requirements of WT1 leading to minor negative effects. These sites include: 2426; 2014; 417; and 2013. All other sites are expected to support this policy and therefore lead to minor positive effects.</p> <p>It is anticipated that any increase in development around the town could potentially accommodate an increase in demand for local services and community facilities. All sites could contribute to community facilities under CP21. Greater opportunities exist for the sites within and adjoining the settlement boundary, in particular, the ones closest to the town centre (between 0 - 800 m) to provide additional facilities which would be easily accessible to the existing community of Winchester Town. The majority of sites (except for 2013 and 2490) could achieve these opportunities leading to minor positive effects. Sites 2013 and 2490 are considered to have relatively poor access to most services and facilities (over 800 m) and its development therefore could lead to minor negative effects for this Objective.</p> <p>Distances to services are discussed under SA Objective 5.</p>	<table border="1" style="margin-left: auto; margin-right: auto;"> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffff00; color: black;">-</td> </tr> <tr> <td style="background-color: #008000; color: white;">+</td> <td style="background-color: #ffff00; color: black;">-</td> </tr> </table>	+	-	+	-
+	-						
+	-						
2	<b>Infrastructure</b>	All sites proposed are required to meet the requirements of policies: DS1 – Development Strategy	<table border="1" style="margin-left: auto; margin-right: auto;"> <tr> <td style="background-color: #ffa500; color: white;">--</td> <td style="background-color: #ffff00; color: black;">?</td> </tr> </table>	--	?		
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Winchester Town North West	
Sustainability Objective	Assessment of Effects
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To provide for the timely delivery of infrastructure suitable to meet community needs	<p>and Principles; CP6 – Local Services and Facilities; CP7 Open Space, Recreation and Built facilities; CP15 – Green Infrastructure; and CP21 – Infrastructure and Community Benefit. Compliance with these policies will support this SA objective.</p> <p>Shortfalls have been identified for three types of open space in Winchester Town as a whole including: Equipped Children’s &amp; Young People’s Space; Informal Green Space; and Parks, Sports and Recreation Grounds (parks only)<sup>317</sup>. The shortfalls in open space identified for the North West of Winchester Town include<sup>318</sup>:</p> <ul style="list-style-type: none"> <li>■ Equipped Children’s &amp; Young People’s Space – across the Fulflood area.</li> <li>■ Allotments – Chilbolton Avenue and Teg Down/ Dean Lane.</li> <li>■ Informal Green Space – Teg Down and North East Fulflood.</li> <li>■ Natural Space – West Hill, St Paul’s / Fulflood and Teg Down.</li> <li>■ Sports Pitches – Teg Down and Fulflood.</li> <li>■ Parks and Recreation Grounds – Winton Close and North Hill Close</li> </ul> <p>The majority of the sites will result in the loss of open space identified in the Winchester District Open Space Strategy 2013/14; however site 2592 will result in the loss of a small part of the Royal Winchester Golf Course (Club house) with the potential for minor negative effects<sup>319</sup>. Any increase in development could put additional pressure on these areas and increase the shortfall which could result in minor negative effects. However, CP7 requires that new housing development should make provision for public open space and built facilities in accordance with the most up to date standards, preferably through on-site provision of new facilities where feasible or by financial contributions towards offsite improvements. This should reduce negative effects of any new development but not address the shortfall. The certainty of positive effects could be increased if a requirement to provide additional open space on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural green</p>

<sup>317</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>318</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>319</sup> Winchester City Council (2013) Winchester District Local Plan Part 1 Open Space Strategy 2013-2014. Online at <http://www.winchester.gov.uk/planning/open-spaces/open-space-strategy-2013-14/> [accessed December 2013].

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	<p>space will also have positive synergistic effects on biodiversity and landscape. The larger sites adjoining the settlement boundary have the potential for major positive effects.</p> <p>The following sites house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study<sup>320</sup>:</p> <ul style="list-style-type: none"> <li>■ Woodland<sup>321</sup> – sites 416, 2013 and 2026</li> <li>■ SINCs – sites 2026 and 416</li> <li>■ Golf Courses – site 416 (in part), 2592 (in part) and 2026 (in part).</li> <li>■ Rights of Way (within the site's boundary) – site 416.</li> </ul> <p>Development at these sites could result in the loss of these assets or affect their setting and integrity leading to major negative effects. However, protection of green infrastructure is offered by CP 15 and opportunities exist for sites containing GI assets and also for sites adjoining them (2490, 417, 2023) to improve the GI network but the delivery of positive effects is uncertain. It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</p>
<b>3</b>	<p><b>Housing</b></p> <p>To provide good quality housing for all</p>
	<p>All sites are likely to provide housing if developed and through compliance with the following policies, where applicable, this is likely to lead to major long-term positive effects on this SA Objective provided adequate types, tenures and sizes of housing are provided: (Policy CP 1 – Housing Provision; Policy CP 2 – Housing Provision and Mix; Policy CP3 – Affordable Housing Provision on Market Led Housing Sites; Policy CP4 – Affordable Housing on Exception Sites to Meet Local Needs; Policy CP5 - Sites for Gypsies, Travellers and Travelling Showpeople; Policy CP6 – Local Services and Facilities); Policy CP13 – High Quality Design; DS1 – Development Strategy and Principles.</p>
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<sup>320</sup>District level assets are described in: Enfusion and Winchester City Council (May 2010) Winchester City Council Local Development Framework – Green Infrastructure Study. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/green-infrastructure-study-2010/> [accessed December 2013].

<sup>321</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town North West				
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4	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>It is uncertain at this stage whether the sites will be mixed use or only provide for housing and as a result the majority of the effects on this Objective are considered to be uncertain at this stage. Some of the larger sites could provide mixed used development such as 2541, 2023, 2490, 2013, 417 and 416 to provide additional services and business opportunities.</p> <p>Minor short-term positive effects may be realised through increase in employment during construction.</p> <p>Greater opportunities exist to reinforce the town centre through development of the following sites which are close to the town centre and/or are within the settlement boundary: 1801, 2588, 2009 and 2450. If developed these sites have the potential to realise minor positive effects. All other sites given their remoteness from the town centre are considered to lead to minor negative effects.</p> <p>For distances to town centre please see SA Objective 5.</p>	?	-
5	<p><b>Transport</b></p> <p>To increase</p>	<p>Sites 2541, 2588, 2592, 416, 1801, 2009, 2023, 2490 and 2450 (are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester's centre. Bus service frequency is every 60 minutes<sup>322</sup>. Development at any of the sites above is likely to lead to major</p>	+	--

<sup>322</sup> Stage Coach Group Plc (2013) Stage Coach Bus timetables – Route 4. Online at [www.stagecoachbus.com](http://www.stagecoachbus.com) [accessed December 2013].

Winchester Town North West	
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accessibility; reduce car usage and the need to travel	<p>long-term positive effects on Transport. Sites 417, 2014, and 2426 are within 400 – 800 m of a bus stop and therefore development is likely to lead to minor positive effects. Site 2013 and 2026 within 800 – 1600 m of a bus stop and therefore development is likely to lead to minor negative effects.</p> <p>In terms of access to other services and facilities the following has been found<sup>323</sup>:</p> <ul style="list-style-type: none"> <li>■ Access to shops – Sites 2009, 2588 (not surveyed) and 2450 are within 0 – 400 m of shops (major positive effects); sites 416, 417, 2026, 2426 and 2541 are within 400 – 800 m of shops (minor positive effects); and sites 1801, 2592 (not surveyed) 2013, 2023 and 2490 are within 800 – 1600 m of shops (minor negative effects).</li> <li>■ Access to Schools – Site 41, 2588 (not surveyed) and 2009 are within 0 – 400 m of a school (major positive effects); sites 1801, 2592 (not surveyed) 2450 and 2541 are within 400 – 800 m of a school (minor positive effects); and sites 417, 2013, 2014, 2023, 2026, 2426 and 2490 are within 800 - 1600 m of a school (minor negative effects).</li> </ul> <p>Sites 2009, 2588 (not surveyed), and 2450 are within 800 m of the town centre and therefore accessible leading to minor positive effects. Sites 416, 417, 2592 (not surveyed) and 1801 are between 800 – 1600 m from the town centre of Winchester and as a result they are considered to be remote in terms of walking distance and therefore their development could lead to minor negative effects. Sites 2541, 2023, 2490, 2013, 2026, 2014, and 2426 are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre and as a result to have major negative effects on this SA Objective.</p> <p>Stockbridge Road experiences congestion during the AM peak 0800 to 0900 and observation suggests that this route can have substantial queues in the Am Peak<sup>324</sup>. The main causes are the convergence of Stockbridge Road, Andover Road and Worthy Road/Worthy Lane at the City Road junction and the Southgate Street approach to the city centre from St Cross Road. It is likely that development at sites 2541, 2588, 2009 and 2450 will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. If sites 2541, 2588, 2009</p>

<sup>323</sup>Google (2013) Google Earth. Online at [www.google.co.uk](http://www.google.co.uk) [accessed December 2013].

<sup>324</sup>MVA Consultancy (2008) Winchester District Local Development Framework Transport Assessment. Online at [www.winchester.go.uk](http://www.winchester.go.uk) [accessed December 2013].



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Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588
	<p>and 2450 were taken forward as well as the sites in the North area (sites 2489, 423 and 424), the cumulative effects could be increased to major negative. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling.</p> <p>Dean Lane and Teg Down Meads are the key arterial roads and between them, collect the majority of the traffic generated in the area<sup>325</sup>. It is likely that development at sites 2023, 416 and possible 2490 will increase traffic on these roads, particularly during construction, leading to short and long-term minor negative effects. Appropriate phasing of sites and the requirement for an Environmental Management Plan to be produced should be considered as mitigation for short-term effects within policy wording. In addition, mitigation is provided through Policy CP10 – Transport which seeks to encourage the use of non-car modes particularly walking and cycling. There are designated cycle routes in the St Barnabus West area to limit interaction with motor vehicles and pedestrians<sup>326</sup> and development of sites 2023, 416 and 2490 could help improve existing and create new routes.</p> <p>Sarum Road, Lanham Lane and Clarendon Way are narrow with no pavements for safe pedestrian access<sup>327</sup>. Development of sites 2013, 2023, 2026, 417, 2014 and 2426 could therefore lead minor negative effects if all sites were taken forward. It is anticipated that if all these sites were taken forward then mitigation to upgrade the road would be more likely to be achievable. The achievability could be further enhanced if some of the sites in the South West of Winchester Town which border Sarum Road, namely, 2394, 2444 and 419 were also taken forward.</p>

<sup>325</sup>W.S. Atkins (2007) St Barnabus West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>326</sup>W.S. Atkins (2007) St Barnabus West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>327</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

		Winchester Town North West	
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588	
6	<b>Health</b>  To improve the health and well-being of all	<p>As explained under SA Objective 2, shortfalls have been identified with regard to the amount of Allotments available for the community in the North West of Winchester Town<sup>328</sup>. Any increase in development will increase the need for allotments making the shortfall greater and therefore development at any of the sites is considered to have minor negative effects on Health. However, all sites could provide the opportunity to provide additional allotment land to address the current shortfall and the new demand from any additional development proposed. Greater opportunities exist for the sites 416, 1801, 2490, 2023 and 2541 to improve accessibility (within 480m<sup>329</sup>) to the existing households in Teg Down and Chilbolton Avenue. The recommendation under SA Objective 2 requiring that development of any of the sites should include provision of new open space (including allotments), is applicable to this Objective.</p> <p>All the sites have the potential to provide good quality housing, additional or improved community facilities and/ or employment opportunities which would result indirect minor positive effects on health and well-being.</p> <p>With reference to the SA Objective Infrastructure, any improvement in access to GI which could encourage the community to exercise more will have long-term minor positive effects on health.</p> <p>Development of any of the sites will generate noise, light and dust, in particular during construction, and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on health. Mitigation for these effects has been suggested under the SA objective 15.</p>	<p>-</p> <p>+</p>
7	<b>Water</b>  To protect, enhance	<p>None of the sites fall or partly fall within an area of medium to high flood risk zone (2 and/or 3)<sup>330</sup>. The following water sensitive areas have been found on the sites (source: Environment agency, 2013):</p>	--

<sup>328</sup>Winchester City Council (2013) LDF Core Strategy – Policy CP7 Open Space Standards. Public Open Space Assessment: Winchester Town.

<sup>329</sup>Winchester City Council (March 2013) Winchester District Local Plan Part 1 0 Joint Core Strategy. Policy CP7 - Open Space, Sport and Recreation. Online at <http://www.winchester.gov.uk/planning-policy/local-plan-part-1/> [accessed December 2013].

<sup>330</sup>Environment Agency (2013) Maps. Online at ([http\](http://maps.environment-agency.gov.uk))maps.environment-agency.gov.uk [accessed December 2013].

Winchester Town North West			
Sustainability Objective		Assessment of Effects	
		Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588	
	and manage water resources in a sustainable way	<ul style="list-style-type: none"> <li>■ The following sites are located within a Groundwater Source Protection Zone: 416 (zone 2 in part); 2023 (zones 2 and 3); and 2541 (zones 2 and 3).</li> <li>■ All sites are located on a major aquifer which is considered to be of high vulnerability.</li> <li>■ Moreover, all sites are expected to generate short-term effects during construction (contaminated water-run off) and long-term effects on surface water through introduction of additional impermeable surfaces which could increase the risk of flooding in other areas although the mitigation provided by CP17 is considered to reduce these negative effects.</li> </ul> <p>As a result, it is considered that development on all the sites have the potential for major negative effects on water.</p>	
8	<b>Waste</b>  To ensure sustainable waste management	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including Policy DS1 – Development Strategy and Principles).	+
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester’s Climate Change Strategy	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; CP11 – Sustainable Low and Zero Carbon Built Development and CP12 – Renewable and Decentralised Energy).	+
10	<b>Sustainable Construction</b>	Not applicable at the site level as all sites can achieve this objective through meeting the requirements set out in the Local Plan Part 1 Policies (including CP11 – Sustainable Low and Zero	+

Winchester Town North West		
Sustainability Objective	Assessment of Effects	
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	To promote the sustainable design and construction of buildings and places	Carbon Built Development and CP12 – Renewable; and Decentralised Energy; CP14 – Effective Use of Land).
<b>11</b>	<b>Biodiversity</b>  To conserve and enhance biodiversity	<p>There are no International or national nature conservation designations on any of the development sites<sup>331</sup>. However, sites 2026, 2592 and 416 fall within local SINC designations and therefore development on these sites could have the potential to permanently destroy these SINC leading to minor long-term negative effects on biodiversity. Sites 2426, 2013, 417, 1801, 2490 and 2023 are directly adjacent to a number of SINC and therefore there is potential for negative indirect effects on the SINC through noise, light and surface water pollution during the short-term (during construction) and in the long-term. Potential opportunities exist to extend the SINC as part of any development for the sites adjoining the SINC with a real opportunity to create a wildlife corridor that could extend across other sites such as 2541 and 2014 and the sites to the South West of Winchester Town.</p> <p>Sites 2026, 2013, 417, 2592 and 416 also contain BAP priority habitats<sup>332</sup> of deciduous woodland and/ or lowland calcareous grassland and if these sites were developed this could lead to the loss of these habitats and further minor negative effects on these particular sites in the short- and the long-term. Development on these sites could have the potential to permanently destroy the habitat leading to minor long-term negative effects on biodiversity. Sites 2541, 2426, and 2490 are directly adjacent to a number of BAP priority habitats and therefore there is potential for negative indirect effects on the habitats through noise, light and surface water pollution during the short-term (during construction) and in the long-term. Potential opportunities exist to extend the BAP habitats identified and create new ones as part of any development for the sites adjoining the habitats with a real opportunity to create a wildlife corridor that could extend across other sites such as 2023 and the sites to the South West of Winchester Town.</p>

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<sup>331</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>332</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

Winchester Town North West			
Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588		
	<p>Sites 2541, 2023 and 416 house part of a continuous line of trees and hedges which form a wildlife corridor<sup>333</sup>. Development of these sites has the potential to remove these corridors leading to minor negative effects. However, it is expected that these will be retained in line with the requirements of the St Barnabas West Neighbourhood Design Statement<sup>334</sup>. The majority of the other sites are bounded by hedgerows and trees (potential wildlife corridors) and as these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.</p> <p>The potential for protected species is unknown at this stage although the likelihood of their occurrence is greater on the BAP sites, SINC sites, and sites with wildlife corridors and sites with Tree Preservation Orders (see SA Objective 13 for more details) leading to minor negative effects. However, Lapwings and Stone Curlews have been recorded<sup>335</sup> in the vicinity of sites which consist of agricultural land. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 – Biodiversity which should prevent any negative effects. Mitigation with the requirement to undertake relevant assessment or survey prior to submission of a planning application is provided by policy CP16 - Biodiversity.</p>		
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>		
	<p>There are no listed buildings or Scheduled Monuments<sup>336</sup>, conservation areas, historic parks and gardens on or adjacent to the majority of the potential allocation sites. However, sites 417 and 2592 are directly adjacent to a Scheduled Monument and development could have the potential to indirectly affect this designated asset. Sites 2009, 2588, and 2450 are within 50 m of the Winchester Town Conservation Area and could have the potential to negatively affect the character and appearance of the area if the development is not carefully managed. Site 2588 Station Approach is also adjacent to a number of Listed buildings and as a result there is potential for major negative effects. Protection/ mitigation for all heritage assets is provided by policies CP20</p>		
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<sup>333</sup>W.S. Atkins (2007) St Barnabas West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>334</sup>W.S. Atkins (2007) St Barnabas West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>335</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>336</sup>English Heritage (2013) National Heritage List for England. Online at <http://list.english-heritage.org.uk/mapsearch.aspx> [accessed December 2013].

Winchester Town North West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588
	<p>– Heritage and Landscape Character and DS1 – Development Strategy and Principles. This should reduce/ prevent minor negative effects.</p> <p>The potential for archaeology assets are unknown at this stage although given the rich heritage of the Winchester Town, the potential is likely to be high on all sites. Sites within 500 m of the Scheduled Monument at Teg down (2490, 2013, 2026, 417, 2592, 2014, 2426, 1801 and 416) have a particularly high potential to encounter archaeology. In addition, sites 2013, 2026, 417, 2014 and 2426 southern borders align with Sarum Road which formed part of the roman road which connected Winchester to Salisbury<sup>337</sup>. Protection/ mitigation for all heritage assets is provided by policies CP20 – Heritage and Landscape Character and DS1 – Development Strategy and Principles should prevent/ reduce negative effects to neutral.</p>
<p><b>13</b> <b>Landscape &amp; Soils</b></p> <p>To protect and enhance the character and quality of the landscape of Winchester District</p>	<p>Many of the sites which do not fall within the urban boundary of Winchester Town or which are not classified as Brownfield are considered to contain grade 3 agricultural land<sup>338</sup>. The sites which include agricultural land at grade 3 include: 2541, 2023, 2490, 2013, 417, 2592, 2014, 2026 and 2426. As data is not generally available to confirm whether or not the grade 3 land is 3a or 3b, based on the precautionary principle, the loss of this land through development is considered to lead to major negative effects on soils in the long-term.</p> <p>Furthermore, all of the sites are situated within a Groundwater and Eutrophic Nitrate Vulnerable Zone.</p> <p>The sites which are located on Greenfield land outside of the settlement boundary include: 416, 417, 2592, 2013, 2014, 2023, 2026, 2541, 2490 and 2426. Development on this land could be detrimental to the North West of Winchester Town’s landscape character types of the Open Arable, Scarp and Chalk and Clay Farmland<sup>339</sup> leading to minor negative effects. However, development on the sites which do not adjoin the settlement boundary such as 417, 2014 and</p>

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<sup>337</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

<sup>338</sup>Defra (2013) Magic – Statutory Rural Designations. Online at <http://magic.defra.gov.uk> [accessed December 2013].

<sup>339</sup>Winchester City Council and Hampshire County Council (March 2004) Landscape Character Assessment for Winchester District. Online at <http://www.winchester.gov.uk/planning/landscape---countryside/landscape-character-assessment/> [accessed December 2013].

Winchester Town North West	
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	<p>2426 could lead to major negative long-term effects on landscape. Furthermore sites 417, 2592, 2490, 2014 and 2023 contain ridgelines which act as a buffer landscape between the settlement boundary of Winchester and the open countryside<sup>340</sup> – these ridgelines are thought to be integral to the setting of Winchester Town<sup>341</sup>.</p> <p>Sites 2490, 2023 (in part), 2013 and 2026 are considered to fall within an area of greatest landscape sensitivity<sup>342</sup> and therefore taking into account the negative effects mentioned above, if all these sites were developed then there could be major long-term negative effects on landscape.</p> <p>The development of Greenfield site (in part) 1801 within the settlement boundary is considered to lead to minor negative effects.</p> <p>Sites 1801, 2588, 416, 417, 2014, 2426, 2490, 2541 contain trees with tree preservation orders and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. This could lead to minor negative effects on landscape in the long-term. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</p> <p>The following sites 1801 (in part), 2588, 2009 and 2450 are located on Brownfield land within the settlement boundary and have fewer landscape constraints than the other areas and therefore they are considered to be less sensitive than other location in terms of impact on the setting of Winchester Town and other areas. Development of these sites could lead to major positive effects if they contain poor quality structures or disused land and their removal as part of new</p>

<sup>340</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013]

<sup>341</sup>Landscape Design Associates (1998) Winchester and Its Setting. Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/environment/winchester-city-setting/> [accessed December 2013].

<sup>342</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].



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Sustainability Objective	Assessment of Effects		
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588		
		development will improve the quality of the area.	
<b>14</b>	<b>Built Environment</b>  To secure high standards of design	<p>It is expected that all the guidelines set out in the St Barnabas West Neighbourhood Design Statement<sup>343</sup> can be met by the sites which are affected by it – sites 2541, 2023, 416 and 2490.</p> <p>It is expected that all the guidelines set out in the Chilbolton Avenue, Winchester – Local Area Design Statement<sup>344</sup> can be met by the sites which are affected by it – sites 416 and 1801.</p> <p>All sites can partly achieve this SA objective through meeting the requirements set out in: the Local Plan Part 1 Policies (including DS1 – Development Strategy and Principles; and CP13 – High quality design) and vision.</p>	+
<b>15</b>	<b>Pollution</b>  Minimise local and global sources of pollution	<p>Two of the sites contain overhead power cables on their western edges (2541 and 2023) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.</p> <p>Site 2450 is located within the Winchester town centre AQMA and sites 2588 and 2009 are located adjacent to the AQMA<sup>345</sup>. Any new development within the AQMA or adjacent is likely to exacerbate existing air quality issues and residential development would be particularly vulnerable to the negative health effects associated with poor air quality. Therefore the effects are considered to be major negative.</p> <p>In addition, the potential for contamination is unknown for all of the sites although the Brownfield sites are more likely to contain contaminants than the Greenfield sites. However, it was noted that</p>	-- -

<sup>343</sup>W.S. Atkins (2007) St Barnabas West Neighbourhood Design Statement. Winchester. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>344</sup>Matrix Partnership Ltd (2006) Chilbolton Avenue, Winchester – Local Area Design Statement. Online at [www.winchester.gov.uk](http://www.winchester.gov.uk) [accessed December 2013].

<sup>345</sup>Defra (2003) Winchester Town Centre AQMA for Nitrogen Dioxide and Particles. Online at [http://aqma.defra.gov.uk/aqma/local\\_authorities.php?la\\_id=314](http://aqma.defra.gov.uk/aqma/local_authorities.php?la_id=314) [accessed December 2013].



Winchester Town North West	
Sustainability Objective	Assessment of Effects
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	<p>there was an isolation hospital to the north west junction of Sarum Road and Clarendon Way between 1938 and 1962<sup>346</sup>. Therefore there could be potential for contamination on sites 2013, 2026 and/or part of 2490 leading to minor negative effects. Mitigation is provided by Winchester Districts Local Plan Review (2008) saved policy DP13.</p> <p>Development of any of the sites will generate noise, light and dust in particular during construction and the majority of the sites are adjacent to existing residential uses. This could lead to both minor short-term to long-term negative effects on Pollution and Health. All the sites which are located, on major aquifers with high or intermediate vulnerability, and/ or in a groundwater source protection zone (see SA Objective No. 7), are considered to be more vulnerable to pollution resulting from development. Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording.</p>
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that the sites closest to the settlement, which are brownfield in nature are likely to positively progress the majority of the SA Objectives compared to other sites. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Biodiversity (although very few local designations on the sites considered) Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.</p> <p>Compared to other areas of Winchester Town such as the North East, South and South East there are fewer known heritage assets in the North West area. Sites within 500 m of the Scheduled Monument at Teg down (2490, 2013, 2026, 417, 2014, 2426, 1801 and 416) have a</p>	

<sup>346</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

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	<p>particularly high potential to encounter archaeology. In addition, sites 2013, 2026, 417, 2014 and 2426 southern border's align with Sarum Road which formed part of the roman road which connected Winchester to Salisbury<sup>347</sup>.</p> <p>In addition, this part of Winchester Town houses a number of local biodiversity assets which provides a number of potential opportunities for biodiversity improvement. The roads in this part are also particularly narrow and development may improve the capacity and also the safety of these local roads.</p> <p><b>Key Negative Effects:</b> Major negative effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Infrastructure – Sites which house District Level Strategic Green Infrastructure (GI) Assets defined by Winchester City Council's GI Study: 416; 2013; 2592 and 2026.</li> <li>■ Transport – Cumulative negative effects if sites 2541 and, 2588, 2009 and 2450 were taken forward as well as the sites in the North area (sites 2489, 423 and 424) given Stockbridge Road already experiences congestion during the AM peak 0800 to 0900 and observation suggests that this route can have substantial queues in the Am Peak. Sites 2541, 2023, 2490, 2013, 2026, 2014, and 2426 are over 1600 m from the centre of Winchester and therefore are considered not to be in walking distance of the centre.</li> <li>■ Water - Sites are located within a Groundwater Source Protection Zone: 416 (in part); 2023; and 2541. All the sites are located on a major aquifer which is considered to be of high vulnerability.</li> <li>■ Heritage – Site 2588 and 2009 are adjacent to the Winchester Conservation Area and a number of Listed Buildings.</li> <li>■ Landscape and Soils – sites on Greenfield land outside of the settlement boundary and which do not adjoin the settlement boundary: 2014 and 2426. Sites 2541, 2023, 2490, 2013, 2592, 417, 2014 and 2426 are on or suspected to be on agricultural land grade 3a or above. Furthermore sites 417, 2490, 2014 and 2023 contain a number of ridgelines which are thought to be integral to the setting of Winchester Town.</li> <li>■ Pollution - Site 2450 is located within the Winchester town centre AQMA and sites 2588 and 2009 are located adjacent to the AQMA.</li> </ul> <p><b>Key Positive Effects:</b> Major positive effects have been identified for the following SA Objectives:</p> <ul style="list-style-type: none"> <li>■ Building Communities – The Brownfield sites including 1801 (in part), 2588, 2009, and 2450.</li> </ul>

<sup>347</sup>Winchester City Council (2012) Local Plan Part 1 – Joint Core Strategy – Further Sustainability Appraisals for Step Change Option (Areas 1 – 4). Online at <http://www.winchester.gov.uk/planning-policy/evidence-base/site-assessments/winchester-town-strategic-allocations/> [accessed December 2013].

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Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty Site Refs: 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588
	<ul style="list-style-type: none"> <li>■ Housing – all sites are expected to provide a certain level of housing to help address local needs within the settlement and District level needs.</li> <li>■ Transport – Sites 2541, 416, 1801, 2588 (not surveyed), 2592 (not surveyed) 2009, 2023, 2490 and 2450 (are within a short walking distance (0 - 400m) of bus stops and the bus provides a regular service into Winchester’s centre. Sites 2009, 2588 (not surveyed) and 2450 are within 0 – 400 m of shops and sites 416, 2588 (not surveyed) and 2009 are within 0 – 400 m of a school.</li> <li>■ Landscape and Soils – Sites 1801 (in part), 2588, 2009 and 2450 are located on Brownfield land within the settlement boundary.</li> </ul> <p><b>Mitigation, Recommendations and Residual Effects for Plan-making</b></p> <ul style="list-style-type: none"> <li>■ The certainty of positive effects on Infrastructure (and also Health) could be increased if a requirement to provide additional open space including allotments on the sites is included in the relevant site allocation policy wording to address the existing shortfall. Provision of additional natural space will also have positive synergistic effects on biodiversity and landscape. The larger sites adjoining the settlement boundary have the potential for major positive effects.</li> <li>■ Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced should be considered as mitigation within policy wording. This will help reduce negative effects identified for the SA Objectives Pollution, Health and Transport.</li> <li>■ Two of the sites contain overhead power cables (2541 and 2023) which could have minor negative effects on Health and Pollution. To avoid any negative effects, it would be recommended that the parts of the sites which are covered by overhead power cables are removed from the potential allocation sites.</li> <li>■ It would be recommended that for all the sites, specific requirements in any allocation wording to enhance and improve access to specific GI on and around them should be included. This will increase the certainty of positive effects on Infrastructure and also synergistic positive effects on landscape and biodiversity.</li> <li>■ Sites 1801, 2588, 416, 417, 2014, 2426, 2490, 2541 contains trees with Tree Preservation Orders (TPOs) and if developed there is a chance that these trees could be removed and as a result amenity value could be lost. Although mitigation to a certain extent is offered under CP 20, it would be recommended that if these sites are to be taken forward, that there should be a requirement under policy to retain trees covered by TPOs and this would prevent the negative effects on landscape identified.</li> <li>■ Sites 2541, 2023 and 416 house part of a continuous line of trees and hedges which form a wildlife corridor and the majority of the other sites are bounded by hedgerows and trees (potential wildlife corridors). As these features can provide habitat for a range or species, it would be recommended that these are retained and enhanced where possible. This would lead to minor positive effects on biodiversity with synergistic effects on Landscape if retained.</li> </ul>

Winchester Town North West	
Sustainability Objective	Assessment of Effects
	Nature of the likely sustainability effect (including positive/negative, short - medium term (5-10 years)/long term (10 - 20 years plus), permanent/temporary, secondary, cumulative and synergistic); Uncertainty <b>Site Refs:</b> 416, 417, 1801, 2009, 2013, 2014, 2023, 2026, 2426, 2450, 2490, 254, 2592 and 2588
	<ul style="list-style-type: none"> <li>■ Potential opportunities exist to extend the SINC's as part of any development for the sites adjoining the SINC's with a real opportunity to create a wildlife corridor that could extend across other sites such as 2541 and 2014 and the sites to the South West of Winchester Town. In addition, potential opportunities exist to extend the BAP habitats identified and create new ones as part of any development for the sites adjoining the habitats with a real opportunity to create a wildlife corridor that could extend across other sites such as 2023 and the sites to the South West of Winchester Town. It would be recommended that for sites which adjoin SINC's or BAP habitats, requirements are put in place to extend these features and incorporate them into the development. This could have minor positive effects for Biodiversity but also for Infrastructure.</li> </ul>

## Appendix VII: Screening and SA of Changes, Deletions and Additions

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
<b>Winchester Town</b>		
Policies WIN1 to Win10	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence.</li> <li>■ Breakdown of net housing requirement amended to reflect net completions and outstanding permissions</li> <li>■ The key changes are as follows:               <ul style="list-style-type: none"> <li>● Policy WIN 1 - now includes additional text that extends protection to heritage assets. It also includes new text to support the town in realising its creativity and cultural potential.</li> <li>● Policy WIN 2 - now includes additional text to; identify a town centre boundary; promote the town centre as a visitor destination; identify the growth potential; and enhance the historic environment.</li> <li>● Policy WIN 3 - now includes additional text to; protect views integral to local character and distinctiveness; and ensure that development makes a positive contribution to Winchester's roofscape. Additional supporting text also identifies the appropriate scale for development in Winchester Town and identifies the SPD which provides detailed design guidance.</li> <li>● Policy WIN 4 - now includes additional text to ensure that development at this site (Silver Hill) enhances the public realm, improves pedestrian and cycle access, and provides a landscape framework to maximise planting opportunities.</li> <li>● Policy WIN 5 - text is amended to provide further clarity, and now includes additional text to encourage innovation in building design; and ensure that development at this site</li> </ul> </li> </ul>	<p>Some of the additional text may help to reduce the significance of negative effects - for example the now approved walking and cycling strategies can support sustainable transport modes and encourage a modal shift - as a result of development at these sites through the provision of additional mitigation. However, overall the changes do not significantly affect the findings of the previous SA work.</p> <p>A new policy has been added that supports the role of the Winnall Area as one of the main employment areas in Winchester Town, and expands the potential employment uses that will be supported in the area, which has the potential for a long-term positive effect against SA Objective 4. There are also likely to be minor positive effects for a number of other SA Objectives, including those relating to communities. It is not considered that this policy is likely to have any significant effects and therefore does not significantly affect the findings of the previous SA work.</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<p>(Station Approach Area) establishes opportunities for new planting through a landscape framework. The supporting text also identifies updated evidence to support development applications, and updated evidence reflecting the archaeological potential of the area.</p> <ul style="list-style-type: none"> <li>• Policy WIN 6 - now includes additional text to protect and enhance the former Registry Office according to its significance.</li> <li>• Policy WIN 7 - minor deletion of text, to remove constraints associated with retaining a view of the Cathedral from the site.</li> <li>• Policy WIN 8 - no changes</li> <li>• Policy WIN 9 - previously Policy WIN 10 - no change</li> <li>• Policy WIN 10 - previously Policy WIN 9 - now includes additional text to support the delivery of green infrastructure.</li> <li>• Policy WIN 11 – new policy that supports the role of the Winnall Area as one of the main employment areas in Winchester Town, and expands the potential employment uses that will be supported in the area. The Policy is a continuation of Policy CP9 in LPP1.</li> </ul>	
<b>Market Towns and Rural Area</b>		
<p><b>Bishop's Waltham</b> Policies BW1 to BW5</p>	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ Small reduction (6 dwellings) in the net housing requirement to take account of current evidence.</li> <li>■ Majority of changes to the Policies are minor and either provide further clarification or seek consistency. The key changes are as follows: <ul style="list-style-type: none"> <li>• Policy BW1 - now includes additional text that relates to</li> </ul> </li> </ul>	<p>Some of the additional text may help to reduce the significance of negative effects - on heritage for example - as a result of development at these sites through the provision of additional mitigation. However, overall the changes do not significantly affect the findings of the previous SA work.</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<p>avoiding unacceptable impacts on the historic significance of the Bishops Palace, Park Lug and Palace Deer Park. It also contains additional text that seeks the retention of the open undeveloped nature of the countryside to the south/east which lies within the Bishops Waltham – Swanmore- Waltham Chase- Shedfield- Shirrell Heath settlement gap.</p> <ul style="list-style-type: none"> <li>• Policy BW2 - now includes additional text that relates to creating sensitive links with the adjacent permissive route - Bishops Waltham to Botley trail, so as to minimise harm to the integrity of the Local Nature Reserve. It also now includes text seeking the creation of a green corridor along the southern boundary of the site to improve pedestrian and biodiversity links.</li> <li>• Policy BW3 - now includes additional text that relates to the nature and phasing of development. There is also additional text that seeks to protect, retain and reinforce existing tree boundaries, ensure no net detriment to biodiversity and create a green corridor along the southern boundary of the site to improve pedestrian and biodiversity links.</li> <li>• Policy BW4 - now includes additional text that relates to avoiding unacceptable impacts on the historic significance of the Bishops Palace, Park Lug and Palace Deer Park. It also contains additional text that seeks to protect, retain and reinforce existing tree boundaries and retain sufficient space to support trees and tree belts. The policy now also requires the provision of a connection to the nearest point of adequate capacity in the sewerage network.</li> <li>• Policy BW5 - now includes additional text that relates to the nature and phasing of development. There is also additional text that relates to avoiding unacceptable</li> </ul>	

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<p>impacts on the historic significance of the Bishops Palace, Park Lug and Palace Deer Park. It also contains additional text that seeks to protect, retain and reinforce existing tree boundaries and retain sufficient space to support trees and tree belts. The policy now also requires the provision of a connection to the nearest point of adequate capacity in the sewerage network.</p>	
<p><b>Colden Common</b> Policy CC1 &amp; CC2</p>	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ The key changes to the policies are as follows: <ul style="list-style-type: none"> <li>• Policy CC1 - now includes additional text that seeks the retention and reinforcement of planting along existing boundaries around the site within multifunctional green areas to accommodate both public open space and ecological connections to other areas of natural greenspace off site. The policy now requires any proposal to prepare an ecological assessment setting out how biodiversity interests will be protected and enhanced as well as any proposal to promote a housing density and layout which respects the location of the site in relation to the National Park. The policy now also requires the provision of a connection to the nearest point of adequate capacity in the sewerage network.</li> <li>• Policy CC2 (Travellers' Site) has now been replaced with a new site allocation policy (Clayfield Park Housing Allocation). The Travellers' site was deleted as it is no longer available. The Council intends to produce a separate Gypsy and Travellers DPD to meet identified needs and allocate sites. Policy CC2 now proposes the delivery of 53 dwellings at land at Clayfield and adjoining Avondale Park, Main Raod (SHLAA Refs 888 &amp; 889).</li> </ul> </li> </ul>	<p>The majority of changes, including to Policy CC1 do not significantly affect the findings of the previous SA work. The previously proposed Traveller site (SHLAA Ref 2498) and newly proposed Clayfield Park housing allocation (SHLAA Refs 888 &amp; 889) were both previously considered through the SA process. The findings of this work was presented in Appendix VI of the SA Report published in September 2014.</p> <p>The SA found that development at the previously preferred site (SHLAA Ref 2498) could have negative effects against SA Objectives 1 (Building Communities) and 2 (Landscape &amp; Soils) as it is remote from existing facilities and development would result in loss of greenfield land outside the settlement boundary, which could have negative effects on the character of the landscape.</p> <p>Part of the new Clayfield Park Housing Allocation (SHLAA Ref 888) was found by the SA to have the potential for positive effects against SA Objective 2 (Landscape &amp; Soils) as it contains brownfield land and is less sensitive in terms of landscape compared to other options. However, it should be</p>



Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
		<p>noted that the site now proposed through Policy CC2 includes an extension to SHLAA site 888, to incorporate further land to the north of the site, which was not previously considered through the SA process. The request for an extension to the site arose through the consultation on the Draft LPP2 in 2014.</p> <p>The extension to the site incorporates an area that is predominantly greenfield land; which has the potential for minor negative effects on the townscape, green infrastructure and soils, as well as indirect negative effects on communities. The extra land extends into a Groundwater Source Protection Zone and overlies a Minor Aquifer with High Vulnerability; development therefore has the potential for minor negative effects on water quality. Despite this, the additional land is unlikely to lead to any further significant effects (over and above those already identified in the 2014 SA findings for SHLAA site 888) in regards to the SA topics of housing, economy and employment, transport, health, flood risk, climate change, waste, biodiversity (including the River Itchen SSSI), heritage, pollution and minerals. It is therefore considered that the previous SA findings for SHLAA site 888, presented in Appendix VI of the SA Report (September 2014) still remain valid.</p> <p>As the Council intends to produce a separate Gypsy and Traveller DPD to meet identified needs and allocate sites, the removal of the Traveller site is</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
		not considered likely to have any significant effects in relation to meeting the needs of all residents or equalities.
<b>Kings Worthy</b> Policy KW1	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ Small increase (from 22 to 51 dwellings) in the remaining quantity of housing to be allocated in order to meet the overall requirement of 250 dwellings for Kings Worthy.</li> <li>■ Minor changes to Policy KW1, including the requirement for the provision of open space and substantial new planting. The policy now also requires any proposal to avoid any detrimental impacts on the South Downs National Park and its setting.</li> </ul>	The proposed changes do not significantly affect the findings of the previous SA work.
<b>New Arlesford</b> Policies NA1 to NA3	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ Small increase (from 386 to 400 dwellings) in the remaining quantity of housing to be allocated in order to meet the overall requirement of 500 dwellings for New Arlesford.</li> <li>■ The key changes to the policies are as follows:               <ul style="list-style-type: none"> <li>● Policy NA1 - is now more prescriptive in terms of the number of additional public parking spaces to be provided in conjunction with redevelopment in The Dean.</li> <li>● Policy NA2 - now proposes a slightly higher number of dwellings, increasing the provision by 10 to a total of 75 dwellings. Additional text that requires any proposal for the site to be accompanied by a comprehensive assessment relating to contamination. There is also additional text requiring the provision of a connection to the nearest point of adequate capacity in the sewerage network.</li> <li>● Policy NA3 - small increase in the number of proposed</li> </ul> </li> </ul>	Some of the additional text may help to reduce the significance of negative effects - the requirement for a contamination assessment for example - as a result of development at these sites through the provision of additional mitigation. However, overall the changes, including the small increases in the number of dwellings to be provided, do not significantly affect the findings of the previous SA work.

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<p> dwellings from 320 to 325. A number of minor changes, including additional text requiring the provision of a connection to the nearest point of adequate capacity in the sewerage network.</p>	
<p><b>Swanmore</b> Policy SW1 to SW3</p>	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ Small decrease (from 209 to 146 dwellings) in the remaining quantity of housing to be allocated in order to meet the overall requirement of 250 dwellings for Swanmore.</li> <li>■ The key changes to the policies are as follows: <ul style="list-style-type: none"> <li>● Policy SW1 - has now been deleted as the site has been granted planning permission and is now under construction.</li> <li>● Policy SW2 - has now become Policy SW1 as a result of the deletion above. A number of minor changes, including additional text requiring the provision of a connection to the nearest point of adequate capacity in the sewerage network.</li> <li>● Policy SW3 - small number of minor changes for consistency.</li> </ul> </li> </ul>	<p>The majority of the proposed changes are minor and are not likely to significantly affect the findings of the previous SA work. Policy SW1 has been deleted as the site has now been granted planning permission and is under construction. The SA found in Appendix VI of the SA Report (September 2014) that development at the site could result of the loss of a district sports pitch which could have significant negative cumulative effects on SA Objective 14. The significance of the cumulative negative effects has now been slightly reduced; however, not significantly changed, as replacement provision was provided as part of the application for the site (Application Ref: 12/02419/HCS). The site was also considered to have the potential for cumulative negative effects on the water environment as it is located on aquifers of high vulnerability. The granting of planning permission means that there is sufficient mitigation to ensure that there will be no significant adverse effects on the water environment as a result of development. While this may slightly reduce the significance of the cumulative negative effects identified against SA Objective 7 for Swanmore in Appendix Vi of the SA Report (Sept 2014); it does not amend the overall level of significance identified.</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
		Overall, the removal of this policy is not considered to significantly affect the findings of the previous SA work.
<b>Waltham Chase</b> Policies WC1 to WC4	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ The key changes to the policies are as follows:             <ul style="list-style-type: none"> <li>● Policy WC1 - now requires that any proposal should be accompanied by a comprehensive site assessment which sets out the nature and extent of any contamination present together with a programme of remedial works.</li> <li>● Policy WC4 - now requires landscaping to the southern edge of the site to provide a strong buffer in order to protect the Waltham Chase Meadows SSSI. It also states that the layout should recognise the presence of the nearby Lower Chase Stream which adjoins parts of the site, and where appropriate a suitable landscaped buffer zone should be incorporated into the scheme, to allow for access, and to ensure that no back gardens immediately back onto the watercourse. These changes are as a result of comments received from Natural England and the Environment Agency.</li> </ul> </li> </ul>	The proposed changes strengthen Policies WC1 and WC4 helping to potentially reduce the significance of negative effects in relation to soils and biodiversity. Overall, the proposed changes do not significantly affect the findings of the previous SA work.
<b>Wickham</b> Policies WK1 to W3	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ Small decrease (from 206 to 196 dwellings) in the remaining quantity of housing to be allocated in order to meet the overall requirement of 250 dwellings for Wickham.</li> <li>■ The key changes to the policies are as follows:             <ul style="list-style-type: none"> <li>● Policy WK1 - has been updated to be consistent with and reflect the findings of the Wickham Flood Investigation</li> </ul> </li> </ul>	The proposed changes strengthen Policy WK1 making it consistent with the findings of the Wickham Flood Investigation Report and Wickham Drainage Area Plan. Overall, the proposed changes do not significantly affect the findings of the previous SA work.

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<p>Report (2015) and Wickham Drainage Area Plan.</p> <ul style="list-style-type: none"> <li>• Policy WK2 - has had some minor changes made, including additional text in relation to off-site junction improvements as well as any access to the Meon Valley Trail being sensitive to its location in the National Park.</li> <li>• Policy WK3 - has had some minor changes made, including additional text that requires an archaeological investigation for the whole site.</li> </ul>	
<b>Denmead</b>	<ul style="list-style-type: none"> <li>■ The Denmead section has been updated to reflect the current situation of the Denmead Neighbourhood Plan.</li> </ul>	The proposed changes do not significantly affect the findings of the previous SA work.
<b>The Smaller Villages &amp; Rural Area</b>	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to provide further clarification as well as reflect updated evidence and consultation responses received.</li> </ul>	The proposed changes do not significantly affect the findings of the previous SA work.
<b>South Hampshire Urban Areas</b>		
<b>Whiteley &amp; Botley Bypass</b> Policies SHUA1 and SHUA2	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ The key changes to the policies are as follows: <ul style="list-style-type: none"> <li>• Previous Policy SHUA2 is now Policy SHUA4; however, there have been no changes to the policy text itself.</li> <li>• New Policy SHUA2 - now proposes an employment allocation at Solent 1.</li> <li>• New Policy SHUA3 - now proposes an employment allocation at Solent 2.</li> <li>• New Policy SHUA5 - safeguards land for the construction of the Botley Bypass.</li> </ul> </li> </ul>	<p>Solent 1 and 2 are existing business parks that have predominantly been built out. New Policies SHUA2 and SHUA 3 seek to try and develop the small areas within these existing employment areas that remain undeveloped. The policies therefore essentially seek the retention of these areas for employment purposes. This is considered positive for SA Objective 4 (Economy and Employment); however, overall it is not likely to result in any effects of significance with regard to the SA.</p> <p>At this stage the Plan does not propose the delivery of the Bypass, only the safeguarding of land for its construction if necessary as it is a long term aspiration of both Hampshire County Council and Eastleigh Borough Council. The safeguarded route</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
		<p>is located approximately 700m from the Solent Maritime SAC, Solent &amp; Southampton Water Ramsar Site, and Solent &amp; Southampton Water SPA. It is also in close proximity to two Listed Buildings and partially lies within a flood risk area. The development of the bypass therefore has the potential for negative effects on SA Objectives relating to biodiversity, heritage and flooding; however, it is likely that there is suitable mitigation available to ensure that these effects are not significant. The delivery of the bypass could also have positive effects on some SA Objectives, including those relating to traffic and climate change as it would help to reduce congestion in the surrounding areas.</p> <p>As the Plan is currently only safeguarding the land for the future, it is not considered that the addition of Policy SUA5 significantly affects the findings of the previous SA work. If the policy was amended in the future to propose the delivery of the bypass then further consideration would be needed through the SA and potential alternatives considered and appraised if reasonable. It is important to note that any proposal for the development of the bypass would be subject to project level EIA and most likely HRA, which would ensure that there are no adverse effects.</p> <p>The remaining changes are all considered minor and do not significantly affect the findings of the previous SA work.</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
<b>Development Management Policies</b>		
Policies DM1 to DM34	<ul style="list-style-type: none"> <li>■ Minor changes, deletions and additions to the introductory and supporting text to provide further clarification as well as reflect updated evidence and consultation responses received.</li> <li>■ The key changes to the policies are as follows:               <ul style="list-style-type: none"> <li>■ Policy DM1 - no changes</li> <li>■ Policy DM2 - minor changes to the text to set minimum gross internal floor areas.</li> <li>■ Policy DM3 – no changes</li> <li>■ Policy DM4 – minor changes to reflect the availability of updated evidence</li> <li>■ Policy DM5 – minor text change to provide further clarity</li> <li>■ Policy DM6 – minor grammatical amendment</li> <li>■ Policy DM7 – minor text amendment to improve clarity and identify the application of the sequential test</li> <li>■ Policy DM8 – no changes</li> <li>■ Policy DM9 – no changes</li> <li>■ Policy DM10 – no changes</li> <li>■ Policy DM11 – minor text amendments to improve clarity and grammar</li> <li>■ Policy DM12 – minor deletion of text relating to isolated and scattered development</li> <li>■ Policy DM13 – no changes</li> <li>■ Policy DM14 – no changes</li> <li>■ Policy DM15 – minor text amendment in relation to historic landscapes</li> <li>■ Policy DM16 – minor text amendment to include cycle storage in parking provisions in site design schemes</li> <li>■ Policy DM17 – minor text amendments to improve clarity and provide further mitigation for heritage assets, as well as to seek high speed broadband connection in new residential and business developments</li> </ul> </li> </ul>	<p>Some of the additional text may help to reduce the significance of negative effects - on heritage for example - through the provision of additional mitigation. However, overall the changes do not significantly affect the findings of the previous SA work.</p>

Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<ul style="list-style-type: none"> <li>▪ Policy DM18 – minor text amendments to allow flexibility for continual updates to parking standards and promote cycle parking</li> <li>▪ Policy DM19 – minor text amendments to improve clarity and grammar</li> <li>▪ Policy DM20 – minor text amendments to improve clarity and grammar</li> <li>▪ Policy DM21 – no changes</li> <li>▪ Policy DM22 – no changes</li> <li>▪ Policy DM23 – minor text deletion of criteria that relate to dwellings under 120sq.m</li> <li>▪ Policy DM24 – no changes</li> <li>▪ Policy DM25 – minor text amendment to improve the mitigation provided for the significance of heritage assets and the historic environment</li> <li>▪ Policy DM26 – no changes</li> <li>▪ Policy DM27 – minor text amendment to improve the mitigation provided for special architectural and historic interests, and improve clarity</li> <li>▪ Policy DM28 – minor text amendment to allow demolition of unlisted buildings in a Conservation Area where it would enhance or better reveal the significance of the Conservation Area</li> <li>▪ Policy DM29 – minor text amendments to improve clarity</li> <li>▪ Policy DM30 – minor text deletion relating to under-use of buildings</li> <li>▪ Policy DM31 – minor text amendment to reflect updated evidence in the creation of a list of locally significant heritage</li> <li>▪ Policy DM32 – minor title amendment to include industrial as well as rural heritage assets</li> <li>▪ Policy DM33 – no changes</li> </ul>	



Policy	Summary of Changes, Deletions and Additions	Screening - do the changes, deletions and additions significantly affect the findings of the SA Report (September 2014) or do they give rise to significant environmental effects?
	<ul style="list-style-type: none"> <li>▪ Policy DM34 – minor text deletion relating to signage in a Conservation Area which supports a night time business</li> </ul>	

## Appendix VIII: SA of Alternative Sites and Boundary Changes

### Winchester Town

Settlement: Winchester Town North East				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive / negative, short / medium / long term, permanent / temporary, secondary, cumulative, synergistic and any uncertainty)		
		Site Reference(s): Alternative sites proposed by respondents 50503 and 51489 and boundary change to SHLAA site 2486 proposed by respondents 50510 and 51482		
1	<b>Building Communities</b>  To create and sustain communities that meet the needs of the population and promote social inclusion	The 2014 findings for SA Objective 1 in Winchester Town North East remain valid. The alternative site proposed by respondent 51489 is located on previously developed land, regeneration at the site could improve the quality of the area with the potential for minor positive effects.	++	-
		All of the sites that are within or adjoining the settlement boundary are consistent with the previous 2014 findings for accessibility to services and facilities. The alternative site proposed by respondent 50503 is located the furthest and development at this site has the potential for minor negative effects.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.		
2	<b>Infrastructure</b>  To provide for the timely delivery of infrastructure suitable to meet community needs	The 2014 findings for SA Objective 2 in Winchester Town North East remain valid. Development at the sites will not lead to the loss of designated open space and development contributions towards infrastructure could lead to minor positive effects.	--	+
		The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.		

Settlement: Winchester Town North East				
3	<b>Housing</b>  To provide good quality housing for all	The 2014 findings for SA Objective 3 in Winchester Town North East remain valid.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	++	
4	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	The 2014 findings for SA Objective 4 in Winchester Town North East remain valid. The alternative site proposed by respondent 51489 would involve the regeneration of previously developed land in an existing employment area, should the site be allocated for development, it is recommended that the site is allocated for employment use, in keeping with the immediate surroundings. Employment development at this site has the potential for minor long-term positive effects. Development at the other sites will not result in the loss of existing employment land with the potential for a neutral effect.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	?	+
5	<b>Transport</b>  To increase accessibility; reduce car usage and the need to travel	The 2014 findings for SA Objective 5 in Winchester Town North East remain valid. SHLAA site 2486 is recognised in the previous 2014 SA as a site that is located within 800m of a bus stop with the potential for a minor long-term positive effect and located close to services and facilities with the potential for major long-term positive effects, this remains valid when the extension to the site is considered. Alternative site proposed by respondent 51489 is located in close proximity to SHLAA site 2539 which was found in the previous 2014 SA to be within 400m of a bus stop and close to services and facilities with the potential for a major positive effect. The alternative site proposed by respondent 50503 is located in close proximity to SHLAA site 2507 which was found previously in the 2014 SA to be located over 800m from services and facilities with the potential for minor negative effects, but in closer proximity to a bus stop with the potential for a minor positive effect.  Development at SHLAA site 2486 (including the extension to the site) and the alternative site proposed by respondent 51489 is likely to exacerbate the congestion constraints at junction 9 of the M3 identified in the previous 2014 SA, with the potential for minor negative effects.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	++	--

Settlement: Winchester Town North East					
6	<b>Health</b>  To improve the health and wellbeing of all	The 2014 findings for SA Objective 6 in Winchester Town North East remain valid.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	-	+	
7	<b>Water</b>  To protect, enhance and manage water resources in a sustainable way	The 2014 findings for SA Objective 7 in Winchester Town North East remain valid. All of the sites are located on major aquifers with high vulnerability with the potential for major negative effects on water. The site proposed by respondents 50510 and 51482 is located adjacent to an area of flood risk and development would require site level flood risk assessments and in the view of climate change predictions that the extent of the flood zone will increase; long-term mitigation plans.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	--		
8	<b>Waste</b>  To ensure sustainable waste management	The 2014 findings for SA Objective 8 in Winchester Town North East remain valid.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	+		
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	The 2014 findings for SA Objective 9 in Winchester Town North East remain valid.  The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	+		
10	<b>Sustainable Construction</b>	The 2014 findings for SA Objective 10 in Winchester Town North East remain valid.	+		

Settlement: Winchester Town North East			
	To promote the sustainable design and construction of buildings and places	The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	
11	<b>Biodiversity</b>  To conserve and enhance biodiversity	<p>The 2014 findings for SA Objective 11 in Winchester Town North East remain valid. SHLAA site 2486 and the extension to the site proposed by respondents 50510 and 51482 is located adjacent to the River Itchen SAC / SSSI and BAP Priority Habitats of Lowland Fens and Deciduous Woodland. Development at the site has the potential to effect the integrity of the European designated site and national biodiversity and habitats with the potential for major long-term negative effects. The alternative sites proposed by respondent 50503 is in close proximity of River Itchen ecological corridors and adjacent to a BAP Priority Habitat of Deciduous Woodland; development has the potential for minor indirect negative effects through increased disturbance, noise and light pollution, as well as potential indirect negative effects on water quality.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	-- 0
12	<b>Heritage</b>  To protect and enhance built and cultural heritage	<p>There are no designated heritage within or adjacent to any of the sites, and development at any of the sites is unlikely to negative effect the setting of designated heritage assets with the potential for a neutral effect.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	0 --
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	<p>The 2014 findings for SA Objective 13 in Winchester Town North East remain valid. As identified in the previous SA, SHLAA site 2486, and the extension to the site proposed by respondents 50510 and 51482 is located within the South Downs National Park, development at this site has the potential for major long-term negative effects on the landscape setting.</p> <p>Development at the alternative site proposed by respondent 50503 could result in the permanent loss of best and most versatile agricultural land (Grade 3a) with the potential for major long-term negative effects on soils.</p>	-- ++

Settlement: Winchester Town North East			
		<p>SHLAA site 2486 and the extension to the site proposed by respondents 50510 and 51482 is located adjacent to a minerals resources zone, development at the site could hinder future access to and use of mineral resources with the potential for minor long-term negative effects. Development at this site would also result in the loss of greenfield land which has the potential for minor long-term negative effects on the landscape.</p> <p>Development at the alternative site proposed by respondent 51489 would regenerate an area of previously developed land with the potential for major long-term positive effects on townscape.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	
<b>14</b>	<b>Built Environment</b>	The 2014 findings for SA Objective 14 in Winchester Town North East remain valid.	+
	To secure high standards of design	The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	
<b>15</b>	<b>Pollution</b>	The 2014 findings for SA Objective 15 in Winchester Town North East remain valid. As identified in the previous SA, SHLAA site 2486, including the extension to the site proposed by respondents 50510 and 51482 is located adjacent to a historic landfill, proposals for the site may require site level land contamination assessments prior to development.	- --
	Minimise local and global sources of pollution	The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment found that the sites closest to the settlement, which are located on previously developed land are likely to positively progress the majority of the SA Objectives compared to other sites. This area of Winchester Town has a wealth of heritage assets which could make it particularly sensitive to new development, however the alternative sites appraised in this SA should not lead to any significant effects on these heritage assets or their settings. The majority of the sites have good access or are in close proximity to the main town centre. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of; Transport (traffic is a particular problem and could be made worse through increased development); Biodiversity (particularly sensitive due to proximity to international and national nature conservation</p>			

**Settlement: Winchester Town North East**

designations); Pollution; Landscape (particularly those sites located within the South Downs National Park); Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.

**Key Negative Effects:**

- Development at the alternative site proposed by respondent 51489 could result in the loss of existing employment land with the potential for minor long-term negative effects.
- Development could exacerbate existing traffic constraints identified at Junction 9 of the M3.
- All of the site are located on major aquifers of high vulnerability with the potential for major negative effects on water.
- Development at the alternative site proposed by respondents 50510 and 51482 could lead to negative effects on the integrity of the River Itchen SAC / SSSI and BAP Priority Habitats
- Development at the alternative site proposed by respondent 50503 could affect the integrity of the River Itchen SAC / SSSI and BAP Priority Habitats. Development at this site would need to mitigate potential effects on ecological corridors around the site that connect with the River Itchen.
- The alternative site proposed by respondents 50510 and 51482 is located within the South Downs National Park and development has the potential for major long-term negative effects on the landscape setting.
- Development at the alternative site proposed by respondent 50503 could result in the permanent loss of best and most versatile agricultural land (Grade 3a) with the potential for major long-term negative effects on soils.
- The alternative site proposed by respondents 50510 and 51482 is adjacent to a mineral resources area.
- The alternative site proposed by respondents 50510 and 51482 is located adjacent to a historic landfill site and would require land contamination assessments prior to development.

**Key Positive Effects:**

- Development at the alternative site proposed by respondent 51489 could regenerate an area of previously developed land with potential for positive effects on townscape / landscape, soils and communities.
- Development contributions can support new infrastructure provisions, particularly where shortfalls have been identified.
- Development can deliver a range of quality housing to meet local needs.

**Mitigation, Recommendations and Residual Effects for Plan-making:**

- Sites containing previously developed land should be prioritised for development where possible.
- Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced could be considered as mitigation within policy wording.
- The requirement for site level HRA at the alternative sites proposed by respondents 50510 and 51482, and 50503.
- A landscape and visual impact assessment at the alternative site proposed by respondents 50510 and 51482 prior to development.
- Avoidance of the permanent loss of best and most versatile agricultural land where possible.

<b>Settlement: Winchester Town North East</b>
<ul style="list-style-type: none"><li data-bbox="188 236 1845 260">▪ The requirement for a site level land contamination assessment at alternative site proposed by respondents 50510 and 51482.</li></ul>



Settlement: Winchester Town South West				
Sustainability Objective		Assessment of Effects		
		Nature of the likely sustainability effect (including positive / negative, short / medium / long term, permanent / temporary, secondary, cumulative, synergistic and any uncertainty)		
		Site Reference(s): Alternative sites proposed by respondents 51533 et al (51542, 51545, 51370, 51867, 51453), 51462, 50153, 50228. 51386		
1	<b>Building Communities</b>	<p>The 2014 findings for SA Objective 1 in Winchester Town South West remain valid.</p> <p>The alternative site proposed by respondents 51533 et al is located on previously developed land, regeneration at the site could improve the quality of the area with the potential for minor positive effects.</p> <p>All of the sites that are adjoining the settlement boundary are consistent with the previous 2014 findings for accessibility to services and facilities. The alternative site proposed by respondent 51462 is located further south of the settlement boundary and as such has poorer access to the town services and facilities, development at this site has the potential for minor negative effects.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	++	-
	To create and sustain communities that meet the needs of the population and promote social inclusion			
2	<b>Infrastructure</b>	<p>The 2014 findings for SA Objective 2 in Winchester Town South West remain valid. Development at any of the sites will not result in the loss of designated open space, and development contributions towards open space could lead to minor long-term positive effects.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	--	?
	To provide for the timely delivery of infrastructure suitable to meet community needs			
3	<b>Housing</b>	<p>The 2014 findings for SA Objective 3 in Winchester Town South West remain valid.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	++	
	To provide good quality housing for all			

Settlement: Winchester Town South West				
4	<b>Economy and Employment</b>  To maintain the buoyant economy and develop greater diversity that meets local needs	<p>The 2014 findings for SA Objective 4 in Winchester Town South West remain valid. Development at the alternative site proposed by respondents 51533 et al could result in the loss of existing employment land with the potential for a major negative effect.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	?	--
5	<b>Transport</b>  To increase accessibility; reduce car usage and the need to travel	<p>The 2014 findings for SA Objective 5 in Winchester Town South West remain valid. In the previous assessment SHLAA sites 2444 and 419 were identified as sites within 800m of bus services, Given these findings it is likely that the alternative site proposed by respondent 50228 will be very similar, with the potential for minor long-term positive effects. Given the distance of the alternative site proposed by respondent 51462 from the settlement boundary, it is unlikely that the site will have good access to bus services, with the potential for minor negative effects. Though the sites have not been surveyed, those adjacent to the settlement boundary are likely to have better access than those sites located slightly further from the settlement boundary.</p> <p>As per the findings of the 2014 SA, the sites located in the south west of Winchester Town are likely to have minor negative effects on identified traffic and congestion constraint areas.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	++	--
6	<b>Health</b>  To improve the health and wellbeing of all	<p>The 2014 findings for SA Objective 6 in Winchester Town South West remain valid. As per the previous SA findings SHLAA site 2394 was found to located within a Civil Aviation height restriction area in the north west corner of the site, which is considered an absolute constraint to development, the alternative sites proposed by respondents 51383 and 50228 may therefore also be subject to these constraints.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	X	-
7	<b>Water</b>  To protect, enhance	The 2014 findings for SA Objective 7 in Winchester Town South West remain valid. None of the sites are located within a flood risk area, and development at any of the sites is unlikely to affect flood risk in the wider catchment; potential for a neutral effect. All of the sites are located on a Major Aquifer of high		--

Settlement: Winchester Town South West			
	and manage water resources in a sustainable way	<p>vulnerability, the alternative sites proposed by respondents 50228 and 51386 are also partially located over a Major Aquifer of intermediate vulnerability. Development therefore has the potential for major negative effects on groundwater.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	
8	<p><b>Waste</b></p> <p>To ensure sustainable waste management</p>	<p>The 2014 findings for SA Objective 8 in Winchester Town South West remain valid.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	+
9	<p><b>Climate Change</b></p> <p>To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy</p>	<p>The 2014 findings for SA Objective 9 in Winchester Town South West remain valid.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	+
10	<p><b>Sustainable Construction</b></p> <p>To promote the sustainable design and construction of buildings and places</p>	<p>The 2014 findings for SA Objective 10 in Winchester Town South West remain valid.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	+
11	<b>Biodiversity</b>	The 2014 findings for SA Objective 11 in Winchester Town South West remain valid. None of the sites are located within or adjacent to any designated biodiversity or nature conservation sites, although the	-- 0

Settlement: Winchester Town South West					
	To conserve and enhance biodiversity	<p>alternative site proposed by respondents 51533 et al is located in close proximity to the River Itchen SAC / SSSI. Given the size of the site and the existing development between the site and the River Itchen, it is considered unlikely to lead to any significant negative effects; potential for a residual neutral effect. The site is also located adjacent to a row of trees protected by Tree Preservation Orders along the southern border of the site, these should be retained in development.</p> <p>Development at the alternative site proposed by respondent 51462 is located within a SINC and contains a BAP Priority Habitat of Lowland Calcareous Grassland, development could result in direct loss of this District level biodiversity and national habitats with the potential for major long-term negative effects.</p> <p>The extension to SHLAA site 2022 proposed by respondents 50153 extends into an area designated as a SINC, development therefore has the potential for major negative effects through the direct loss of designated land. This could be mitigated to some extent if development were to avoid this area of the site, however development would still have the potential for residual minor negative effects through increased disturbance, noise and light pollution.</p> <p>Development at the alternative sites proposed by respondents 50228 and 51386 would be located adjacent to a SINC with the potential for residual minor negative effects through increased disturbance, noise and light pollution.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>			
12	<p><b>Heritage</b></p> <p>To protect and enhance built and cultural heritage</p>	<p>The 2014 findings for SA Objective 12 in Winchester Town South West remain valid. As per the 2014 findings, the alternative site proposed by respondent 50153 contains a Scheduled Monument. Development at this site is highly likely to change the setting of the designated heritage asset with the potential for both positive and negative effects, at this stage in recognition that the Monument is located centrally within the development boundary it is considered that development has the potential for major long-term negative effects.</p> <p>The rest of the sites do not contain, and are not located adjacent to any designated heritage assets, including Listed Buildings, Conservation Areas, Scheduled Monument and Historic Parks and Gardens. Potential for a neutral effect.</p>	<table border="1"> <tr> <td style="background-color: #ffc000;">--</td> <td style="background-color: #0070c0; color: white;">0</td> </tr> </table>	--	0
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Settlement: Winchester Town South West					
		The findings of this appraisal alter the previous 2014 SA findings, with an increased potential for significant negative effects on heritage.			
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	<p>The 2014 findings for SA Objective 13 in Winchester Town South West remain valid. None of the sites are located within the South Downs National Park.</p> <p>Development at the alternative site proposed by respondents 51533 et al could regenerate an area of previously developed land with the potential for major positive effects on the townscape. Development at the rest of the sites would result in the loss of greenfield land which is considered to have the potential for a minor long-term negative effect on landscapes.</p> <p>The alternative site proposed by respondent 50153 is located within a settlement gap (as identified in the previous SA for SHLAA site 2022), with the potential for major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness.</p> <p>None of the sites are known to contain best and most versatile agricultural land and none of the sites are located within a mineral resource / safeguard area. Potential for a neutral effect.</p> <p>The alternative site proposed by respondents 51533 et al is also located adjacent to a row of trees protected by Tree Preservation Orders along the southern border of the site, these should be retained in development.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1"> <tr> <td>++</td> <td>--</td> </tr> </table>	++	--
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14	<b>Built Environment</b>  To secure high standards of design	<p>The 2014 findings for SA Objective 14 in Winchester Town South West remain valid.</p> <p>The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1"> <tr> <td>-</td> <td>+</td> </tr> </table>	-	+
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15	<b>Pollution</b>	The 2014 findings for SA Objective 15 in Winchester Town South West remain valid. None of the sites are located within the Winchester AQMA.	<table border="1"> <tr> <td>--</td> <td>-</td> </tr> </table>	--	-
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Settlement: Winchester Town South West		
	Minimise local and global sources of pollution	The alternative sites / boundary change do not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.
<p><b>Summary of Key Negative and Positive Effects for Sustainable Development:</b></p> <p>The assessment has found that this particular area of Winchester Town is sensitive to development in terms of landscape, water and heritage. The addition of the alternative sites has increased the potential for major long-term negative effects on heritage assets, predominantly due to the alternative site proposed by respondent 50153 which contains a Scheduled Monument. The majority of the sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Sustainable Construction; Built Environment (high quality design and meeting local design standards); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard to the SA Objectives of: Transport (traffic is of particular concern); Pollution; Landscape (particularly sites located in a Settlement Gap, and those containing best and most versatile agricultural land); Biodiversity (particularly on SINC's in the alternative sites assessed in this appraisal); and Health (lack of allotment provision and short-term construction effects). Uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites. There are a large number of heritage assets within the area with a high potential for archaeology to be present.</p> <p><b>Key Negative Effects:</b></p> <ul style="list-style-type: none"> <li>■ Development at the alternative site proposed by respondents 51533 et al could result in the loss of existing employment land with the potential for major negative effects.</li> <li>■ There are likely to be minor negative effects on traffic as a result of development in the South West of Winchester.</li> <li>■ There may be absolute constraints to development at the alternative sites proposed by respondents 51386 and 50228 as these are located partially within a Civil Aviation height restriction area.</li> <li>■ All of the alternative sites are located on a major aquifer with high vulnerability, development therefore has the potential for major negative effects on water.</li> <li>■ There are trees protected by Tree Preservation Orders along the southern border of the alternative site proposed by respondents 51533 et al, these should be retained in development to avoid negative effects on biodiversity and landscape / townscape.</li> <li>■ Development at the alternative site proposed by respondent 51462 is located within a SINC and contains a BAP Priority Habitat, development therefore has the potential for major long-term negative effects.</li> <li>■ The extension to SHLAA site 2022 proposed by respondent 50153 extends into an area designated as a SINC, it is recommended that development avoids this area of the site to reduce the extent of the potential negative effects.</li> <li>■ Development located adjacent to a SINC (alternative sites proposed by respondents 50153, 50228 and 51386) has the potential for residual minor negative effects through increased disturbance, noise and light pollution.</li> <li>■ The alternative site proposed by respondent 50153 contains a Scheduled Monument, development at the site has the potential for major long-term negative effects on the designated heritage asset and its setting.</li> </ul>		

**Settlement: Winchester Town South West**

- The alternative site proposed by respondent 50153 is located within a settlement gap and development has the potential for major long-term negative effects through increasing the risk of coalescence and harming the settlement character and local distinctiveness.

**Key Positive Effects:**

- The alternative site proposed by respondents 51533 et al is located on previously developed land and regeneration at this site has the potential for minor long-term positive effects on townscape / landscape, soils and communities.
- All site options can deliver high quality housing to contribute to meeting local needs
- Development contributions for infrastructure could lead to positive effects, particularly if they address identified infrastructure shortfalls.
- None of the alternative sites are located in a flood risk area which has the potential for a minor positive effect.
- None of the alternative sites are located within the South Downs National Park.

**Mitigation, Recommendations and Residual Effects for Plan-making:**

- Sites containing previously developed land should be prioritised for development where possible.
- Appropriate phasing of sites, time restrictions on development during the day and night, and the requirement for an Environmental Management Plan to be produced could be considered as mitigation within policy wording.
- Policy wording that ensure the retention and protection of TPOs
- A requirement for site level heritage impact assessments to accompany any proposals for development at the alternative site proposed by respondent 50153.

**New Alresford**

Settlement: New Alresford				
Sustainability Objective		Assessment of Effects Nature of the likely sustainability effect (including positive / negative, short / medium / long term, permanent / temporary, secondary, cumulative, synergistic and any uncertainty)		
Site Reference(s): Sun Lane(SHLAA site 277), Watercress Meadows (1927), New Farm Road (1927), New Farm Road (2553), Bridge Road, Arlebury Park (2552), The Dean, Sun Hill School / Oak Hill.				
<b>1</b>	<p><b>Building Communities</b></p> <p>To create and sustain communities that meet the needs of the population and promote social inclusion</p>	<p>The 2014 SA findings for SA Objective 1 in New Arlesford remain valid. There are a further two sites (Sun Hill School / Oak Hill, and Bridge Road) in the alternative strategy (not previously assessed) that are located within the built up area, and more centrally; development at these sites provide access to the range of services and facilities available in New Arlesford with the potential for minor positive effects against SA Objective 1.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>		
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++	-			
<b>2</b>	<p><b>Infrastructure</b></p> <p>To provide for the timely delivery of infrastructure suitable to meet community needs</p>	<p>The 2014 SA findings for SA Objective 2 in New Alresford also remain valid.</p> <p>The alternative strategy looks to deliver 25 ha of open space to contribute to meeting the identified shortfalls. This will be distributed at either side of the settlement but predominantly at Sun Lane. The provisions include a burial ground, allotments and parkland. The delivery of open space has the potential for minor long-term positive effects. These positive effects could be enhanced through the provision of a new rugby pitch, to address the identified need in the Winchester District Open Space Strategy (2013/14). Residential or employment development at site option 2552 could hinder the future delivery of the sports pitch with the potential for major long-term negative effects. Development at Bridge Road could result in the loss of an area of district level sports provision with the potential for major negative effects. Development at the Sun Hill School site could potentially hinder any future expansion of the Sun Hill schools located immediately north of the site, with the potential for long-term negative effects on infrastructure and educational provisions.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>		
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Settlement: New Alresford					
<b>3</b>	<p><b>Housing</b></p> <p>To provide good quality housing for all</p>	<p>The 2014 SA findings for SA Objective 3 in New Alresford remain valid.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	++		
<b>4</b>	<p><b>Economy and Employment</b></p> <p>To maintain the buoyant economy and develop greater diversity that meets local needs</p>	<p>The alternative strategy relies on existing planning consents to deliver employment growth, as well as development of a care home at the Sun Lane site. The alternative strategy supports existing businesses through retention and expansion. Development at any of the site options will not result in the loss of existing employment opportunities.</p> <p>In accordance with the 2011 Market Towns and Rural Area Development Strategy Background Paper the strategy supports a mix of small independent businesses and retailers, with the potential for minor long-term positive effects, however the alternative strategy is limited in encouraging a wide variety of new enterprises and reduces the amount of employment land to be delivered from that identified in the LPP2 strategy.</p> <p>The allocation of mixed-use development could therefore enhance these effects, and further employment development at the Sun Lane site could enhance access to employment opportunities for those residents located in the south and south west of the settlement. At this stage there is less uncertainty in regards to employment provisions than that identified in the previous 2014 SA findings.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1" style="border-collapse: collapse;"> <tr> <td style="background-color: #d9ead3; text-align: center;">?</td> <td style="background-color: #5cb85c; text-align: center; color: white;">+</td> </tr> </table>	?	+
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<b>5</b>	<p><b>Transport</b></p> <p>To increase accessibility; reduce car usage and the need to travel</p>	<p>The 2014 SA findings for SA Objective 5 in New Alresford remain valid.</p> <p>The alternative strategy for New Alresford disperses the development site options more widely across the settlement, effectively reducing the size of the planned growth in the east of the settlement at Sun Lane. Traffic flows are likely to therefore be more dispersed across the settlement reducing the significance of localised impacts; and by avoiding the creation of a large employment site, it is less likely to encourage in-commuting from the surrounding areas and the associated impact this could have on local infrastructure and congestion.</p> <p>The alternative strategy locates development along principal roads in the settlement, thus reducing potential negative effects on minor local roads. More development would also be located centrally with</p>	<table border="1" style="border-collapse: collapse;"> <tr> <td style="background-color: #008000; color: white;">++</td> <td style="background-color: #ffc000; color: white;">--</td> </tr> </table>	++	--
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Settlement: New Alresford							
		<p>improved access to local services and facilities. It is recommended that the sites identified for new parking provisions in the LPP2 Development Management and Site Allocations Policies Map are retained in the alternative strategy to meet the identified need for increased parking provisions in the central area.</p> <p>The LPP2 strategy identified the requirement for a new slip road for access / egress on the A31 (Alresford Bypass) to accommodate the development at site 277. By reducing the size of site 277 the alternative strategy does not require the extensive infrastructure works identified in the LPP2 strategy.</p> <p>Though development would be more widely dispersed, the new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>					
6	<p><b>Health</b></p> <p>To improve the health and wellbeing of all</p>	<p>The 2014 findings for SA Objective 6 in New Alresford remain valid, however the alternative strategy proposes new allotment land at the Sun Lane site, which could contribute to addressing the identified shortfall with the potential for long-term minor positive effects against SA Objective 6. Development at the Bridge Road site could result in the loss of existing sports provisions with the potential for minor long-term negative effects on health.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1"> <tr> <td style="background-color: #ffff00;">-</td> <td style="background-color: #92d050;">+</td> </tr> <tr> <td colspan="2" style="background-color: #ffffff;"> </td> </tr> </table>	-	+		
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7	<p><b>Water</b></p> <p>To protect, enhance and manage water resources in a sustainable way</p>	<p>The 2014 findings for SA Objective 7 in New Alresford remain valid. The two new sites (not previously assessed) do not fall within an area of flood risk. The Sun Hill School / Oak Hill site is located within a Groundwater Source Protection Zone, compared to the Bridge Road site which is not. Development has the potential for major negative effects on water.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1"> <tr> <td style="background-color: #ffcc00;">--</td> </tr> <tr> <td style="background-color: #ffffff;"> </td> </tr> </table>	--			
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8	<p><b>Waste</b></p> <p>To ensure sustainable waste management</p>	<p>The 2014 findings for SA Objective 8 in New Alresford remain valid.</p> <p>The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.</p>	<table border="1"> <tr> <td style="background-color: #92d050;">+</td> </tr> <tr> <td style="background-color: #ffffff;"> </td> </tr> </table>	+			
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Settlement: New Alresford			
9	<b>Climate Change</b>  To address the causes of climate change and to mitigate and adapt in line with Winchester's Climate Change Strategy	The 2014 findings for SA Objective 9 in New Alresford remain valid.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	+
10	<b>Sustainable Construction</b>  To promote the sustainable design and construction of buildings and places	The 2014 findings for SA Objective 10 in New Alresford remain valid.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	+
11	<b>Biodiversity</b>  To conserve and enhance biodiversity	The 2014 findings for SA Objective 11 in New Alresford remain valid. The two new sites (not previously assessed) (Sun Hill School / Oak Hill, and Bridge Road) are not located within or adjacent to any internationally, nationally or located designated biodiversity areas.  The LPP2 strategy identified the requirement for a new slip road for access / egress on the A31 (Alresford Bypass) to accommodate the development at site 277. By reducing the size of site 277 the alternative strategy does not require the extensive infrastructure works identified in the LPP2 strategy, and thus avoid the loss of mature planting along the A31 embankment.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	-
			0
12	<b>Heritage</b>	The 2014 findings for SA Objective 12 in New Alresford remain valid. The two new sites (not previously assessed) (Sun Hill School / Oak Hill, and Bridge Road) are not located within or adjacent to any	-
			0

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	To protect and enhance built and cultural heritage	designated heritage assets, and development at these sites is unlikely to lead to negative effects on the setting of designated heritage assets.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	
13	<b>Landscape &amp; Soils</b>  To protect and enhance the character and quality of the landscape of Winchester District	The 2014 findings for SA Objective 13 in New Alresford remain valid. Of the two new sites (not previously assessed, Bridge Road contains a very small area of a TPO group in the north east corner of the site, policy wording should require the retention of these trees to avoid any potential negative effects. Both of the new sites (Sun Hill School / Oak Hill, and Bridge Road) are located on greenfield land within the urban area, development at these sites could therefore have a minor long-term negative effect on the townscape.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	-- ++
14	<b>Built Environment</b>  To secure high standards of design	The 2014 findings for SA Objective 14 in New Alresford remain valid. Development at the Bridge Road site could also negatively affect important views identified at the Recreation Ground on Grange Road.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	- +
15	<b>Pollution</b>  Minimise local and global sources of pollution	The 2014 findings for SA Objective 15 in New Alresford remain valid. The Bridge Road site is also located adjacent to a historic landfill site, development at this site has the potential for a minor negative effect on health.  The new strategy does not significantly alter the nature and significance of the effects, including cumulative effects, identified in the 2014 SA Report for this SA Objective.	-
<b>Summary of Key Negative and Positive Effects for Sustainable Development:</b>			
The assessment has found that the 2014 SA findings still remain valid. The alternative strategy identifies two new sites that were previously not assessed, as well as an extension to sites 2534 and 2535 which were assessed in the 2014 SA. The majority of sites are likely to lead to minor positive effects on the SA Objectives of: Waste; Climate Change; Green Infrastructure; Sustainable Construction; Built Environment (high quality design); and Health (opportunity to provide good quality housing). Minor negative effects have generally been found for each site with regard			

**Settlement: New Alresford**

to the SA Objectives of: Transport (traffic and parking); Pollution; Landscape; Health (lack of allotment provision and short-term construction effects); and Water. Neutral effects were identified for the majority of sites (except for 2552 in the 2014 SA) for the SA Objective of Heritage as it was considered that the protection/ mitigation for all heritage assets provided by policies CP20 – Heritage and Landscape Character; and DS1 – Development Strategy and Principles was sufficient to reduce identified potential negative effects. Furthermore, uncertain effects were identified for all of the sites in relation to Economy and Employment as it is not known at this stage whether employment land will be provided on any of the sites.

**Key Negative Effects:**

- Development at the Bridge Road Site could result in the loss of an area of District level sports provisions
- Development at the Sun Hill School / Oak Hill site could hinder the future expansion of the Sun Hill Schools located immediately north of the site
- Development at the two new sites (Sun Hill School / Oak Hill, and Bridge Road) could result in the loss of greenfield land within the urban area with the potential for minor long-term negative effects on the townscape.
- Development at the Bridge Road site could negatively affect important views identified at the Recreation Ground on Grange Road.
- The Bridge Road site is located adjacent to a historic landfill site and development has the potential for minor negative effects on health

**Key Positive Effects:**

- The strategy could deliver up to 25 ha of new open space to contribute to addressing the identified shortfall
- The wider dispersal of development across the settlement could reduce the extent of potential negative effects on local roads and congestion
- All site options can deliver high quality housing to meet local needs.

**Mitigation, Recommendations and Residual Effects for Plan-making:**

- The identified provision of a new rugby pitch could enhance positive effects for infrastructure
- Designated allocations for increased parking provisions (as found in the LPP2 strategy) could contribute to addressing an identified need
- Policy wording that protects and retains identified TPOs at the Bridge Road site could mitigate any potential negative effects on biodiversity and landscape / townscape that could arise as a result of their loss

## Appendix IX: Reasons for Selecting or Rejecting Site Options in Plan Making

The Table below provides an outline of the reasons for selection/rejection of alternatives for sites where relevant. It should be noted that whilst the SA findings are considered by the Council in its selection of options and form part of the evidence supporting the LPP2, the SA findings are not the sole basis for a decision; other factors, including planning and deliverability, play a key role in the decision-making process.

Sites Considered and Appraised	Reasons for Selecting or Rejecting the sites in Plan Making	Following consultation on the draft Plan, reasons for selecting sites vs rejection of omission sites.
<b>Bishop's Waltham</b>		
<p><b>Site References:</b> 2525, 1968, 2570, 2521, 2522, 2571, 280, 2519, 2398, 852, 2459, 2523, 1712, 284, 281, 2572, 283, 357, 356, 2569, 1877, 1879, 2554, 2390, 2520, and 2399</p>	<p>The following sites have been selected:</p> <p>284 (land at Martin Street) 356 (Tangier Lane/the Vine Yard) 1877, 2390, 2554 (Albany Farm) 2398, 2519 (Coppice Hill) 2520 (Tollgate Sawmill)</p> <p>The Parish Council supported the approach to spread development between a number of sites, and prioritised sites according to the principles developed by the Steering Group and responses from the community consultation. Sites were then selected taking into consideration landscape, transport and historic environment assessments and known constraints. The selected sites will meet the housing, employment and open space needs of the local community over the Plan period.</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of</li> </ul>	<p>Given the constraints applying and the thorough and inclusive nature of early community engagement in Bishops Waltham there are no alternative sites being promoted for large scale development.</p> <p>Promoters of some of the larger sites, suggest their sites have capacity for higher numbers of dwellings, however, the extent of built development has been determined with regard to a number of matters. In particular the landscape assessment which concluded with these larger sites that land adjacent to the settlement was 'least'/'moderately' sensitive compared to 'most' sensitive, further away. This determined the extent of built development to be allocated.</p> <p>A representation has however, been received which requests that the Jefferies Yard site and other properties on Wintershill Road, are included within the settlement boundary of Bishops Waltham. This representation also states that Jefferies Yard is no longer required for employment purposes and small scale housing would be more appropriate in this location on the edge of the settlement. Wintershill is characterised by a loose knit collection of individual properties on large plots, which do not fall within the main settlement of Bishops Waltham. These front onto Winters Hill and do not appear to be part of or well related to Bishops Waltham. It is</p>

	<p>development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. Sites: 357, 852, 1712, , 1879, 2459</p> <ul style="list-style-type: none"> <li>• The site is less supported by the local community than other sites being taken forward. Sites: 280, 281, 283, 1968, 2584, 2399, 2569, 2570, 2572</li> <li>• The site is distant from the built-up area of the settlement and is therefore not well related to existing facilities and services. Sites: 281, 283, 2399</li> <li>• The site is within the South Downs National Park which is outside the Local Plan Part 2 planning area. Sites: 2522, 2525, 2571</li> <li>• The Landscape Assessment identifies the site as 'most or highly sensitive' raising landscape concerns. Sites: 280, 283, 1968, 2584, 2521, 2570</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 283, 1968, 2399, 2521, 2525, 2570, 2584</li> <li>• The Historic Environment Assessment raised issues regarding archaeological constraints and/or impacts to the historic environment. Sites: 280, 283</li> <li>• The site would result in a loss of a facility or service. Sites: 2569, 2572</li> <li>• The site is no longer available. Site: 2524</li> <li>• The site is within a defined settlement gap. Sites: 280, 2522, 2571</li> </ul>	<p>therefore appropriate for them to remain outside the settlement boundary and designated as countryside to ensure that the more open rural nature of this location is maintained. Given, the amount of housing proposed under Policies BW1-4, which will fully meet the housing requirements in more sustainable locations than this site, there is not a requirement to extend the settlement boundary or allocate further land for residential development at this time.</p>
<b>Colden Common</b>		
<p><b>Site References:</b> 1870, 2494, 2497, 888, 889, 275, 2495, 2389, 2500,</p>	<p>The following sites have been selected: 275 (Sandyfields Nursery) 2495 (The Gorse)</p>	<p>Sites 275 and 2495. Other than sites 888/889, which are within the settlement boundary and now also proposed to be allocated, this site (275/2495) scores best or equal best on many of the key criteria and has also received significantly higher levels of community</p>

<p>2527, 2511, 2498, 2499, 2561, 1871, 2501, 2503, 2502, 1874 and 2401</p>	<p>The approach to focus development on sites off the main road was supported by the Parish Council following community engagement events. Sites were then selected taking into consideration housing delivery, landscape, transport and historic environment assessments and known constraints. Site 2495 was originally rejected as a small site, but was included with 275 to make a larger site which would better enable the residual housing requirement to be accommodated in one suitable location. Site 2494 was selected for consultation but was subsequently rejected following community comments and due to revised estimates of the capacity of sites 275/2495.</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. Sites: 888, 889, 2501</li> <li>• The site is less supported by the local community than other sites being taken forward. Sites: 1870, 1871/2561, 1874, 2498, 2500, 2511, 2527</li> <li>• The site is distant from the built-up area of the settlement and is therefore not well related to existing facilities and services. Sites: 2498, 2500, 2511, 2527</li> <li>• There is a Site of Importance for Nature Conservation on a significant area of the site.</li> </ul>	<p>support than other sites. It performs relatively poorly in terms of relationship to the settlement, like most other sites outside the settlement boundary, but much of the site has been previously used. It also scores less well than most sites in terms of accessibility to facilities, but nevertheless, is sufficiently well located and accessible to a range of facilities.</p> <p>Further work undertaken by both WCC officers and consultants for the developer has confirmed that, taking account of constraints, the environment of the surroundings, ecology issues and requirements for open space on the site, the combined area of sites 275 and 2495 can accommodate the required number of dwellings with a suitable mix and density. Accordingly, it should be retained as a proposed site allocation for Colden Common, subject to any changes that are necessary to the details of the allocation policy (CC1).</p> <p>Site 1870. This site was “least favoured” in the residents survey. Overall this site is amongst the worst performing of the allocated or ‘omission’ sites based on the key criteria assessed. It is less suitable than the sites proposed for allocation (888/889 and 275/2495) on most criteria.</p> <p>Site 1871 / 2561. The combined site was promoted by the prospective developer through the early stages of public involvement but was “not favoured” in the residents survey. Overall, sites 1871 and 2561 perform moderately against the key criteria assessed, but less well than the sites proposed for allocation (888/889 and 275/2495). In particular, they are less well related to the built-up area, involve undeveloped greenfield land, and would have a greater landscape impact.</p> <p>Site 1874. The site was “least favoured” in the residents’ survey. Overall, this site performs moderately against the key criteria assessed, but less well than the sites proposed for allocation (888/889 and 275/2495). In particular, it involves undeveloped</p>
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	<p>Sites: 2389, 2500 (part), 2511</p> <ul style="list-style-type: none"> <li>• The Landscape assessment identifies the site as 'most or highly sensitive' raising landscape concerns. Sites: 1871, 2561, 1874, 2389, 2494, 2498, 2500</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 2500, 2527</li> <li>• The Historic Environment Assessment raised issues regarding archaeological constraints and/or impacts to the historic environment. Sites: 2527</li> <li>• The site is below the size threshold for allocation in LPP2. Sites: 2401, 2499, 2511</li> <li>• The site is underlain by mineral reserves. Sites: 1870, 1874</li> <li>• There are concerns over the deliverability of the site. Site: 2497</li> </ul>	<p>greenfield land and would have a greater landscape impact.</p> <p>Site 2389. Overall this site performs poorly against the key criteria assessed. Although it was supported through the public consultation, its SINC status was not made clear at that stage and is a major constraint. It is less suitable than the sites proposed for allocation (888/889 and 275/2495) on most criteria.</p> <p>Site 2494. Whilst this site was originally included as a preferred site within the development strategy put forward for consultation by Commonview, it was later omitted prior to the Parish Council's recommendation to the City Council. This followed further discussions with the promoters of the Sandyfields site and the conclusion that this site could accommodate increased housing capacity, obviating the need to allocate site 2494 which was recognised as a less favoured, but not necessarily unsuitable, location for new housing. This decision is justified as the site is amongst the worst performing of the allocated or 'omission' sites based on the key criteria. While it performs moderately against many of the key criteria assessed, it rarely performs well and is less suitable than the sites proposed for allocation (888/889 and 275/2495) on most criteria.</p>
<b>Denmead</b>		
<p><b>Site References:</b> 301, 312, 1841, 2004, 378, 310, 311, 2003, 2018, 1835, 2469, 367, 313, 1783, 2054, 958, 2425, 362, 2565, 1776, 2493, 1878, 475, 2512, 302, 2526, 2455, and 2496</p>	<ul style="list-style-type: none"> <li>• The sites have been selected or rejected through the Neighbourhood Planning Process and not through Local Plan Part 2.</li> </ul>	<ul style="list-style-type: none"> <li>• Whilst omission sites were put forward through the consultation on the draft Local Plan Part 2, the Denmead Neighbourhood Plan had progressed to its examination stage. This followed extensive community engagement over a number of years and when LPP2 was published under Reg 18, it was not considered necessary for further land to be identified through LPP2, as the neighbourhood plan had identified sufficient land in compliance with MTRA2 of LPP1.</li> </ul>

Kings Worthy		
<p><b>Site References:</b> 2510, 364, 365, 2508, 381, 2509, 500, 2506 and 329</p>	<p>The following site has been selected: 365 (Land off Lovedon Lane)</p> <p>This site is more favoured than others by the local community, scoring highest against all but one criterion (proximity to services) in the public consultation on options. Further discussion with the site promoter confirmed that the site can provide needed open space and contribute towards retaining the gap.</p> <p>The Landscape Sensitivity Assessment classed the site as 'most sensitive' in terms of location, effectiveness as a landscape buffer between settlements and proximity to protected sites. It has good quality agricultural land throughout most of the site. However, the alternative sites were either also 'most sensitive' (2508) or 'highly sensitive' (2506). The proposal put forward for site 365 keeps development to a small part of the overall area and maintains the majority of the Gap part of the site in open use.</p> <p>The site has 'good' overall access in the Transport Accessibility Assessment.</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. Sites: 329, 381, 2509</li> <li>• The site is less supported by the local</li> </ul>	<p>Site 365 has proven to be the most acceptable to the local community. The conclusions of the public consultation are consistent with the 'technical' evidence that has been developed.</p> <p>Site 364. This was not one of the 'short-listed' sites and performs poorly, or less well, than most other sites against many of the selection criteria. Accordingly, the site is not suitable for allocation as a housing site.</p> <p>Site 500. The site was not one of the 3 'shortlisted' sites that were subject to detailed consultation. The shortlisting and site selection process was based on the performance of the site in relation to a series of considerations. Originally the whole of the site was promoted by the landowner, hence the assessment of the whole area at the shortlisting stage. Consideration has been given to the smaller area now promoted. While the smaller site performs well on some criteria, such as policy constraints and lack of impact on the Settlement Gap, it is less suitable than some other sites in relation to other factors such as its relationship to the built-up area and physical constraints. The site typically performs moderately on several criteria and performs less well than Lovedon Lane, even before taking account of the community support for that site. Accordingly, the site does not warrant allocation as a housing site either instead of, or in addition to, the proposed site at Lovedon Lane.</p> <p>Site 2506. Hookpit Farm site performs well on some criteria, such as physical constraints and lack of impact on the Settlement Gap, but is less suitable taking account of other factors such as access to facilities and services. While it warranted inclusion in the shortlisted sites, it performs less well than site 365, even before taking account of the community support for that site. Accordingly, site 2506 does not warrant allocation as a housing site either instead of, or in addition to, all or part of the proposed site at Lovedon Lane.</p>

	<p>community than other sites being taken forward. Sites: 364, 500, 2506, 2508, 2510</p> <ul style="list-style-type: none"> <li>• The site is not well related to existing facilities and services. Sites: 2510</li> <li>• The Landscape assessment identifies the site as 'most or highly raising landscape concerns. Sites: 364, 500, 2506, 2508, 2510</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 2510</li> <li>• The Historic Environment Assessment raised issues regarding archaeological constraints and/or impacts to the historic environment. Sites: 500, 2506 (Note, the heritage assessment doesn't yet include conservation).</li> <li>• The site is within a defined settlement gap. Site: 2508</li> </ul>	<p>Site 2508 performs well on certain factors, such as proximity to the settlement and facilities/services, but shares some constraints with site 365 and has other additional constraints. The site therefore warranted inclusion as a shortlisted site, but it is not the case that technical evidence has been set aside or that excessive weight was given to public views rather than the SA. The public consultation concluded that site 365 best satisfied the criteria used for site selection and the technical assessment of the evidence supports this. The site promoter suggests that consideration should have been given to allocating a combination of sites. However, the amount of greenfield housing required in Kings Worthy is limited and each of the 3 shortlisted sites is already larger than needed to accommodate it. Spreading the housing over a combination of sites would be likely to reduce the ability of site promoters to provide infrastructure and offer the remainder of their sites as open space, which they all did. In addition, the part of the nearest site (365) which has been identified as being suitable for development does not adjoin site 2508, so a combined development is unlikely to be desirable or feasible.</p> <p>Abbots Worthy House. Notwithstanding the historical connections between the two villages, Kings Worthy and Abbots Worthy have long been treated as separate settlements in planning terms and are at different levels of the 'settlement hierarchy'. This is now enshrined within Local Plan Part 1, which includes Kings Worthy in policy MTRA2, with a settlement boundary and housing target, while Abbots Worthy is subject to policy MTRA3 which allows for infilling only. The Local Plan seeks to maintain the separation of the settlements by defining a Kings Worthy – Abbots Worthy Settlement Gap (policy CP18). Abbots Worthy is now within the South Downs National Park and it will be for that Authority's Local Plan to define a settlement hierarchy and determine what level of development, if any, should be provided there. Abbots Worthy House is one of the worst performing sites when judged against the key criteria.</p>
<b>New Alresford</b>		
<b>Site References:</b>	The following sites have been selected:	The Sun Lane site (277) scores best or equal best on almost all the

<p>2533, 277, 1966, 1927, 2553, 2408, 2532, 278, 2552, 2535, 2534, 276 and 2123</p>	<p>277 (Land at Sun Lane) 2534 and 2535 (The Dean)</p> <p>Local consultations did not support development on the Sun Lane site overall; however, alternatives were assessed and performed less well and no more suitable alternative has been put forward. The size of the site would accommodate the housing need (spreading the requirement across a number of smaller available sites would still require part of this site to meet the housing need). The site would deliver the employment land needed as identified in the local needs assessment and enable relocation of uses from The Dean, making that area available to meet needs for elderly persons' housing and other needs. Part of the site is classed as 'most sensitive' in the landscape assessment; however the size of the site would allow for this most sensitive area to remain undeveloped, as open space. The site could provide for a needed burial ground. The Dean is within the settlement boundary where there is a presumption in favour of development (Policy LPP2 DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. However, the Dean has been allocated for housing development with the relocation of the employment uses to the Sun Lane site (277). This would meet local community concerns about the suitability of the current location and meet the need to maintain and increase employment levels in Alresford in order to balance the additional housing proposed and ensure it remains a working town.</p>	<p>key criteria for housing site selection when compared to other greenfield sites. It has some policy and landscape constraints but these do not prevent its development for housing in the northern part, or pose significant capacity constraints. It received substantial public objection, but also significant support and is supported by the Town Council. Notwithstanding this, it performs significantly better than the sites which comprise the 'alternative plan', some of which also have deliverability issues.</p> <p>The 'most sensitive' areas in landscape terms comprise the highest parts of the site, particularly the ridge that runs east-west through the central part of the site. The location of the proposed housing has been carefully defined so as to ensure that the southern edge of the housing is kept below the ridgeline when viewed from the south. While this involves the loss of some 'most sensitive' land, the housing proposed at Sun Lane under the 'alternative plan' also has its southern boundary in a similar location and extends into the 'most sensitive' land on the eastern side of the site. Therefore, while the Local Plan allocation uses more land that is defined as 'most sensitive', its impact in the most common viewpoints is no greater than the alternative plan.</p> <p>The alternative plan makes minimal use of land in the northern part of the site that is 'least sensitive' in landscape terms, so would have more landscape impact than is necessary for the amount of housing it proposes. In addition, the 'alternative plan' proposes the development of two substantial greenfield sites elsewhere around Alresford which would not need to be developed under the Local Plan's proposals. These are defined as 'moderately sensitive' (2552) and 'highly sensitive' (1927, 2553) in landscape terms, so the landscape impact of development on these greenfield sites also needs to be taken into account when comparing the impact of the respective strategies.</p> <p>The sites included within the 'alternative plan' at Perins/Bridge Road and Sun Hill Junior School / Oak Hill are not available. As a result</p>
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	<p>The remaining sites were rejected as they would not deliver local needs as well as the proposed sites, including to maintain and increase employment levels and deliver a burial ground. In addition, combinations of the following factors were also considered:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. Sites: 1966, 2123</li> <li>• The site is distant from the built-up area of the settlement and is therefore not well related to existing facilities and services. Site: 2533</li> <li>• The Landscape assessment identifies the site as 'most or highly sensitive' raising landscape concerns. Sites: 278, 1927, 2408, 2553</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 1927, 2553</li> <li>• The site would result in a loss of a facility or service. Sites: 278 (now provides rugby pitches)</li> <li>• The site is underlain by mineral reserves. Site: 2408</li> <li>• The site is below the size threshold for allocation in LPP2. Site: 276</li> </ul>	<p>the 'alternative plan' was revised to compensate by increasing the capacity of the Sun Lane and New Farm Road sites. The 'alternative plan' proposal for a lesser level of housing and more employment retention/redevelopment at The Dean is not likely to be deliverable, and this element of the alternative plan could not, therefore, be relied on. Similarly, there are significant deliverability issues with the land at New Farm Road due to access constraints. The deliverability issues surrounding several of the 'alternative plan' sites means that it is not a practical alternative and that the amount of housing needed at Sun Lane would be likely to increase considerably from that included in the original 'alternative plan', possibly to a level comparable with the Local Plan.</p> <p>The 'alternative plan' proposal to retain and intensify employment use at The Dean is not realistic and additional employment land would replace land at The Dean and allow for the growth of the local economy. The allocated area for employment on site 277 reflects the land at the southern end of the site which is 'least sensitive' in landscape terms. There is, therefore, scope to accommodate the proposed A31 access and employment land within this land, without extending into more sensitive land to the north.</p> <p>The remaining central part of the site is more sensitive in landscape terms and development on it would be particularly intrusive when viewed from the bypass and other locations to the south. An alternative to allocating this part of the site for open space may be to exclude part of the land from the NA3 allocation and promote its continued agricultural use. However, this would fail to achieve a comprehensive use of all the available land, which provides the opportunity to create a major open space amenity for the long-term benefit of the town. The 'alternative plan' took a similar approach, proposing a larger area for open space uses, but without the level or location of development that would justify such provision. The Local Plan's open space allocation would enable it to provide for future needs, which may currently not be foreseen, as</p>
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		<p>well as enabling links between the various parts of the site and establishing a firm edge to the town for the long term.</p> <p>The Alresford Land Allocations transport assessment concludes that, despite the very different development assumptions between the Local Plan strategy (which includes an employment land allocation at Sun Lane) and the 'alternative plan' (with no new employment site), the impacts in terms of traffic increases under the Local Plan scenario are largely mitigated by the proposed A31 junction. The two-way traffic flow increases in the Local Plan scenario are lower than those for the 'alternative plan' for all roads except those closest to the Sun Lane site. Here the predicted traffic increases are generally only 10-20 vehicles per hour higher than under the 'alternative plan', except on the northern section of Sun Lane. In contrast, the predicted impacts of the 'alternative plan' in the areas closest to the New Farm Road sites are noticeably greater e.g. the increase in two-way traffic flows on Winchester Road (west of New Farm Road) in the AM peak is over 100 vehicles per hour greater under the 'alternative plan' than the Local Plan. This reflects the focus of traffic from the 'alternative plan' sites at New Farm Road and Arlebury Park on the B3047 corridor, whereas direct access to the A31 is available for the Local Plan scenario.</p> <p>It is, therefore, concluded that the Local Plan's strategy is considerably more suitable in planning terms than the 'alternative plan'. In terms of the 'tests of soundness', the 'alternative plan' is not the most appropriate strategy when considered against the reasonable alternatives, so would not meet the 'justified' test of soundness (NPPF paragraph 182). In fact, as the 'alternative plan' is not considered to be deliverable, it is not a 'reasonable alternative' to the Local Plan and would also fail the soundness test that requires plans to be 'effective'.</p> <p>Site 2532 – Arlebury Park House. This site was promoted through the SHLAA. The Council has since been notified that the land has been purchased by the Arlebury Parkland Company Ltd set up to</p>
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		<p>maintain the site as natural pasture land, and which wishes it to be removed from the SHLAA as a potential housing site. It is not, therefore, available for development and is not assessed any further.</p> <p>Land at Perins School / Bridge Road. This land forms an informal sports area at the western-most part of the Perins School campus and was promoted as part of the 'alternative plan' rather than by the landowner through the SHLAA. Following discussions with the Perins Head Teacher and a Board of Governors representative, it is clear that the land is not available for housing or other development and should not be assessed any further. It is understood that the APG has subsequently amended the 'alternative plan' to exclude this site.</p> <p>Land at Sun Hill Junior School / Oak Hill. This land forms Sun Hill Junior School playing fields and was promoted as part of the 'alternative plan' rather than by the landowner through the SHLAA. Following discussions with the Sun Hill Junior School Head Teacher and Hampshire County Council officers, it is clear that the land is not available for housing or other development and should not be assessed any further.</p> <p>Sites 1927 and 2553 – West of New Farm Road The area to the west of New Farm Road was originally promoted through the SHLAA as a single large site. The land which is currently promoted for development now falls into two ownerships, site 1927 (a smaller southern part) and site 2553 (the northern part). It was promoted jointly by the two landowners during the site selection process (2013/14), but site 2553 is now in the control of a housebuilder. The two parts of the site are now effectively promoted separately and have therefore been assessed individually, although they are potentially capable of being developed individually or jointly.</p> <p>The area west of New Farm Road is included within the 'alternative</p>
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		<p>plan' promoted by the APG. The 'alternative plan' covers the area originally submitted as site 1927 (including site 2553). The 'alternative plan' originally promoted the site for 138 dwellings in total and this has been increased to 148 dwellings in the revised APG plan. The western part of this land is not now promoted, meaning that the full site included within the 'alternative plan' could not be delivered – this land is promoted in the 'alternative plan' as open space, so the proposed housing could potentially still be achieved. When the land was jointly promoted by the two landowners they suggested a capacity of 75-100 dwellings. Based on the areas of land currently promoted by the landowners it is estimated that site 1927 could accommodate about 100 dwellings and site 2553 about 50 dwellings (excluding any provision to meet open space needs).</p> <p>The promoter of site 1927 has submitted information regarding the proposed access to New Farm Road, including land ownership and a tree report. The promoter of site 2553 has submitted a site promotion document, including coverage of landscape impact, access, archaeology, etc. Each site proposes access using existing properties fronting onto New Farm Road: 'Thodys' in the case of site 1927 and 'Netherborne' in the case of site 2553, although in both cases these suggest it may be possible to retain the existing dwellings. The 'alternative plan' proposed access to the southern part of the area via Watercress Gardens but this is not considered suitable by the promoter of site 1927 and is not proposed.</p> <p>Sites 1927 and 2553 are not subject to existing policy constraints and perform well in terms of this key criterion, with site 2553 also being free of physical constraints. The area is also not in a Settlement Gap, although this applies to all sites in Alresford. It performs moderately in terms of its relationship to the settlement boundary and community views, but poorly on other criteria, including accessibility to facilities and services, site access constraints, landscape, and meeting other needs. The northern part of the area performs slightly better than the southern part in terms of</p>
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		<p>accessibility and constraints, but overall this area is amongst the worst performing of the allocated or alternative sites.</p> <p>Site 2552 – Arlebury Park This site also previously formed part of a larger area submitted through the SHLAA (site 278). The northern part of the area has since been made available for sports pitches and the remaining southern part is now SHLAA site 2552. It is promoted by a housebuilder who submitted representations promoting the site as part of the draft Local Plan consultation process. This site is included within the ‘alternative plan’ promoted by the APG, which also promotes 64 dwellings and an extended car park. The site is readily accessible and performs well in terms of this key criterion. The area is also not in a Settlement Gap, but this applies to all sites in Alresford. It performs moderately in terms of accessibility to facilities and services, landscape impact, meeting other needs, and community views, but poorly on all other criteria, including relationship to the settlement boundary and physical and policy constraints. Accordingly, this area is amongst the worst performing of the allocated or alternative sites.</p> <p>Rear of 58 The Dean This land was originally submitted through the SHLAA as part of a larger area (SHLAA site 276). Subsequently, the site area was reduced to relate to land to the rear of 58 The Dean, and has been promoted by a housebuilder. The reduced site is too small to be considered as a potential allocation within the emerging Local Plan, but has been assessed in the Settlement Boundary Review.</p> <p>The Settlement Boundary Review sets out principles for changes to settlement boundaries in order to apply a consistent approach. This site was considered and recommended for inclusion within the settlement boundary on the basis that it satisfies Principle 2(c) of the Review. This enables the inclusion of sites which provide small scale development opportunities which would provide infill and rounding off opportunities that are physically, functionally and visually related</p>
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		<p>to the existing urban area, taking account of any environmental development constraints.</p> <p>Although it is too small to have been assessed as a potential allocation, it is likely that the site would perform well on most of the key criteria for site allocation, being well related to the settlement boundary, with no obvious constraints, and having good access to facilities and services.</p>
<b>Swanmore</b>		
<p><b>Site References:</b> 2453, 1876, 2514, 2513, 2563, 2458, 2001, 2447, 2463, 2412, 340, 2464, 2505, 1751, 1836, 2482, 429, 2449, 2515, 2443, 466, 2593 and 2473</p>	<p>The following sites have been selected:</p> <p>340, 2464, 2505, 2593 (The Lakes) 429 (part) and 1836 (Swanmore College Housing and Open Space Allocations) 429 (part) (Lower Chase Road Open Space Allocation)</p> <p>These sites had more local community support than others apart from a potential area in the National Park. The selected sites are however suitable alternatives to locations within the National Park boundary, which are not within the Plan area and which the National Park Authority considers will have a harmful landscape impact. Sites were selected also taking other factors into consideration including landscape, transport and historic environment assessments and known constraints. The selected sites will meet the housing needs of the local community over the Plan period.</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of</li> </ul>	<p>Sites 340, 2464, 2505, 2593. The western part of the area performs well against several of the key criteria for site selection, having 'good' accessibility to facilities, with the eastern part being 'adequate'. The north-western area (2505) performs best in this respect, as it is near facilities and services via New Road whereas the other parts of the site are more distant. There are no major physical constraints that would preclude development as a whole, although the assessments have identified minor constraints that would affect the location of development within the area. The most important of these constraints is the presence of land within flood zone 3 over a portion of site 2505 and along the south-western edge of 340. The sites are located within the Settlement Gap, as currently defined, and this results in it being 'marked down' for the same reason against several criteria (policy constraints, landscape and gap). However, the presence of The Lakes, which is a tree-lined informal track running from New Road to Hillpound, provides a clearly defined boundary to the settlement. The existing trees and hedgerows on The Lakes, New Road and Hillpound provide screening that gives the site a degree of visual containment. This area of Swanmore scored second in the preferences shown by local residents for development location in the Parish questionnaire. The Parish Council supports the development of this area as the main part of the development strategy for Local Plan Part 2. There is some support for the allocation as the best option for the development of the settlement, and there are also a number of comments that support the allocation, subject to various specific</p>

	<p>development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply. Sites: 466, 1751, 2443 (part)</p> <ul style="list-style-type: none"> <li>• The site is less supported by the local community than other sites being taken forward. Sites: 1876, 2412, 2449, 2453, 2463, 2513, 2515, 2563</li> <li>• The site is distant from the built-up area of the settlement and is therefore not well related to existing facilities and services. Sites: 2412, 2453, 2563</li> <li>• The site is within the South Downs National Park which is outside the Local Plan Part 2 planning area or would impact on its setting. Sites: 1876, 2001, 2447, 2453, 2458, 2513, 2563</li> <li>• The Landscape assessment identifies the site as 'most or highly sensitive' raising landscape concerns. Sites: 1876, 2412, 2453, 2458, 2513, 2515</li> <li>• The site is below the size threshold for allocation in LPP2. Sites: 2473, 2482, 2563</li> <li>• The site is no longer available: 2514</li> <li>• The site is within a defined settlement gap. Sites: 2443, 2449, 2515</li> </ul>	<p>concerns.</p> <p>Site 429. The site performs well in terms of its relationship to the settlement boundary, lack of physical constraints, and ability to provide substantial open space. Its landscape impact is classed as 'moderately sensitive', despite being within the Settlement Gap, due to the presence of existing development in the vicinity. In terms of transport assessment, the site has 'good' accessibility due to its proximity to facilities, but there are concerns regarding vehicular access from Lower Chase Road. Pedestrian access is also not ideal from Lower Chase Road, due to the lack of footways. It should be noted that this site is promoted primarily an open space allocation, rather than a housing allocation. Housing is proposed to facilitate the open space use and is expected to make a modest contribution to the required levels of residential development in Swanmore.</p> <p>Site 2449. The site lies outside the settlement boundary and within the Settlement Gap. The Landscape Impact Assessment for LPP2 considered the impact of development of the site on the wider landscape framework, particularly its effect on the integrity of the Settlement Gap. The site was classed as 'moderately sensitive' in the Assessment, like site 429. The site marks the end of the row of more concentrated development along the northern side of Lower Chase Road. The site frontage is several times the average plot width of the properties to its east. There are some further properties to the west of the site, but these are much more sporadic in nature. The site does not have the characteristics of an infill site and marks the end of the main settlement on this side of the road and is separated from the rest of the development by a right of way to Bishops Waltham. The site has 'good' accessibility in respect of the facilities and services of the village and does not have significant physical constraints. However, the Transport Assessment states that further development along Lower Chase Road is generally not desirable due to the lack of footways, pedestrian access would be</p>
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		<p>potentially dangerous and development is likely to lead to an increase in car-borne traffic. The site performs worse than other sites on most of the remaining key criteria.</p> <p>Site 2458. This site lies within the South Downs National Park. It is not possible for the Winchester District Local Plan Part 2 to allocate land in this area, as the South Downs National Park Authority is the planning authority for the National Park and will be producing its own Local Plan for its area in due course. Notwithstanding this, Winchester City Council and Swanmore Parish Council did consider the suitability of sites within the National Park as part of the assessment and involved the National Park Authority in this process. The site was assessed as being 'highly sensitive' in the Swanmore Landscape Sensitivity Appraisal. As sites within the Settlement Gap have been categorised as 'most sensitive', it may therefore appear that this site in the National Park is less sensitive. However the SDNP is a national designation where landscape preservation and enhancement is of paramount importance, with one of the statutory purposes of National Parks being the conservation and enhancement of the natural beauty of the area. The Landscape Appraisal looked at areas as a whole to assist with the process of site allocation; subsequently landscape officers from WCC and the National Park have assessed the site in more detail and concluded that, when topography was taken into account, the site did not relate as well to the settlement as it appears in plan view, as the landscape slopes steeply away from the village to the north and east into the National Park. The site relates strongly to the open countryside and the presence of the slope means that development would be highly prominent in this location.</p> <p>The site performs well on several of the key criteria such as accessibility, impact on the Settlement Gap and community support (the site is within the sector preferred for development in the Parish Council's questionnaire). However, it is located within the National Park, which is a substantial policy constraint. It is concluded that site 2458 at Dodds Lane does not perform</p>
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		sufficiently well against the assessment criteria – particularly in relation to landscape impact – to justify its selection over alternative sites
<b>Waltham Chase</b>		
<p><b>Site References:</b> 2518, 1894, 1837, 2432, 2065, 2516, 2528, 2573, 2466, 1893, 2517, 2566, 2562, 1890, 1892, 2530, 2564, 379, 1891, 2529, 1753, 2491, 2288, 2406, 2405, 2567, 2568 and 2388</p>	<p>The following sites have been selected:</p> <p>2592 (Land north of Clewers Lane) 1893, 2566 (Land east of Sandy Lane, also includes the smaller sites 1890 and 1892) 2567 (Land north of Forest Road) 1837 (Land south of Forest Road) 2065 (Morgan’s Yard Mixed- use site)</p> <p>Sites were selected based on the results of the Residents survey which demonstrated a preference for smaller development sites, adjacent to, and spread around the settlement with a desire to maintain the gap with Swanmore. Sites were then selected taking into consideration landscape, transport and historic environment assessments and known constraints. The selected sites will meet the housing and employment needs of the local community over the Plan period.</p> <p>It is proposed that the amended settlement boundary includes the following SHLAA sites to create a defensible boundary, although only the area also covered by site 2529 will be allocated in LPP2 as this is considered to be a deliverable site. Sites: 1753, 2288, 2491</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where</li> </ul>	<p>City Council officers worked with Shedfield Parish Council to determine the most effective and sustainable strategy to meet the development needs of the settlement of Waltham Chase. The Parish also conducted their own survey of local residents to gauge the preferred strategy for distributing the required level of new housing. The conclusion was that the most sustainable means of meeting the required level of growth was to spread development around the settlement with the identification of a number of smaller to medium sized sites. This would reflect the historic organic growth of the settlement and ensure reasonable access to existing services.</p> <p>Site 2388. This site is being promoted for employment uses. There is an existing employment use adjoining this site immediately to the west. However, there is no requirement to find any additional employment land in this area. The site is on the edge of the settlement, and in a visually ‘most sensitive area’ in the Swanmore/ Waltham Chase Gap, so is not suited to a large footprint employment use.</p> <p>Land South of Solomons Lane. This site was not put forward as a SHLAA site so was not part of the original assessment process. The site is immediately south of Morgans Yard, and would be accessed off of Solomons Lane, which could bring about a potential conflict between the new access for the housing at Morgans Yard, and the additional traffic visiting the extended school. While the site would have good access to the school it would not enjoy particularly good access to other village facilities. To allocate this site for development would extend the settlement boundary further south beyond Solomons Lane and would not form a logical or defensible edge to the settlement. The site is also within the Swanmore/ Waltham Chase</p>

	<p>there is a presumption in favour of development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply, although site 2065 is allocated as it is a key site in Waltham Chase. Site: 2517</p> <ul style="list-style-type: none"> <li>• The site is less supported by the local community than other sites being taken forward. Sites: 1894 (part), 2405 (part), 2406, 2432, 2516, 2528, 2530, 2564, 2568, 2573</li> <li>• The site is distant from the built-up area of the settlement or is not well related to existing facilities and services. Sites: 2405, 2406, 2432, 2516, 2518, 2528, 2530, 2564, 2568</li> <li>• The Landscape assessment identifies the site as 'most or highly raising landscape concerns. Sites: 1894, 2388, 2405, 2406, 2432, 2528, 2530, 2564, 2568, 2573</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 379, 2012, 2405, 2406, 2466, 2518, 2530, 2562, 2564, 2573</li> <li>• The Historic Environment Assessment raised issues regarding archaeological constraints and/or impacts to the historic environment. Sites: 1891, 2406</li> <li>• The site is below the size threshold for allocation in LPP2. Sites: 379, 1891, 2517, 2518, 2562</li> <li>• A significant area of the site is within an area at higher risk of flooding (zone 2 or 3). Sites: 1894, 2406, 2568</li> <li>• The site is within a defined settlement gap. Sites: 337, 1891, 1894, 2288, 2388, 2405, 2406 (part), 2432, 2491, 2516, 2518, 2528, 2529, 2568</li> </ul>	<p>Gap, which would be eroded further with development in this location. There is no compelling reason therefore to prefer this site as an alternative to the sites originally selected, and to allocate this site for development.</p> <p>Ludwells Farm. The site is proposed as a 60 bed extra care unit. The site at Ludwells Farm is in a 'visually most sensitive' area, within the gap that separates Waltham Chase and Swanmore, it is a significant area of substantially undeveloped land within the gap. It is not particularly accessible to local services, and in this location there is no footpath on either side of the road which would make walking into the village difficult for elderly residents. There is no compelling reason why this site in the highly sensitive location should be allocated for specialist accommodation to meet the needs of the elderly.</p> <p>Site 2596 – Van Diemens Field. This site was re-assessed against the preferred sites. The site at Sandy Lane (WC3) is less visually sensitive than the Forest Road and Van Diemens Field sites, and is not within a gap. There are no insurmountable transport issues for WC3, and the development of this site represents the natural rounding off of the village boundary in this location. The two Forest Road sites (WC4), are located to the north and south of the road and the site to the north of Forest Road adjoins Van Diemens Field, which is to the north. Both the Forest Road sites are visually sensitive, and are within the Gap, but splitting them up would have a lesser impact on the Gap than the larger site at Van Diemens Field which would have a significantly greater impact on the gap due to the extent of the development area.</p> <p>In transport terms the Forest Road sites enjoy marginally better access to local services and facilities, together with the lack of a footpath connection from Van Diemens Field to the village. Both of the Forest Road sites are nearer to the shops and community facilities in the village.</p> <p>In conclusion it is not considered that the site at Van Diemens Field</p>
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		performs any better than the allocated sites, and performs worse in terms of visual impact and access to local services and facilities. Development in this location would intrude further into the Gap, than the preferred sites in Forest Road. There are therefore no compelling reasons to allocate this site in preference to any of the sites previously identified for meeting the Waltham Chase Housing requirements
<b>Wickham</b>		
<p><b>Site References:</b> 2438, 2020, 297, 295, 2488, 1910, 1909 and 1908</p>	<p>The following sites have been selected:</p> <p>1909 (Land east of Winchester Road) 2438 (Land at 'The Glebe', Southwick Road) Land east of Mill Lane – sports pitches</p> <p>Sites were selected based on the results of the community consultation on the proposed strategy to meet the aims and needs of the community, balanced with practical planning solutions to meet the planning criteria.</p> <p>The strategy seeks to retain the compact nature of the village in a rural environment, and accommodate the necessary development over several sites rather than one large site.</p> <p>Sites were then selected taking into consideration landscape, transport and historic environment assessments and known constraints.</p> <p>The remaining sites were rejected due to combinations of the following factors:-</p> <ul style="list-style-type: none"> <li>• They are in the settlement boundary where there is a presumption in favour of development (LPP2 Policy DM1). These sites do not need to be formally allocated in LPP2, but are a component of the housing land supply.</li> </ul> <p>Site: 2144</p>	<p>City Council officers worked with the Parish Council's Neighbourhood Planning Steering Group to determine the development needs of the settlement of Wickham and to assess potential sites. The nature of the sites that were put forward did not enable the community's wish for development to be spread over 3-4 sites to be met, as the shortlisted sites were all large. To have included more sites would have resulted in less suitable sites being selected resulting in a substantial 'over-allocation' of land.</p> <p>Site 1909 scores best or equal best on the majority of key criteria. It has some limited physical and policy constraints but these do not prevent its development or pose significant capacity constraints. It is the best performing site when assessed against the criteria and has the most community support / least objection when compared to other sites.</p> <p>Site 2438 scores best or equal best on the majority of key criteria. It has some limited physical and policy constraints but these do not prevent development of the southern part for housing and the northern part for informal open space, nor pose significant capacity constraints. The site performs similarly to the Winchester Road site (1909) when assessed against the criteria and, like Winchester Road, was supported as part of the development strategy consultation in the early 2014 consultation and is supported by the Parish Council. It has received more objection than the Winchester Road site but, nevertheless, it performs better than alternative sites and should therefore be retained as a proposed site allocation for Wickham, subject to any changes that are necessary to the details of the</p>

	<ul style="list-style-type: none"> <li>• The site is distant from the built-up area of the settlement and is therefore not well related to existing facilities and services. Sites: 295, 297, 1908, 1910, 2488, 2020 (part)</li> <li>• The Landscape assessment identifies the site as 'most or highly sensitive' in the Council's Landscape Assessment and has raised landscape concerns. Sites: 1908 (part), 1910, 2020, 2488</li> <li>• Transport issues have been raised through the assessment in terms of accessibility or access. Sites: 295, 297, 2020</li> <li>• The site is below the size threshold for allocation in LPP2. Sites: 297</li> </ul>	<p>allocation policy (WK3).</p> <p>Site 1908 - Mill Lane. This site performs well in terms of the key criteria relating to access to facilities, landscape and impact on the Gap, and moderately in terms of most other selection criteria. It is of a similar size and capacity to site 2438. It performs no better than 2438 in relation to any of the key criteria, although the sites are comparable in terms of several criteria. It performs slightly less well in terms of site access and contributing to identified community needs.</p> <p>While there is some support for concentrating development to the north of Wickham, and site 1908 could link with site 1909 (if part of site 1910 is used to link them), there is also support for dispersing development, including from the Parish Council. Linked sites could enable improved access between site 1909 and the proposed open space at Mill Lane. Therefore, while the merits of sites 1908 and 2438 are finely balanced, the balance is in favour of retaining The Glebe as a site allocation for housing and open space. It is clear from the updated assessment of housing completions and commitments that there is no need to allocate both sites.</p> <p>Site 1910 – Winchester Road (north). The site is one of the worst performing sites overall and does not perform better than the proposed allocations on any of the key criteria. In particular it is separate from the built-up area and would have greater landscape intrusion. This assessment relates to site 1910 as a whole, but taking a smaller area would not improve the performance of the site given the lack of features on the ground that would help to sub-divide it or contain development. Accordingly, the site does not warrant allocation as a housing site, either in whole or in part, as an addition to the proposed site at Winchester Road.</p> <p>Site 2020 – Wickham Park Golf Course / Land Adjoining Knowle. This site is one of the worst performing sites overall and does not perform better than the allocated sites on any of the key criteria. It is a very large area, far larger than needed to meet the identified needs of</p>
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		<p>Wickham. Even if it were subdivided and only land closest to the village were considered, it remains poorly related to the village, would have access constraints and would be intrusive in the landscape, having no obvious physical features which could be used to subdivide it. Accordingly, site 2020 does not warrant allocation as a housing site either instead of, or in addition to, the proposed allocations at Winchester Road and The Glebe.</p>
<b>Whiteley</b>		
<p><b>Site Reference:</b> 2583</p>	<p>The development needs of Whiteley will be met by the North Whiteley strategic allocation (LPP1 policy SH3). There is no requirement to consider further allocations but sites allocated in the 2006 Local plan have been reviewed. There are 2 allocations saved from the 2006 Local Plan Review which have not been implemented. One has planning permission and is temporarily being used for a school which will eventually be replaced in North Whiteley once developed. This site is within the settlement boundary and will be allocated for housing through policy SHUA1. The other is an employment allocation which crosses the District boundary with Fareham Borough.</p>	<p>Omission Sites Solent 1&amp;2. Concerns were raised by Whiteley Town Council that the existing undeveloped employment sites in Solent 1 &amp; 2 covered by saved policies S13 and S14 in the Local Plan Review 2006 were no longer allocated or reserved for employment uses in the LPP2. Concerns were also raised in respect of the SINC at Solent 2. However the allocated site which is designated as a SINC has permission for employment development, which has partially commenced. The site is also unsightly and has builders materials stored on part of it, and as a consequence its value as a SINC has been greatly diminished.</p> <p>In view of the strategic importance of the Solent Business Parks for employment and business development, new policies are required to retain these sites for business development.</p> <p>Botley Bypass</p> <p>The County Council, as Highway Authority, has confirmed that, in order to meet the planned level of housing growth in the Eastleigh Borough, strategic transport infrastructure improvements will be necessary to help mitigate the impact of traffic. Although the Highway Authority had previously considered the transport case and deliverability of the bypass questionable, it has now advised the City Council that a number of factors have changed. The County Council has now requested that the route of the Botley Bypass should be safeguarded within both the Eastleigh and</p>

		<p>Winchester Local Plans. A new policy SHUA5 is proposed which safeguards the route of the proposed bypass within the Winchester District. The land in question is currently outside of the built-up area so is designated as 'countryside' and is expected to remain so until the funding and phasing of the bypass has been confirmed.</p> <p>Hillsons Road; Employment Land. This land is currently the subject of a saved policy (S7) in the Local Plan Review 2006. Access to this employment site was to be off of the proposed Botley Bypass. Since the Local Plan Review was adopted, the Council has reviewed its need for employment land, and the Local Plan Part 1 has confirmed that with the exception of the greenfield site at Bushfield Camp no further employment land needs to be allocated. Land east of Botley adjoining Steeple Court/ Pinkmead Farm and Botley Railway Station. The Council undertook an update to its Employment Land Review in 2012, which found that there was no need/demand for additional employment land floorspace in the South Hampshire Urban Areas part of the District. Consequently, there is no requirement in the LPP1 for any additional employment land in this area, and therefore no justification for allocating this greenfield site in undeveloped countryside as additional employment land.</p> <p>Sherecroft Farm; Care village There is no clear evidence to suggest that there is a need to allocate sites for employment or older person's housing. Furthermore it would not be appropriate to allocate a site for older person's accommodation until the detailed design and alignment of the bypass is known, so that its compatibility can be assessed. It would also not be appropriate to allocate a site which is dependant on a new road when the phasing and delivery of that road is currently uncertain and when it might not be delivered in the Plan period.</p>
<b>Winchester Town</b>		

<p><b>North Site</b> <b>References:</b> 418; 423; 424; 2021; 2081; 2489; and 2542</p> <p><b>North East Site</b> <b>References:</b> 341; 2470; 2486; 2507; 2536; 2539; Silver Hill and 2558</p> <p><b>South East Site</b> <b>References:</b> 1831; 1951; 2134; 2417; 2437;2474; 2590; and 2538</p> <p><b>South West Site</b> <b>References:</b> 419; 420; 501; 1827; 1829; 2022; 2030; 2104; 2394; 2420; 2444; 2537; 2540; 2545; 2586; 2589; and 2548</p> <p><b>North West Site</b> <b>References:</b> 416; 417; 1801; 2009; 2013; 2014; 2023; 2026; 2426; 2450; 2490; 2585; 2592; 2588 and 2541</p>	<p>The following areas have been selected for allocation where there are specific requirements that need to be set out in policy:</p> <p>Silver Hill Station Approach (includes sites 2009, 2450, 2588) Abbots Barton(includes sites 2470, 2536, 2587) Stanmore(includes sites 2589, 2103, 2586)</p> <p>Other SHLAA sites within the settlement boundary may come forward through policy DM1. These, together with sites completed or committed through planning consents; schemes such as those planned under the Council’s Housing Delivery Programme; and schemes coming forward through development assessments including the Stanmore Planning Framework, Station Approach Development Assessment and Abbots Barton Planning Framework will meet the housing, employment and retail needs for the local community within the Plan period and there is no requirement to consider allocations outside the settlement boundary.</p> <p>The sites outside the settlement boundary have been rejected as they are not needed to meet the objectively assessed housing needs of Winchester Town within the Plan period, given existing commitments (planning permissions), SHLAA sites and strategic allocations made in Local Plan Part 1, together with an allowance for windfall sites.</p>	<p>A large number of ‘omission’ sites are promoted by landowners or development interests, many of whom argue that greenfield site allocations and/or extensions to the settlement boundary are needed, as follows:</p> <ul style="list-style-type: none"> <li>• Land south of Oliver’s Battery (SHLAA 2022);</li> <li>• Old Orchard / Old Manor Nursery, Kilham Lane;</li> <li>• St Cross Road / St Cross Hospital (SHLAA 2420);</li> <li>• North of Well House Lane (SHLAA 418);</li> <li>• Old Sarum Road / Kilham Lane (SHLAA 2444);</li> <li>• Land adjacent to The Down House, Harestock Road (SHLAA 423, 424);</li> <li>• Land at Courtney Road;</li> <li>• Dykes Farm, Winnall (SHLAA 2585);</li> <li>• Pitt Vale (SHLAA 2394);</li> <li>• Land south-west of Oliver’s Battery (SHLAA 2540)</li> <li>• Land at Salter’s Lane (SHLAA 2541);</li> <li>• Bushfield Camp.</li> </ul> <p>Given the scale of ‘over-provision’ that is expected from sites identified as part of the Winchester housing supply, to allocate more sites or extend the settlement boundary of Winchester would result in an even greater level of provision, in conflict with the LPP1 housing requirement for Winchester (policy WT1) and the Local Plan strategy as a whole, which gives priority to developing within settlement boundaries and on previously developed land (policy DS1). Therefore, development of any of the omission sites promoted would not be a ‘reasonable alternative’ to the strategy proposed in LPP2 and there is no need to assess the merits of the various sites.</p> <p>The quality of Winchester’s setting and its well-defined urban edge are features of the town, and policy WT1 requires this to be retained, along with local distinctiveness and the heritage of the town. The Winchester Town Landscape Assessment shows that all the sites assessed around the edge of Winchester are defined as ‘most sensitive’ in landscape terms, except those at Bar End (these</p>
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		<p>are not promoted for housing and are currently in recreational use). Some of the sites promoted are subject to specific constraints or designations, such as the South Downs National Park, Conservation Area, and Settlement Gaps. Where land is within the National Park it is not possible for LPP2 to make proposals for it, even if this were felt appropriate.</p>
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