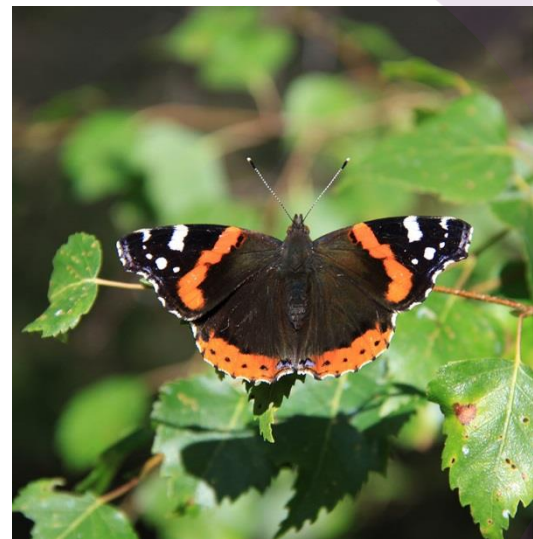


Chelmsford City Council

Chelmsford Pre-Submission Local Plan: Additional Changes

Sustainability Appraisal Report: Addendum



Report for

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1. Introduction

1.1 Overview

- 1.1.1 Chelmsford City Council (the Council) is currently preparing a new Local Plan for its administrative area (for brevity, the term 'the City Area' is used throughout this document to describe the Council's administrative area). The new Local Plan will set out the vision, spatial principles, planning policies and site allocations that will guide development in the local authority area in the period up to 2036.
- 1.1.2 The Council published the Chelmsford Draft Local Plan: Pre-Submission Document (hereafter referred to as the 'Pre-Submission Local Plan') for public consultation between 31st January and 14th March 2018, in accordance with Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012¹. Amec Foster Wheeler Environment and Infrastructure UK Ltd (Amec Foster Wheeler, now Wood) was commissioned by the Council to undertake a Sustainability Appraisal (SA) of the Pre-Submission Local Plan in order to assess the environmental, social and economic effects of the Local Plan (and any reasonable alternatives), help to inform its development and identify opportunities to improve the contribution of the Local Plan to sustainable development. A SA Report² presenting the findings of this assessment was published alongside the Pre-Submission Local Plan for consultation (hereafter referred to as the 'January 2018 SA Report').
- 1.1.3 Having considered the representations received, alongside updates to the Local Plan evidence base, the Council has identified a number of proposed 'Additional Changes' to the Pre-Submission Local Plan (including Policies Map). These Additional Changes are being submitting alongside the Pre-Submission Local Plan to the Planning Inspectorate for independent examination. This document is an addendum to the 2018 SA Report and has been prepared in order to take account of, and appraise, the proposed Additional Changes to the Pre-Submission Local Plan.
- 1.1.4 As a result of the consultation on the Pre-Submission Local Plan, further alternative site allocations have been identified. Each of the potential allocations have also been subject to SA as part of this report. This it to ensure that decisions regarding which sites should be taken forward as allocations in the Local Plan have taken into account sustainability considerations.

1.2 The Chelmsford Local Plan

The Pre-Submission Local Plan

- 1.2.1 The Chelmsford Local Plan will be a new single planning policy document. It will set out how much new development will be delivered in the City Area in the period up to 2036 and where this growth will be located. It will also contain planning policies and site allocations.
- 1.2.2 The first stage in the development of the Local Plan was the publication of the Chelmsford Local Plan Issues and Options Consultation Document (the Issues and Options Consultation Document) that was consulted on between 19th November 2015 and 21st January 2016. The Issues and Options Consultation Document set out, and sought views on, the planning issues that face Chelmsford over the next 15 years and options for the way they could be addressed in terms of the amount and

¹ HM Government (2012) *The Town and Country Planning (Local Planning) (England) Regulations 2012*. Available from http://www.legislation.gov.uk/uksi/2012/767/pdfs/ukxi_20120767_en.pdf

² Amec Foster Wheeler (2018) *Chelmsford Pre-Submission Local Plan Sustainability Appraisal Report*.

broad location of future development in the City Area. Following consideration of the comments received as part of that consultation, ongoing engagement and further evidence base work, the Council selected its preferred options for the Local Plan in terms of the amount and location of growth to be delivered in the City Area up to 2036 and which formed the Chelmsford Draft Local Plan Preferred Options Consultation Document (the Preferred Options Consultation Document). The Preferred Options Consultation Document was published for consultation between 30th March and 11th May 2017 and included the draft Local Plan Strategic Priorities, Vision and Spatial Principles, development requirements and Spatial Strategy, proposed site allocations and plan policies.

1.2.3 The Preferred Options Consultation Document was subsequently revised to reflect representations received during consultation, new evidence and the recommendations of its accompanying SA and in January 2018, the Pre-Submission Local Plan was published for consultation. The Pre-Submission Local Plan includes the following key parts:

- Local Plan Strategic Priorities, reflected in the Vision and Spatial Principles;
- the overarching Local Plan strategy in terms of the amount of new development to be accommodated in the City Area (development requirements) and where it will be accommodated (the Spatial Strategy);
- proposed site allocations to deliver the development requirements across three Growth Areas; and
- plan policies including development requirements for the proposed site allocations.

Additional Changes

1.2.4 Consultation on the Pre-Submission Local Plan ended on 14th March 2018. Following consultation, the Council has produced a Schedule of Additional Changes comprising proposed amendments to the Pre-Submission Local Plan. The Additional Changes are set out in **Section 3.2** of this report and include clarifications to policies, amendments to the timeframe for delivery of certain sites, amendments to the Spatial Strategy to reflect new committed developments and changes to ensure consistency throughout the Local Plan.

1.2.5 Outside of the scope of this schedule, the Council has also identified some 'Minor Changes' to the Local Plan and Policies Map. These include typographical errors such as a misspelt word or missing punctuation. As they are not material changes to the policy intent and will not have any likely significant effects, these 'Minor Changes' have not been considered further in this report.

1.3 Sustainability Appraisal

The Requirement for Sustainability Appraisal

1.1.1 Under Section 19(5) of the Planning and Compulsory Purchase Act 2004, the Council is required to carry out a SA of the Local Plan to help guide the selection and development of policies and proposals in terms of their potential social, environmental and economic effects. In undertaking this requirement, local planning authorities must also incorporate the requirements of European Union Directive 2001/42/EC on the assessment of the effects of certain plans and programmes on the environment, referred to as the Strategic Environmental Assessment (SEA) Directive, and its transposing regulations the Environmental Assessment of Plans and Programmes Regulations 2004 (statutory instrument 2004 No. 1633) (the SEA Regulations).

- 1.1.2 The SEA Directive and transposing regulations seek to provide a high level of protection of the environment by integrating environmental considerations into the process of preparing certain plans and programmes. The aim of the SEA Directive is *"to contribute to the integration of environmental considerations into the preparation and adoption of plans and programmes with a view to promoting sustainable development, by ensuring that, in accordance with this Directive, an environmental assessment is carried out of certain plans and programmes which are likely to have significant effects on the environment."*
- 1.1.3 At paragraphs 150-151, the National Planning Policy Framework (NPPF) (2012)³ sets out that local plans are key to delivering sustainable development and that they must be prepared with the objective of contributing to the achievement of sustainable development. In this context, paragraph 165 reiterates the requirement for SA/SEA as it relates to local plan preparation:
- "A sustainability appraisal which meets the requirements of the European Directive on strategic environmental assessment should be an integral part of the plan preparation process, and should consider all the likely significant effects on the environment, economic and social factors."*
- 1.3.1 The Ministry for Housing, Communities and Local Government (MHCLG) has published its draft text for consultation on changes to the NPPF⁴. Consultation closed on 10th May 2018, with the revised NPPF likely to be published later in 2018. Whilst the final form of wording is uncertain, it seems reasonable that reference to the requirements for SA/SEA will be similar to that made in the following proposed text (paragraph 35):
- "Strategic and local plans should be informed throughout their preparation by a sustainability appraisal that meets the relevant legal requirements. This should demonstrate how the plan has addressed relevant economic, social and environmental objectives (including opportunities for net gains). Significant adverse impacts on these objectives should be avoided and, wherever possible, alternative options which reduce or eliminate such impacts should be pursued."*
- 1.1.4 The Planning Practice Guidance (PPG) (2014)⁵ also makes clear that SA plays an important role in demonstrating that a local plan reflects sustainability objectives and has considered reasonable alternatives. In this regard, SA will help to ensure that a local plan is "justified", a key test of soundness that concerns the extent to which the plan is the most appropriate strategy⁶, when considered against the reasonable alternatives and available and proportionate evidence.

The SA Process To-date

- 1.3.2 SA has been an integral part of the preparation of the draft Local Plan with each stage of the Plan's development having been accompanied by a SA, as follows:
- Issued and Options Consultation Document⁷;
 - Preferred Options Consultation Document⁸ ; and

³ Department for Communities and Local Government (2012) *National Planning Policy Framework*. Available from https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/6077/2116950.pdf

⁴ Ministry for Housing, Communities and Local Government (2018) *National Planning Policy Framework: Draft text for consultation*. Available from https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/685289/Draft_revised_National_Planning_Policy_Framework.pdf

⁵ Department for Communities and Local Government (2015) *Planning Practice Guidance*. Available from <http://planningguidance.planningportal.gov.uk/>

⁶ The 'NPPF: Draft text for consultation' includes amendments to the tests for a 'sound' plan, to make clear that it should set out 'an' appropriate strategy rather than 'the most appropriate strategy'. The SEA requirements for consideration of reasonable alternatives will remain an important contribution to support the selection of the appropriate strategy despite this change in planning policy.

⁷ Amec Foster Wheeler (2015) *Chelmsford Local Plan Issues and Options Consultation Document: Sustainability Appraisal Report*.

⁸ Amec Foster Wheeler (2017) *Chelmsford Draft Local Plan: Preferred Options Consultation Document Sustainability Appraisal Report*.

- Pre-Submission Local Plan.

1.3.3 The SA of the Pre-Submission Local Plan was undertaken in January 2018. The SA Report was prepared to meet the reporting requirements of the SEA Directive and assessed the following key components of the document:

- Local Plan Vision and Spatial Principles;
- the quantum of growth to be provided over the plan period (development requirements) and distribution of that growth (Spatial Strategy);
- site allocations to deliver the development requirements across the three Growth Areas identified in the Pre-Submission Local Plan (including reasonable alternatives); and
- Local Plan policies including development requirements for proposed site allocations contained in Chapter 7 of the Pre-Submission Local Plan.

1.3.4 A schedule of responses received to the January 2018 SA Report is contained at **Appendix A** to this report.

1.3.5 To ensure that the Local Plan takes into account sustainability considerations, and to meet the Council's responsibilities under the SEA Directive, this report has been prepared to screen and, where necessary, appraise, the Council's Additional Changes in order to update the January 2018 SA Report. This report also assesses the additional reasonable alternative sites that have been identified following consultation on the Pre-Submission Local Plan.

1.4 This Report

1.4.1 The following sections of this report:

- provide an overview of the Local Plan and the plan preparation process to-date (**Section 1**);
- describe the approach to identifying the Additional Changes that are considered significant for the purposes of the SA (**Section 2**);
- set out the approach taken to the assessment of those Additional Changes considered significant (**Section 2**);
- summarise the findings of the SA of the significant Additional Changes (**Section 3**);
- provide an appraisal of the additional reasonable alternative sites identified (**Section 3**); and
- detail the next steps for the SA of the Local Plan (**Section 4**).

1.4.2 This report should be read in conjunction with the January 2018 SA Report⁹ and the January 2018 HRA Screening¹⁰. The HRA Screening has also been updated, following consideration of the additional changes. Where relevant, the findings of the HRA have then been used to inform the findings of this SA, in regard to the comments against the SA objective for biodiversity.

⁹ Amec Foster Wheeler (2018) *Chelmsford Pre-Submission Local Plan Sustainability Appraisal Report*. Available from <https://www.chelmsford.gov.uk/planning-and-building-control/planning-policy-and-new-local-plan/new-local-plan/developing-the-new-local-plan/>

¹⁰ Amec Foster Wheeler (2018) *Chelmsford Pre-Submission Local Plan Habitats Regulations Assessment Screening Report*. Available from <https://www.chelmsford.gov.uk/planning-and-building-control/planning-policy-and-new-local-plan/new-local-plan/developing-the-new-local-plan/>

2. SA Approach

2.1 Introduction

- 2.1.1 This section outlines the methodology used to screen the Additional Changes to the Pre-Submission Local Plan and determine whether they are considered significant for the purposes of the SA. It then sets out the SA Framework that has been used to appraise those Additional Changes that are considered to be significant alongside the approach to the assessment of additional reasonable alternative sites. The SA objectives that comprise the appraisal framework, and the approach to site assessment, are consistent with the methodology adopted for the assessment of the Pre-Submission Local Plan.

2.2 Determining the Significance of the Additional Changes

- 2.2.1 The Additional Changes have been reviewed to determine whether or not they are significant and the need for any consequential changes to the previous assessment work. It should be noted that there is no detailed guidance on how to determine significance in this context. The following paragraphs set out the key principles underpinning the screening of changes in the context of the Additional Changes to the Pre-Submission Local Plan.
- 2.2.2 A number of Additional Changes are proposed to make the wording and/or intent of policies clearer. This can be through either clarifications to the wording or the provision of additional information that expands upon the existing text. These are **not considered to be significant** for the purposes of the assessment, unless they also introduce a new criterion or topic that has not been previously assessed.
- 2.2.3 The Additional Changes to reasoned justification text clarify how policies will be implemented and/or provide justification for them; such Additional Changes are **not considered to be significant**.
- 2.2.4 Where Additional Changes involve the deletion of preferred sites, such changes are **not considered to be significant** (so the deletion of the site has not been assessed) where these sites are now not considered to be deliverable and/or developable.
- 2.2.5 Where an Additional Change to a policy introduces an additional criterion, a judgement is made as to whether or not the amendment would affect the previous assessment findings and/or should be acknowledged in the assessment. In such instances, **significance has been determined on a case-by-case basis** and a comment made on whether or not the previous assessment has been amended and which SA objectives are affected.
- 2.2.6 Based on the principles outlined above, each Additional Change has been screened in order to determine the significance of the proposed change. **Appendix B** presents this analysis. The final column of the table contained in this appendix indicates, for each change, whether or not it would require an amendment to the SA and why.
- 2.2.7 Those Additional Changes that are considered to be significant are summarised in **Section 3.2** of this report, together with an indication of why they are considered to be significant. These Additional Changes have been assessed against the SA objectives and consequential revisions made to the assessment matrices contained in the January 2018 SA Report. The relevant appendices of the January 2018 SA Report are:
- Appendix G: Appraisal of Proposed Site Allocations and Alternatives;

- Appendix H: Appraisal of Local Plan Policies; and
- Appendix I: Appraisal of Growth Site Policies.

2.2.8 Changes to the policy appraisal matrices are presented in **Appendix D** whilst changes to Strategic Growth Sites appraisal matrices are presented in **Appendix E**. Where the revision to matrices requires the removal of text, this is indicated using ~~striketrough~~; where new text has been added this is underlined. Similarly, where the score has been amended on a matrix, this is also indicated using ~~striketrough~~ for the previous score and underlining for the revised score.

2.3 The Appraisal Framework

- 2.3.1 Consistent with the approach to the SA of the Pre-Submission Local Plan, SA objectives have been used to support the assessment of those Additional Changes that are considered to be significant. The SA objectives have been derived from the baseline information gathered for the Local Plan and the review of policies, plans and programmes, along with comments from consultees during earlier iterations of the Local Plan and SA process. SA objectives are measures against which the environmental, social and economic effects of the Local Plan proposals and policies can be tested. By assessing each Additional Change against the SA objectives, it is more apparent where the Local Plan will contribute to environmental sustainability, where it might have a negative effect, and where a positive effect could be improved.
- 2.3.2 **Table 2.1** identifies the SA objectives and guide questions that form the SA Framework and have been used as the basis for the appraisal.

Table 2.1 SA Framework

SA Objective	Guide Questions	SEA Directive Topic(s)
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	<ul style="list-style-type: none"> • Will it conserve and enhance international designated nature conservation sites (Special Areas of Conservation, Special Protection Areas and Ramsars)? • Will it conserve and enhance nationally designated nature conservation sites such as Sites of Special Scientific Interest? • Will it conserve and enhance Local Nature Reserves, Local Wildlife Sites and Ancient Woodland? • Will it avoid damage to, and protect, geologically important sites? • Will it conserve and enhance species diversity, and in particular avoid harm to indigenous species of principal importance, or priority species and habitats? • Will it provide opportunities for new habitat creation or restoration and link existing habitats as part of the development process? • Will it enhance ecological connectivity and maintain and improve the green infrastructure network, providing green spaces that are well connected and biodiversity rich? • Will it provide opportunities for people to access the natural environment including green and blue infrastructure? 	Biodiversity, Fauna and Flora Human Health
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	<ul style="list-style-type: none"> • Will it meet the City's objectively assessed housing need, providing a range of housing types to meet current and emerging need for market and affordable housing? • Will it reduce the level of homelessness? • Will it help to ensure the provision of good quality, well designed homes? 	Population

SA Objective	Guide Questions	SEA Directive Topic(s)
	<ul style="list-style-type: none"> Will it deliver pitches required for Gypsies, Travellers and Travelling Showpeople? 	
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	<ul style="list-style-type: none"> Will it provide a flexible supply of high quality employment land to meet the needs of existing businesses and attract inward investment? Will it maintain and enhance economic competitiveness? Will it strengthen the convenience shopping role in Chelmsford City Centre and ensure that the principal and local neighbourhood centres continue to perform a strong convenience goods role which serves local needs? Will it support the growth of new sectors including those linked to Anglia Ruskin University? Will it help to diversify the local economy? Will it provide good quality, well paid employment opportunities that meet the needs of local people? Will it improve the physical accessibility of jobs? Will it support rural diversification and economic development? Will it promote a low carbon economy? Will it reduce out-commuting? Will it improve access to training to raise employment potential? Will it promote investment in educational establishments? 	Population
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	<ul style="list-style-type: none"> Will it support and enhance the City of Chelmsford by attracting new commercial investment and reinforcing the City's attractiveness? Will it encourage more people to live in urban areas? Will it enhance the public realm? Will it enhance the viability and vitality of South Woodham Ferrers town centre, and principal and local neighbourhood centres? Will it tackle deprivation in the most deprived areas, promote social inclusion and mobility and reduce inequalities in access to education, employment and services? Will it support rural areas by providing jobs, facilities and housing to meet needs? Will it maintain and enhance community facilities and services? Will it increase access to schools and colleges? Will it enhance accessibility to key community facilities and services? Will it align investment in services, facilities and infrastructure with growth? Will it contribute to regeneration initiatives? Will it foster social cohesion? 	Population Human Health
5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City Area.	<ul style="list-style-type: none"> Will it avoid locating development where environmental circumstances could negatively impact on people's health? Will it maintain and improve access to green infrastructure, open space, leisure and recreational facilities? Will it maintain and enhance Public Rights of Way and Bridleways? Will it promote healthier lifestyles? Will it meet the needs of an ageing population? Will it support those with disabilities? Will it support the needs of young people? Will it maintain and enhance healthcare facilities and services? Will it align investment in healthcare facilities and services with growth to ensure that there is capacity to meet local needs? Will it encourage sustainable food production to reduce food miles, such as community gardens or allotments? 	Population Human Health

SA Objective	Guide Questions	SEA Directive Topic(s)
	<ul style="list-style-type: none"> Will it improve access to healthcare facilities and services? Will it promote community safety? Will it reduce actual levels of crime and anti-social behaviour? Will it reduce the fear of crime? Will it promote design that discourages crime? 	
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	<ul style="list-style-type: none"> Will it reduce travel demand and the distance people travel for jobs, employment, leisure and services and facilities? Will it reduce out-commuting? Will it encourage a shift to more sustainable modes of transport? Will it encourage walking, cycling and the use of public transport? Will it help to reduce traffic congestion and improve road safety? Will it deliver investment in transportation infrastructure that supports growth in the Chelmsford City Area? Will it locate new development in locations that support and make best use of committed investment in strategic infrastructure? Will it support the expansion of, or provision of additional, park and ride facilities? Will it enhance Chelmsford's role as a key transport node? Will it reduce the level of freight movement by road? 	Population Human Health Air Climatic Factors
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	<ul style="list-style-type: none"> Will it promote the use of previously developed (brownfield) land and minimise the loss of greenfield land? Will it avoid the loss of agricultural land including best and most versatile land? Will it reduce the amount of derelict, degraded and underused land? Will it encourage the reuse of existing buildings and infrastructure? Will it prevent land contamination and facilitate remediation of contaminated sites? 	Material Assets Soil
8. Water: To conserve and enhance water quality and resources.	<ul style="list-style-type: none"> Will it result in a reduction of run-off of pollutants to nearby water courses that lead to a deterioration in existing status and/or failure to achieve the objective of good status under the Water Framework Directive? Will it improve ground and surface water quality? Will it reduce water consumption and encourage water efficiency? Will it ensure that new water/wastewater management infrastructure is delivered in a timely manner to support new development? 	Water
9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	<ul style="list-style-type: none"> Will it help to minimise the risk of flooding to existing and new developments/infrastructure? Will it manage effectively, and reduce the likelihood of, flash flooding, taking into account the capacity of sewerage systems? Will it discourage inappropriate development in areas at risk from flooding and promote the sequential test? Will it ensure that new development does not give rise to flood risk elsewhere? Will it deliver Sustainable Drainage Systems (SUDs) and promote investment in flood defences that reduce vulnerability to flooding? Will it encourage the use of multifunctional areas and landscape design for drainage? 	Climatic Factors Water

SA Objective	Guide Questions	SEA Directive Topic(s)
	<ul style="list-style-type: none"> Will it help to discourage inappropriate development in areas at risk from coastal erosion? Will it help to manage and reduce the risks associated with coastal erosion and support the implementation of the Essex and South Suffolk Shoreline Management Plan? 	
10. Air: To improve air quality.	<ul style="list-style-type: none"> Will it maintain and improve air quality? Will it address air quality issues in the Army and Navy Air Quality Management Area and prevent new designations of Air Quality Management Areas? Will it avoid locating development in areas of existing poor air quality? Will it minimise emissions to air from new development? 	Air Human Health Biodiversity, Fauna and Flora
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	<ul style="list-style-type: none"> Will it minimise energy use and reduce or mitigate greenhouse gas emissions? Will it plan or implement adaptation measures for the likely effects of climate change? Will it support the delivery of renewable and low carbon energy and reduce dependency on non-renewable sources? Will it promote sustainable design that minimises greenhouse emissions and is adaptable to the effects of climate change? 	Climatic Factors
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	<ul style="list-style-type: none"> Will it minimise the demand for raw materials? Will it promote the use of local resources? Will it reduce minerals extracted and imported? Will it increase efficiency in the use of raw materials and promote recycling? Will it avoid sterilising minerals extraction sites identified by the Essex Minerals Local Plan? Will it reduce waste arisings? Will it increase the reuse and recycling of waste? Will it support investment in waste management facilities to meet local needs? Will it support the objectives and proposals of the Essex Minerals Local Plan? 	Material Assets
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	<ul style="list-style-type: none"> Will it help to conserve and enhance existing features of the historic environment and their settings, including archaeological assets? Will it tackle heritage assets identified as being 'at risk'? Will it promote sustainable repair and reuse of heritage assets? Will it protect or enhance the significance of designated heritage assets? Will it protect or enhance the significance of non-designated heritage assets? Will it promote local cultural distinctiveness? Will it help to conserve historic buildings, places and spaces that enhance local distinctiveness, character and appearance through sensitive adaptation and re-use? Will it improve and promote access to buildings and landscapes of historic/cultural value? Will it recognise, conserve and enhance the inter-relationship between the historic and natural environment? 	Cultural Heritage Landscape

SA Objective	Guide Questions	SEA Directive Topic(s)
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	<ul style="list-style-type: none"> Will it conserve and enhance landscape character and townscapes? Will it promote high quality design in context with its urban and rural landscape? Will it avoid inappropriate development in the Green Belt and ensure the Green Belt endures? Will it help to conserve and enhance the character of the undeveloped coastline? Will it avoid inappropriate erosion to the Green Wedges? 	Landscape Cultural Heritage

2.4 Appraisal Methodology

Methodology for the Appraisal of Additional Changes

- 2.4.1 Where the Additional Changes have been considered significant, these Additional Changes have been assessed in full against the SA objectives in **Table 2.1**.
- 2.4.2 **Table 2.2** sets out the scoring system that has been used to assess the relevant Additional Changes against the SA objectives.

Table 2.2 Scoring System

Score	Description	Symbol
Significant Positive Effect	The preferred option/policy contributes significantly to the achievement of the objective.	++
Minor Positive Effect	The preferred option/policy contributes to the achievement of the objective but not significantly.	+
Neutral	The preferred option/policy does not have any effect on the achievement of the objective	0
Minor Negative Effect	The preferred option/policy detracts from the achievement of the objective but not significantly.	-
Significant Negative Effect	The preferred option/policy detracts significantly from the achievement of the objective.	--
No Relationship	There is no clear relationship between the preferred option/policy and the achievement of the objective or the relationship is negligible.	~
Uncertain	The preferred option/policy has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an appraisal to be made.	?

- 2.4.3 A matrix has been used to record the findings of the appraisal, as shown in **Table 2.3**, adopting the qualitative scoring system set out in **Table 2.2** and guided by the definitions of significance in **Appendix C**.

Table 2.3 Appraisal Matrix

SA Objective	Policy CO1	Policy CO2	Etc..	Cumulative Effect	Commentary
1 Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	0	-/?	-/?	-/?	<p><u>Likely Significant Effects</u></p> <p>A description of the likely significant effects of the plan policies on the SA objective has been provided here, drawing on baseline information as appropriate.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> Mitigation and enhancement measures are outlined here. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> Any assumptions made in undertaking the appraisal are listed here. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> Any uncertainties encountered during the appraisal are listed here.

Appraisal methodology for the appraisal of sites

- 2.4.4 A total of 14 additional reasonable alternative sites have been identified and a further two 'clusters' comprising multiple sites assessed together as a single site. These additional reasonable alternatives have been appraised against the SA objectives that comprise the SA Framework using tailored appraisal criteria and associated thresholds of significance. The site appraisal criteria and results of the assessment are presented in **Appendix F**.
- 2.4.5 Where alternative sites are only considered to be 'reasonable' when they form part of a cluster of sites, these have been appraised by first considering the performance of individual sites and then by determining the overall cumulative effect on the sites in each cluster.
- 2.4.6 The site appraisal criteria and outcomes of this assessment are presented at **Appendix F**.

Assessment of secondary, cumulative and synergistic effects

- 2.4.7 The policies of the Local Plan do not sit in isolation from each other. The policies will work together to achieve the objectives of the Plan. For this reason, it is important to understand what the combined environmental effects of the policies will be.
- 2.4.8 The assessment of the proposed Local Plan policies was undertaken by Local Plan chapter in order to determine the cumulative effects of each policy area. In addition, a cumulative effect appraisal was undertaken in order to clearly identify areas where policies work together. This appraisal is contained in the January 2018 SA Report and is reviewed in **Section 3.5** of this addendum.

2.5 Difficulties Encountered in Undertaking the Appraisal

- 2.5.1 The SEA Directive requires the identification of any difficulties (such as technical deficiencies or lack of knowledge) encountered during the appraisal process. These uncertainties and assumptions are detailed in the appraisal matrices. Those uncertainties and assumptions common across the appraisal are outlined below.

Uncertainties

- The exact composition and design of future development proposals is unknown and would be subject to planning approval.
- The extent to which job creation is locally significant will depend on the type of jobs created (in the context of the local labour market) and the recruitment policies of prospective employers.
- The level of investment in community facilities and services that may be stimulated by new development is uncertain at this stage and will in part be dependent on the policies of the Local Plan, site specific proposals and viability.
- The exact scale of greenhouse gas emissions associated with the implementation of the policies and proposals contained in the Pre-Submission Local Plan will be dependent on a number of factors including: the exact design of new development; future travel patterns and trends; individual energy consumption behaviour; and the extent to which energy supply has been decarbonised over the plan period.
- The exact scale of waste arisings associated with the Local Plan will be dependent on a number of factors including: the design of new development; waste collection and disposal regimes; and individual behaviour with regard to recycling and reuse.

Assumptions

- It is assumed that the Council will continue to liaise with Anglian Water and Essex and Suffolk Water with regard to infrastructure requirements for future development.
- Measures contained in Essex and Suffolk Water's Water Resources Management Plan would be expected to help ensure that future water resource demands are met.
- There will be no development that will require diversion or modification of existing watercourses. However, if such measures are required, this could affect local water quality.
- It is assumed that, where appropriate, development proposals would be accompanied by a Flood Risk Assessment (FRA) and that suitable flood alleviation measures would be incorporated into the design of new development where necessary to minimise flood risk.
- It is assumed that the emerging replacement Essex Waste Local Plan will make provision to accommodate additional waste associated with growth in the City Area.

3. Appraisal of Additional Changes

3.1 Introduction

- 3.1.1 As set out in **Section 1.3**, it is necessary to consider the sustainability effects of the Additional Changes to the Pre-Submission Local Plan in order to ensure that all the likely significant effects of the Local Plan have been identified, described and evaluated.
- 3.1.2 This section summarises the appraisal of the Additional Changes. **Section 3.2** details the outcome of the initial screening used to determine the significance of the proposed changes and considers the implications for the appraisal of the Local Plan policies contained in the January 2018 SA Report. **Section 3.3** then summarises the assessment of those policy changes deemed to be significant whilst **Section 3.4** presents the appraisals of the additional reasonable alternative sites identified by the Council. **Section 3.5** assesses the implications of the Additional Changes for the assessment of cumulative effects before **Section 3.6** outlines whether any further mitigation measures are required in addition to those identified in the January 2018 SA Report.

3.2 Screening Outcomes

- 3.2.1 A total of 287 Additional Changes to the Pre-Submission Local Plan are proposed. In accordance with the approach detailed in **Section 2.2**, each Additional Change has been screened in order to determine the significance of the proposed amendment. **Appendix B** presents this analysis in full. Based on the screening exercise, a total of 25 Additional Changes have been identified as significant for the purposes of the SA and these are listed in **Table 3.1**. **Section 3.3** then summarises the appraisal of those policy changes deemed to be significant whilst **Section 3.4** presents the appraisals of the additional reasonable alternative sites identified by the Council.

Table 3.1 Screening

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
22	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Add to end of Policy: <u>The Council will seek to minimise the loss of the best and most versatile agricultural land (Grades 1, 2 and 3a) lost to major new development.</u>	Yes – Additional requirement has the potential for a significant effect on land use and soils (SA Objective 7) for the purposes of the SA.
23	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Add to end of Policy: <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
43	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	74	Add new last bullet under Community Facilities: <u>Municipal waste/recycling facilities</u>	Yes – The additional requirement has the potential for a positive effect on waste and resources (SA Objective 12) for the purposes of the SA.
45	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	74	Amend fourth bullet point: Contributions towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Contributions towards recreational disturbance avoidance and mitigation measures for European designated sites as identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
46	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	72-73	Add new heading: <u>Historic Environment</u>	Yes - The policy provides a more detailed approach to managing effects on the historic environment with the potential for a significant effect on cultural heritage (SA Objective 13) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>Infrastructure necessary to support new development must seek to preserve or enhance the historic environment and mitigate any adverse impacts on nearby heritage assets and their settings.</u>	
110	STRATEGIC GROWTH SITE 3A – EAST CHELMSFORD (MANOR FARM)	124	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
122	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	131	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
128	GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	134	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions,</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	
140	STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	143	Add a new bullet after bullet point 3 under historic and natural environment ('preserve the setting of listed buildings in or close to the site'): <u>Provide a generous landscape buffer to preserve the settings of nearby heritage assets including Powers Farm, Peverels Farm, Park Farm Channels, Bedsteads and those on Wheelers Hill/Cranham Road.</u>	Yes – The additional mitigation to reduce the effect on heritage assets has the potential to mitigate a significant adverse effect on cultural heritage (SA Objective 13).
146	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
147	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leigh identified in the January 2018 SA Report.
154	STRATEGIC GROWTH SITE 5B – GREAT LEIGHS – LAND EAST OF LONDON ROAD	154	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to have a significant effect on biodiversity (SA Objective 1) the purposes of the SA.
155	STRATEGIC GROWTH SITE 5B – GREAT LEIGHS – LAND EAST OF LONDON ROAD	155	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leigh identified in the January 2018 SA Report.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
162	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE	157	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> • <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
163	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE	157-158	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> • <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leigh identified in the January 2018 SA Report.
168	7.278	159	Add additional paragraph after 7.278: <u>The development will be required to provide appropriate habitat mitigation and creation, and appropriate buffers to the adjacent Essex Wildlife Trust Nature Reserve, Sandylay/Moat Woods. This may include financial contributions towards mitigating increased recreational impacts.</u>	Yes – Additional mitigation has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
172	7.287	162	Amend first sentence of para 7.287: The development will provide a multi secondary purpose link <u>new vehicular access</u> road into Broomfield Hospital Campus.	Yes – The proposed new vehicular access road has the potential for a significant effect on biodiversity (SA Objective 1) as a result of the access road passing through a Local Wildlife Site.
173	7.287	162	Add additional sentence to the end of para. 7.287: <u>Site developers should work in partnership with the Mid-Essex Hospital Trust to facilitate this proposed new vehicular access road to the Hospital.</u>	Yes – The proposed new vehicular access road has the potential for a significant effect on biodiversity (SA Objective 1) as a result of the access road passing through a Local Wildlife Site.
185	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	172	Additional bullet under historic and natural environment <u>Conserve and enhance listed buildings and their settings</u>	Yes – Additional mitigation has the potential to reduce the adverse effect on cultural heritage (SA Objective 13) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
187	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	173	Amend sixth bullet: Provision of and/or financial contributions towards, recreation disturbance avoidance and mitigation measures for European designated sites including the Crouch Estuary <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
194	GROWTH SITE 8: SOUTH OF BICKNACRE	176	Add new bullet under Site Masterplanning principles – Historic and Natural Environment: <u>Protect and enhance Thrift Wood Site of Special Scientific Interest (SSSI) to the south east of the site ensuring any new development provides any required mitigation measures</u>	Yes – Additional mitigation has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
196	GROWTH SITE 8: SOUTH OF BICKNACRE	177	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
201	STRATEGIC GROWTH SITE 9 - DANBURY	178	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	
217	POLICY NE1 – ECOLOGY AND BIODIVERSITY	223	Add to end of (A) Internationally Designated Sites: <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
242	Tables 5-8 Monitoring Framework	246-259	Replace with tables in Annex 3.	Yes – The revised monitoring framework may include new indicators of particular relevance for inclusion in Appendix K of the SA.

Appraisal of Additional Changes to the Local Plan Strategic Priorities, Vision and Spatial Principles

- 3.2.2 The Pre-Submission Local Plan contains nine Strategic Priorities for Chelmsford. The Strategic Priorities were not assessed separately because they were reflected through the Local Plan Vision and Spatial Principles, as well as the policies, of the Pre-Submission Local Plan.
- 3.2.3 The Vision of the Local Plan and accompanying 11 Spatial Principles were assessed for their compatibility with the SA objectives with the findings presented in Section 5.2 of the January 2018 SA Report. The screening presented in **Appendix B** has confirmed that the proposed Additional Changes will not result in significant changes to these objectives and therefore the 2018 assessment remains valid.

Appraisal of Additional Changes to the Development Requirements and Spatial Strategy

- 3.2.4 The Pre-Submission Local Plan makes provision for 21,893 dwellings, nine permanent pitches for Gypsies and Travellers, 24 permanent plots for Travelling Showpeople, 55,000 sqm of employment floorspace and 13,400 sqm of retail floorspace over the plan period (see Strategic Policy S8). The Spatial Strategy seeks to focus this growth on the higher order settlements of Chelmsford and South Woodham Ferrers, and the Key Service Settlements outside of the Green Belt (see Strategic Policy S9). Together, the development requirements and Spatial Strategy form the overarching strategy for the Local Plan
- 3.2.5 Section 5.3 of the January 2018 SA Report describes the evolution of the Development Requirements and Spatial Strategy, including the outcomes of the appraisal. An outline summary of the reasons for identifying the options dealt with and the reasons for their selection or rejection are provided in **Table 3.2**.

Table 3.2 Development Requirements and Spatial Strategy Options

Spatial Strategy Option	Reason for including the option	Reason for selecting/rejecting the option
Option 1: Urban Focus	Included as this is a suitable spatial option when the Spatial Principles are applied and combined with the amount of development needed and the application of the Settlement Hierarchy showing the most sustainable locations.	Rejected as it would be contrary to the Settlement Hierarchy by not focusing growth in all Key Service Settlements (e.g. Bicknacre and Danbury) and failing to maximise opportunities to locate development at well-connected sustainable locations (e.g. in East Chelmsford).
Option 2: Urban Focus and Growth on Key Transport Corridors	Identified as this option sought to utilise the accessibility of places along key transport corridors and their potential to be able to accommodate growth including the opportunity provided by new transport infrastructure planned for the A130 / A131 corridor.	Rejected as it promoted a higher amount of growth on brownfield sites that were not considered to be deliverable over the Plan period. It would have furthered resulted in substantially larger amounts of growth in areas including West Chelmsford, Great Leighs and Broomfield which attracted significant public opposition.
Option 3: Urban Focus and Growth in Key Villages	Identified as this option sought to distribute growth throughout the Chelmsford area to those villages lower down the settlement hierarchy in order to support local businesses and provide new facilities and amenities for local communities.	Rejected as it promoted growth in Service and Small settlements (e.g. Ford End, Rettendon Common and Woodham Ferrers) contrary to the Settlement Hierarchy. It would further have resulted in a substantially larger amount of growth in West Chelmsford which attracted significant public opposition.
Urban Focus at Hammonds Farm and Key Service Settlements	Identified following consultation on the Issues and Options Consultation Document and SA Report. The Hammonds Farm site is available and being actively promoted.	Rejected as although the Hammonds Farm site is available, it is considered to perform less well compared with Location 4 when assessed against the SA objectives, the preferred Spatial Strategy and the Local Plan evidence base

Preferred Spatial Strategy	Identified following consultation on the Issues and Options Consultation Document with further revisions following consultation on the Preferred Options Consultation Document. The focus on Key Service Settlements is in accordance with the settlement hierarchy for Chelmsford.	Selected as it will focus growth in the most sustainable locations by making the best use of previously developed land in Chelmsford Urban Area. Growth in South and East Chelmsford will support and strengthen South Woodham Ferrers' important local role and help deliver improvements to the A132 corridor. In addition, small allocations in the Key Service Settlement of Bicknacre and Danbury will help to support the villages' services and facilities.
Housing Requirement Option		
Option 1: National Household Projections	Included as it tests the demographic starting point based on the latest household projections for calculating how many new homes will be required.	Rejected as this option would fall short of the City Area's objectively assessed housing need and in consequence, it would be likely to result in the current and future housing needs of the City Area going unmet.
Option 2: Objectively Assessed Need	This represents the Council's Objectively Assessed Housing need, which has been calculated taking into account various adjustment factors including in particular anticipated employment growth. Reasonable to test the Council's Objectively Assessed Housing need in line with national planning policy.	Rejected as this option would potentially conflict with the Government's proposals within the Proposed National Approach to Calculate Local Housing Need and increase the risk that insufficient land is available to meet identified needs for housing. This could risk the Council failing to demonstrate a five-year supply of deliverable housing land.
Option 3: Objectively Assessed Need and a 20% buffer	Included as this option tests whether the Local Plan will positively plan for housing required and because the housing requirement might increase when the final assessment of the need for affordable housing is determined.	Selected as this option offers the greatest flexibility in meeting housing demand in accordance with the Housing White Paper.
Employment Requirement Option		
Option 1: 2012 Sub-National Population Projections (EPOA Phase 7) and EEFM 2014 Baseline Projections	Included as it utilises data from the East of England Forecasting Model (EEFM) 2014 and the Sub-National Population Projection 2012. The number of jobs identified to align with the SNPP 2012 population was 727 new jobs per year.	Selected as the approach of linking forecast job growth to population projections would be expected to deliver significant positive effects in respect of the economy and positive effects in respect of Urban Renaissance and to ensure a match between homes and jobs. With the publication of the EEFM 2016 forecasts and after considering the 2014-based Sub-National Population Projections, the number of jobs changes slightly to 725 new jobs a year. The Preferred Options and Pre-Submission SA Reports show the same significant positive impacts as the Issues and Options SA.
Option 2: 2012 Sub-National Population Projections (EPOA Phase 7) Employed People Scenario and EEFM 2014 Baseline Projections	Included as when taking into account past growth and forecasts within the East of England Forecasting Model 2014, alongside demographic forecasts (Greater Essex Demographic Forecasts - Edge Analytics Phase 7 Report), the employed people growth scenario projects a need for of 887 jobs per year.	Rejected as the need for this level of jobs was not supported by the employment needs and land availability evidence. Considering the forecast job growth from the EEFM 2016 and the population from the 2014-based Sub-National Population Projections the analysis would not warrant this level of jobs per year.

3.2.6

The Additional Changes make some minor amendments to the Development Requirements and Spatial Strategy to reflect matters such as consent being granted for residential dwellings since the Pre-Submission Local Plan was published in January 2018. These changes include an increase in the number of completions from 3,090 to 4,098, consequent with the increase in the timeframe covered from 2013-2017 to 2013-2018. The total net new homes to be delivered over the plan period has

decreased slightly from 21,893 to 21,872 dwellings. These minor changes are consistent with the overall strategy contained in the Pre-Submission Local Plan and are not considered significant. In consequence, the January 2018 assessment remains valid and has not been revised as part of this addendum.

Appraisal of Additional Changes to the Growth Areas and Associated Proposed Site Allocations

- 3.2.7 To deliver the Spatial Strategy, the Pre-Submission Local Plan directs growth to locations within the following three Growth Areas:
- Growth Area 1 - Central and Urban Chelmsford;
 - Growth Area 2 - North Chelmsford; and
 - Growth Area 3 - South and East Chelmsford.
- 3.2.8 The Additional Changes to the supporting text for Growth Area 1 amends the housing requirement. The total number of dwellings in Growth Area 1 has reduced from 3,400 homes to 3,150 as a result of Strategic Growth Site 1: Essex Police Headquarters being removed from the Pre-Submission Local Plan. This site is no longer considered deliverable and developable and as such its removal is not considered significant for the purposes of the SA. Overall, Growth Area 1 will continue to make a significant positive contribution to housing (SA Objective 2).
- 3.2.9 No changes were made to the supporting text for the other Growth Areas.

Appraisal of Additional Changes to Local Plan Policies

- 3.2.10 From the review of Additional Changes summarised in **Section 3.2**, a total of 25 proposed changes are considered to be significant. The detailed appraisal matrices contained in Appendix H to the January 2018 SA Report have been revised to reflect these changes and are presented in **Appendix D** of this addendum.
- 3.2.11 Section 5.5 of the January 2018 SA Report includes a commentary on the performance of each policy chapter of the Pre-Submission Local Plan based on the findings of the detailed policy appraisal. Set out below are the amendments made to Section 5.5 (on a section-by-section basis) to reflect those Additional Changes considered to be significant. New text added is shown as underlined and extant text to be deleted is ~~struckthrough~~.

Creating Sustainable Development (Policies S2 to S7)

- 3.2.12 The text of the January 2018 SA Report is to be amended as follows:
- 5.5.3 Chapter 5 of the Pre-Submission Local Plan contains policies that relate to sustainable development in the City Area. This suite of policies is wide-ranging, they: embed the presumption in favour of sustainable development; ensure development mitigates and adapts to the effects climate change and is safe from all types of flooding; promote social inclusion; minimise the loss of the best and most versatile agricultural land; promote the conservation and enhancement of the historic and natural environment; and safeguard community facilities.
- 5.5.4 Reflecting the broad range of topics covered by the policies that comprise this chapter of the Pre-Submission Local Plan, and their emphasis on sustainable development, cumulative significant positive effects have been identified for all of the SA objectives.
- 5.5.5 No cumulative significant negative effects have been identified during the appraisal of the policies that comprise Chapter 5. The policies have been assessed as having minor negative effects

on housing (SA Objective 2) and the economy (SA Objective 3) (alongside cumulative significant positive effects). This is because Strategic Policy S5 (Conserving and Enhancing the Historic Environment) and S6 (Conserving and Enhancing the Natural Environment) may, by protecting built and natural environment assets, affect the delivery of housing and employment land. However, there is some uncertainty with regard to the potential for negative effects in this regard which will be dependent on the exact location and design of new development.

How will Future Development Growth be Accommodated (Policies S8 to S15)

3.2.13 The text of the January 2018 SA Report is to be amended as follows:

5.5.6 Chapter 6 of the Pre-Submission Local Plan sets out the development requirements for the City Area (Strategic Policy S8) and the Local Plan Spatial Strategy (Strategic Policy S9). The appraisal of the development requirements and Spatial Strategy against the SA objectives has already been summarised in Section 5.3 and is therefore not repeated here.

5.5.7 Strategic Policy S10 (Delivering Economic Growth) specifically supports economic growth through a flexible and market-responsive allocation of employment land. The policy seeks to (inter alia): safeguard allocated employment areas; support the growth of rural businesses; and support large new office development in the City Centre. In addition, the policy encourages links between businesses and the two universities in the area. By seeking to focus employment growth in locations well-served by public transport, this policy should also ensure that jobs are accessible. The implementation of Strategic Policies S11 and S12, meanwhile, will enable the delivery of infrastructure and services, helping to ensure that new development is supported by commensurate infrastructure investment to make it sustainable and which, alongside housing and jobs provision, will help to address deprivation in the City Area. Strategic Policy S14 promotes a City/town centre first approach to retail uses. This will support retail development in these locations, strengthening the role of the City Centre and helping to ensure that employment opportunities are accessible. Overall, the policies in Chapter 6 have been assessed as having a cumulative significant positive effect on housing (SA Objective 2), the economy (SA Objective 3), sustainable living and revitalisation (SA Objective 4) and health (SA Objective 5).

5.5.8 Strategic Policy S11 includes a range of transportation infrastructure development requirements including (inter alia): a new Beaulieu Railway Station; additional park and ride sites to serve West Chelmsford and North East Chelmsford; new and improved cycling and walking routes; bus priority and rapid transit measures; and highways improvements and new infrastructure including a Chelmsford North East By-pass and an additional new Radial Distributor Road 2 in North East Chelmsford. The policy also supports public transport use, sustainable transport measures and other transport improvements in the locality of, or directly related to, development. Once implemented, these measures will help to mitigate the adverse impacts of new development, relieve existing congestion and promote sustainable modes of transport. Alongside Strategic Policy 10, which requires that employment uses are developed in sustainable locations well-served by existing or planned public transport provision, and Strategic Policy S14, that requires retail development and other uses follow the 'town centre first', this has been assessed as having a cumulative significant positive effect on transport (SA Objective 6). Strategic Policy S11 requires that the infrastructure necessary to support new development seeks to preserve or enhance the historic environment and mitigate adverse effects on nearby heritage assets and their settings, which is assessed as having a significant positive effect on the historic environment (SA Objective 13).

5.5.9 The delivery of infrastructure, including that related to water supply, wastewater treatment and strategic flood defences, will contribute positively to water resources and quality and contribute towards mitigating flood risk. Cumulative significant positive effects have therefore been identified in respect of water (SA Objective 8) and flood risk (SA Objective 9).

5.5.10 No further cumulative significant positive effects have been identified during the appraisal of policies that comprise Chapter 6 of the Pre-Submission Local Plan.

5.5.11 Strategic Policy S10 (and S9) seeks to make the best use of previously developed land. However, it is recognised that there are a limited number of suitable brownfield sites (i.e. sites that are not significantly constrained or with no valuable existing use) that have not been earmarked for development in the City Area and therefore a larger area of greenfield land will be required to accommodate the housing and employment land supported by the policies in this chapter. Cumulatively, the policies have therefore been assessed as having mixed positive and significant negative effects on land use (SA Objective 7).

5.5.12 No further significant negative effects have been identified during the appraisal of policies that comprise Chapter 6 of the Pre-Submission Local Plan. The delivery housing, economic development and infrastructure and facilities may place pressure on the City Area's built and natural environments and resources as well as on highways capacity. In consequence, minor negative effects have been identified in respect of many of the SA objectives (although in most cases, significant or minor positive effects have also been identified). Through the protection of Green Belt, recognised areas of ecological and historical value and locally recognised landscapes, Strategic Policy S13 may impact on the ability of the area to deliver housing and employment land. Negative effects have therefore also been identified in respect of housing (SA Objective 2) and the economy (SA Objective 3).

Where will development growth be focussed? (Strategic Growth Site 1a to Special Policy Area 6)

- 3.2.14 The text presented in the main body of the January 2018 SA Report is unaffected by the Additional Changes as a result of the report cross-referring to the appraisal matrices presented in Appendix I of the January 2018 SA Report. The appraisal matrices presented in Appendix I have been updated where necessary and are presented in **Appendix E** of this Report.

Protecting and Securing Important Assets

- 3.2.15 The text of the January 2018 SA Report is to be amended as follows:

Protecting the Natural Environment

5.5.31 This subsection makes a positive contribution to a number of the SA objectives. Policy NE1 seeks to ensure that biodiversity assets are conserved by protecting them from harm and encouraging biodiversity enhancement. It also seeks so ensure that, where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS). Policy NE2, meanwhile, seeks the conservation of protected trees, woodland and landscape features. This has been assessed as having a significant positive effect on biodiversity (SA Objective 1) as well as on cultural heritage (SA Objective 13) and landscape and townscape (SA Objective 14). The implementation of Policy NE3, meanwhile, will help to ensure that development does not take place in areas of flood risk whilst Policy NE4 will support the development of appropriate low carbon and renewable technologies. Cumulatively, the policies have therefore been assessed as having a significant positive effect on flood risk (SA Objective 9) and climate change (SA Objective 11).

5.5.32 No further significant positive effects have been identified for the policies in this subsection. The policies have been assessed as having minor positive effects on health and wellbeing (SA Objective 5), water (SA Objective 8), air quality (SA Objective 10) and waste and resources (SA Objective 12).

5.5.33 No significant negative effects have been identified in respect of the policies contained in this subsection. The policies have been assessed as having minor negative effects in relation to housing (SA Objective 2), as the policies may constrain housing delivery, whilst cumulatively mixed positive and negative effects have been identified in relation to the economy (SA Objective 3).

Making High Quality Places

- 3.2.16 The Additional Changes to this chapter of the Pre-Submission Local Plan are not considered significant and as such, no changes are required to this section of the January 2018 SA Report.

3.3 Appraisal of Additional Alternative Site Allocations

- 3.3.1 As discussed in **Section 1.2** of this report, following public consultation between 31st January and 14th March 2018, a total of 14 additional reasonable alternative sites (comprising 13 housing-led sites and one employment site) have been identified alongside a further two 'clusters' comprising multiple sites. These additional reasonable alternative sites have been appraised against the SA objectives that comprise the SA Framework using tailored appraisal criteria and associated thresholds of significance. The results of the assessment are presented in **Appendix F**. A summary of the appraisals is provided in **Table 3.3** and **Table 3.4**.

Table 3.3 Residential Led Reasonable Alternative Sites

Site ID	Site Name	1. Biodiversity and Geodiversity	2. Housing	3. Economy, skills and employment	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use and Soils	8. Water	9. Flood Risk and Coastal Erosion	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape
18SLAA01	Land South of Rennie Place and Clements Close Chelmer Village	0/?	+	+/-	+	++/-/?	++	--	0	-	0	N/A	--	-	0
18SLAA02	Land North of School Lane, Great Leighs	0/?	+	+/-	+	+/-	+/-/?	++	--	0	0	N/A	--	--	++/-/-
18SLAA04	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	--/?	++	+/-	+	+/-	+/-	-	0	0	0	N/A	--	--	--
18SLAA07	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	-/?	++	+/-	+	++/-	++/-	--	0	0	0	N/A	--	-	--
18SLAA08	Land East of Patching Hall Lane North of Oatleys, Broomfield	0/?	+	+/-	+	+/-	++/-	++/-/-	-	0	0	N/A	--	-	-
18SLAA09	Land South of Mashbury Road, Chignall	0/?	+	-	+	+/-	-	--	--	--	0	N/A	--	-	--

Site ID	Site Name	1. Biodiversity and Geodiversity	2. Housing	3. Economy, skills and employment	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use and Soils	8. Water	9. Flood Risk and Coastal Erosion	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape
18SLAA11	Land West of Main Road and South of School Road, Broomfield	0/?	++	+/-	+	+/-	++/- -	++/- -	--	0	0	N/A	0	-	--
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	-/?	++	+/-	+	++/-	++/- -	++/- -	--	0	0	N/A	--	--	--
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	-/?	++	+/-	+	++/-	++/- -	++/- -	--	--	0	N/A	--	-	--
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	-/?	++	+/-	+	++/-	--	--	--	0	0	N/A	--	--	--
18SLAA16	Land South of Hoffmans Way, Chelmsford	-/?	++	+/-	++	++/-	++/-	++	-	0	0	N/A	--	0	+
18SLAA20	Land North of Peartree Lane, Bicknacre	0/?	+	-	+	+/-	++	--	-	-	0	N/A	--	0	-
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	0/?	+	+/-	+	+/-	++	-	-	0	0	N/A	0	0	--

Site ID	Site Name	1. Biodiversity and Geodiversity	2. Housing	3. Economy, skills and employment	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use and Soils	8. Water	9. Flood Risk and Coastal Erosion	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape
18SLAA2 and 17SLAA14	Great Leighs Cluster	--/?	++	+/-	+	+/-	++/- -	++/- /?	--	0	0	N/A	--	--	++/- -
18SLAA09 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	-/?	++	-	+	+/-	++/- -	++/- -	--	--	0	N/A	--	-	--

Table 3.4 Employment Led Reasonable Alternative Site

Site ID	Site Name	1. Biodiversity and Geodiversity	2. Housing	3. Economy, skills and employment	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use and Soils	8. Water	9. Flood Risk and Coastal Erosion	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape
CFS125	Marriages Mill	--/?	0	++	-	+/-	-	--	--	0	0	N/A	--	0	0

- 3.3.2 The appraisal of alternative sites has identified various reasons for the rejection of reasonable alternatives. These include sites that perform less well than the neighbouring preferred site for a number of reasons, such as poorer access and connectivity and a lack of capacity to deliver the required on site infrastructure. Other reasons for rejection include a site's location within the Green Wedge and proposed residential development within an employment area. The Council has also had regard to the outputs from the SA appraisal.
- 3.3.3 The rationale for rejecting the sites as preferred site allocations is described in **Table 3.5** and **Table 3.6**.

Table 3.5 Reasons for the Rejection of Housing Led Alternatives

Site ID	Site Name	Rationale for Rejection
18SLAA01	Land South of Rennie Place and Clements Close Chelmer Village	This site lies within a proposed Green Wedge and as such it is not considered a reasonable alternative to the proposed sites in Chelmsford's Urban Area (CUA). The site also partly lies within a designated open space. The site is not supported by the Plan evidence base i.e. The Green Wedge and Green Corridor Review 2017 and Open Space Study 2017.
18SLAA02	Land North of School Lane, Great Leighs	The preferred sites (Location 5) will create sustainable growth to the west, north and north-east of Great Leighs village. When compared to the preferred sites (Location 5), this site is less well connected to the strategic road network and would result in more isolated development in the Rural Area which would not respect the pattern of the existing settlement of Great Leighs.
18SLAA04	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	There are no proposed site(s) proposed in Danbury as these will be identified through the emerging Neighbourhood Plan. The sites selected for assessment in the SA are identified in the SLAA having been submitted through the Council's 'call for sites' processes. It will be for the Danbury community and other stakeholders to consider this information and use it to inform the selection of preferred development site(s) for future growth.
18SLAA07	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	The preferred site (Location 6 North of Broomfield) lies directly adjacent to Broomfield village and the B1008 (a main link into Chelmsford City Centre from the north). Location 6 is considered in close proximity to Chelmsford's largest employer - Broomfield Hospital and Chelmer Valley Secondary School. Location 6 will also deliver a new secondary vehicular access into the Hospital. When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy e.g. it would result in development within the gap between Broomfield village and CUA contrary to existing settlement patterns. It could also not deliver a new secondary vehicular access into the Hospital.
18SLAA08	Land East of Patching Hall Lane North of Oatleys, Broomfield	The preferred site (Location 6 North of Broomfield) lies directly adjacent to Broomfield village and the B1008 (a main link into Chelmsford City Centre from the north). Location 6 is considered in close proximity to Chelmsford's largest employer - Broomfield Hospital and Chelmer Valley Secondary School. Location 6 will also deliver a new secondary vehicular access into the Hospital. When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy e.g. it would result in development within the countryside contrary to existing settlement patterns. It could also not deliver a new secondary vehicular access into the Hospital.
18SLAA09	Land South of Mashbury Road, Chignall	The preferred site (Location 2) proposes a high quality development of 800 new homes and new primary school adjoining CUA with sustainable travel at its heart. The preferred site is adjacent to the A1060 which is the main link into Chelmsford City Centre from the west. It is considered within walking and cycling distance of the City Centre.

Site ID	Site Name	Rationale for Rejection
		When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy in particular by having poorer access and connectivity into CUA.
18SLAA11	Land West of Main Road and South of School Road, Broomfield	<p>The preferred site (Location 6 North of Broomfield) lies directly adjacent to Broomfield village and the B1008 (a main link into Chelmsford City Centre from the north). Location 6 is considered in close proximity to Chelmsford's largest employer - Broomfield Hospital and Chelmer Valley Secondary School. Location 6 will also deliver a new secondary vehicular access into the Hospital.</p> <p>When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy e.g. it would result in development within the gap between Broomfield village and CUA contrary to existing settlement patterns. It could also not deliver a new secondary vehicular access into the Hospital.</p>
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	<p>The preferred site (Location 2) proposes a high quality development of 800 new homes and new primary school adjoining Chelmsford's Urban Area with sustainable travel at its heart. The preferred site is adjacent to the A1060 which is the main link into Chelmsford City Centre from the west. It is considered within walking and cycling distance of the City Centre.</p> <p>When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy in particular by having poorer access and connectivity into CUA.</p>
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	<p>The preferred site (Location 2) proposes a high quality development of 800 new homes and new primary school adjoining Chelmsford's Urban Area with sustainable travel at its heart. The preferred site is adjacent to the A1060 which is the main link into Chelmsford City Centre from the west. It is considered within walking and cycling distance of the City Centre.</p> <p>When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy in particular by having poorer access and connectivity into CUA. Land to the south of Mashbury Road also has a high landscape sensitivity and low to medium landscape capacity (as identified in the Landscape Sensitivity and Capacity Assessment). As such it is no longer considered a reasonable alternative to the preferred option site.</p>
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	<p>The preferred site (Location 6 North of Broomfield) lies directly adjacent to Broomfield village and the B1008 (a main link into Chelmsford City Centre from the north). Location 6 is considered in close proximity to Chelmsford's largest employer - Broomfield Hospital and Chelmer Valley Secondary School. Location 6 will also deliver a new secondary vehicular access into the Hospital.</p> <p>When compared to the preferred site, this site complies less well with the Spatial Principles and Spatial Strategy e.g. it would result in development within the gap between Broomfield village and CUA contrary to existing settlement patterns. It could also not deliver a new secondary vehicular access into the Hospital.</p>
18SLAA16	Land South of Hoffmans Way, Chelmsford	The site comprises an existing and proposed Employment Area. It complies less well with the Spatial Principles by reducing resident's access to employment through the loss of an employment area.
18SLAA20	Land North of Peartree Lane, Bicknacre	The development would result in backland development to the north of the village. When compared to the preferred sites, this site complies less well with the Spatial Principles and Spatial Strategy in particular by not respecting the pattern of the existing settlement of Bicknacre.
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	This site lies within a proposed Green Wedge and as such it is not considered a reasonable alternative to the proposed site in Broomfield. The site is not supported by the Plan evidence base i.e. The Green Wedge and Green Corridor Review 2017.

Site ID	Site Name	Rationale for Rejection
		The Council's SLAA identifies that this site has a capacity of 12 dwellings so by itself would not be a reasonable alternative to the preferred site in Broomfield (Location 6). It would deliver far less new and improved local infrastructure. It could also not deliver a new secondary vehicular access into the Hospital.
18SLAA2 and 17SLAA14	Great Leighs Cluster	<p>The preferred site (Location 5) will create sustainable growth to the west, north and north-east of Great Leighs village.</p> <p>When compared to the preferred sites, these sites comply less well with the Spatial Principles and Spatial Strategy e.g. this site is less well connected to the strategic road network and would result in more isolated development in the Rural Area which would not respect the pattern of the existing settlement of Great Leighs.</p>
18SLAA09 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	<p>The preferred site (Location 2) proposes a high quality development of 800 new homes and new primary school adjoining CUA with sustainable travel at its heart. The preferred site is adjacent to the A1060 which is the main link into Chelmsford City Centre from the west. It is considered within walking and cycling distance of the City Centre.</p> <p>The Council's SLAA identifies that CFS182 has a potential capacity of 780 dwellings, CFS82 a potential capacity of 48 dwellings and CFS80 for a potential 16 dwellings. These sites could be considered a reasonable alternative if part of a cluster site. However, when compared to the preferred site, all of these sites comply less well with the Spatial Principles and Spatial Strategy e.g. they have poorer access and connectivity into CUA when considered individually or in combination. The Council has also not been advised that the site promoters are working together to promote a joint development.</p>

Table 3.6 Reasons for the Rejection of Employment Led Alternatives

Site ID	Site Name	Rationale for Rejection
CFS125	Marriages Mill	<p>The preferred sites (for example, locations 3b and 4), propose new employment development within and adjacent to existing and proposed built-up areas in line with the Spatial Strategy and Settlement Hierarchy. New employment development will come forward alongside new housing development to maximise opportunities for new communities to be well connected to new local job areas.</p> <p>When compared to the preferred sites for employment (Locations 1, 3b and 4), this site complies less well with the Spatial Principles and Spatial Strategy in particular by not respecting the pattern of the existing settlement of Chelmsford's settlements. This site would also result in isolated development in the countryside.</p>

3.4 Appraisal of Cumulative Effects

Cumulative Effects Arising from the Pre-Submission Local Plan

- 1.1.5 Table 5.4 of the January 2018 SA Report presents the appraisal of the cumulative effects of the Pre-Submission Local Plan by summarising the cumulative effects of each policy chapter (Chapters 5 to 9) on the SA objectives and by providing an overall judgement on the cumulative effect of the plan policies (including proposed site allocations) as a whole. The Additional Changes considered significant (as identified in **Section 3.2**) do not affect the findings of the January 2018 SA Report in this regard.

Cumulative Effects Arising from other Plans and Programmes

- 3.4.1 The policies and proposals contained in the Pre-Submission Local Plan sit within the context of a number of other plans and programmes including the local plans of surrounding local authorities. No significant negative effects were identified, and this conclusion remains valid in light of the Additional Changes.

3.5 Mitigation and Enhancement

- 3.5.1 The appraisal of the Pre-Submission Local Plan identified measures to help address potential negative effects and enhance positive effects associated with the implementation of the Local Plan. These measures are highlighted within the detailed appraisal matrices contained at Appendices F, H and I of the January 2018 SA Report and will be considered by the Council in preparing the final Local Plan. No additional mitigation measures have been identified as a result of the appraisal of Additional Changes.

4. Conclusions, Monitoring and Next Steps

4.1 Conclusions

- 4.1.1 This addendum to the January 2018 SA Report has presented the findings of the appraisal of the proposed Additional Changes to the Pre-Submission Local Plan. The appraisal has confirmed that the conclusions of the SA Report (Section 6.1) remain valid that:

"the majority of the SA objectives will experience positive effects as a result of the implementation of the policies and proposals contained in the Pre-Submission Local Plan. Whilst negative effects have also been identified against many of the SA objectives, particularly associated with proposed site allocations, the Pre-Submission Local Plan includes policies which seek to manage these effects such that significant adverse effects will be largely avoided."

Reasonable alternatives, in terms of development requirements, the Spatial Strategy and site allocations, have been considered as part of the SA of the Pre-Submission Local Plan and earlier plan development stages. The appraisal of these alternatives has demonstrated that, overall, the proposals of the Pre-Submission Local Plan perform similar to, or better than, the alternatives considered when assessed against the SA objectives."

- 4.1.2 No additional significant adverse effects have been identified through the appraisal of the Additional Changes. In a number of instances, however, the Additional Changes have been found to enhance a positive effect that was already identified as a significant positive effect and as such, were not subject to further appraisal.
- 4.1.3 For four of the Strategic Growth Sites, additional mitigation has been proposed through the Additional Changes to protect and enhance Sites of Special Scientific Interest that may have been otherwise adversely affected by development.

4.2 Next Steps

- 4.2.1 The Pre-Submission Local Plan alongside the Council's proposed Additional Changes will be submitted to the Secretary of State (together with the January 2018 SA Report and this addendum) in Summer 2018 and subject to independent examination commencing in Autumn 2018.

4.3 Monitoring and Implementation

- 4.3.1 Appendix K to the January 2018 SA Report identifies a number of potential indicators that could be used for monitoring the sustainability impacts of the emerging Local Plan. In addition, the Council produces an Authority Monitoring Report (AMR) each year. This report contains both authority-wide and local level data which could be used to monitor the effects of the Local Plan against a number of the SA objectives. Where appropriate, these indicators (including those identified in Chapter 11 of the Pre-Submission Local Plan) have informed the proposed monitoring framework in Appendix K to the January 2018 SA Report.
- 4.3.2 Additional indicators have been identified following consultation on the Pre-Submission Local Plan. These additional indicators have been reviewed against the potential monitoring indicators identified in Appendix K of the January 2018 Report and an updated list of potential monitoring indicators is presented in **Appendix G** of this report.
- 4.3.3 The monitoring framework will be confirmed in the Post Adoption Statement.

Appendix A

Schedule of Consultation Responses

Ref	Consultee	Consultee Response Summary	Response/Action
PS SA25	<p>Terence O'Rourke Ltd and Jam Consulting Ltd on behalf of Hammonds Estate LLP</p> <p><i>(It should be noted that the consultee's response is contained in the document entitled 'Response to Pre-Submission Document' together with nine supporting appendices. Appendix 1 specifically comprises a review of the Chelmsford Local Plan Sustainability Appraisal (SA). This provides additional detail to the points set out in the main report. To avoid undue repetition, key points from both the Response to Pre-Submission Document and Appendix 1 are drawn together here and presented in accordance with the stages of the SA process. The exception to this concerns the treatment of alternatives in the SA which is an issue raised frequently at all assessment stages in both documents. As a result, this issue is considered</i></p>	<p>Equal Treatment of Reasonable Alternatives</p> <p>The respondent states on a number of occasions that the Hammonds Farm site has not been assessed with mitigation applied. The respondent considers that:</p> <ul style="list-style-type: none"> As Hammonds Farm has not been assessed with mitigation, it has not been assessed equally compared to the preferred options; and The SA does not meet regulatory requirements as it has not considered such mitigation. <p>In this context, the respondent states: <i>"The SA has not appraised all reasonable alternatives in the same level of detail as the preferred approach; only the preferred options have included mitigation measures and cumulative effects. The alternative spatial strategies received very similar scores before mitigation was applied and the reasons for the selection of the Preferred Strategy are not supported by the evidence. A proper comparison of the results cannot be made and the SA is therefore not compliant with the regulations or guidance."</i> The respondent also states: <i>"Whilst the initial assessment of sites and alternatives without mitigation is understood and is compliant with the regulations and guidance, the SA should then have considered the implications of mitigation measures upon the options. Given the very slight difference in the results between the two spatial options, an assessment of the alternatives with 'mitigation on' should have been carried out. The results are a misrepresentation of the facts and fail to demonstrate a transparent approach"</i>.</p>	<p>Disagree. The SA has appraised all reasonable alternatives in the same manner, and to the same depth, at both the strategic and site level. In this context, the proposed Hammonds Farm site referred to in this response has been appraised as both an alternative Spatial Strategy option and as an individual site allocation option.</p> <p>The alternative Spatial Strategy options identified for appraisal during the SA process are described in Section 5.3 of the Pre-Submission Local Plan SA Report (January 2018) (the 2018 SA Report) with the reasons for their rejection set out in Appendix F; the options appraised include 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements' which included the proposed Hammonds Farm site. The findings of the appraisal of this option are contained in Appendix F to the Preferred Options Consultation Document SA Report (March 2017) (the 2017 SA Report).</p> <p>The respondent states that the <i>"alternative spatial strategies received very similar scores before mitigation was applied and the reasons for the selection of the Preferred Strategy are not supported by the evidence. A proper comparison of the results cannot be made and the SA is therefore not compliant with the regulations or guidance."</i> This is incorrect. The approach to assessing the Spatial Strategy options (including the preferred option and reasonable alternatives) identified by the Council has been consistent and has followed the methodology detailed in Section 4.3 of the 2018 SA Report. To confirm, the appraisal of these options, including the preferred Spatial Strategy option, has not taken into account the mitigation provided by the draft Local Plan policies in order to ensure that all options are treated equally. Paras 5.3.59 of the 2017 SA Report state <i>"...there is considered to be greater uncertainty with</i></p>

Ref	Consultee	Consultee Response Summary	Response/Action
	<i>at the outset to provide the context for subsequent responses).</i>	Consequently, the respondent contends that the SA process does not meet the requirements of <i>The Environmental Assessment of Plans and Programmes Regulations 2004</i> (the SEA Regulations), National Planning Practice Guidance (NPPG) or the National Planning Policy Framework (NPPF).	<p><i>regard to the deliverability of this alternative ... and, relative to the preferred Spatial Strategy, the potential for significant landscape effects is considered to be greater. Further, as this option would involve the creation of a new settlement that is detached from the existing urban area, accessibility to key services, facilities and employment opportunities would be reduced."</i> Para 5.3.60 concludes "Overall, when compared to the preferred Spatial Strategy, the findings of the SA indicate that this alternative spatial strategy performs less well in terms of its sustainability."</p> <p>Hammonds Farm has also been appraised as a site allocation (CFS 83 'Land West of the A12 and East of Sandford Mill Road'). The full appraisal of this site and the other reasonable alternatives identified by the Council can be found in Appendix G of the 2018 SA Report together with the reasons for the selection of the proposed site allocations and for the rejection of alternatives.</p> <p>All of the proposed site allocations and reasonable alternatives including Hammonds Farm have been appraised against the SA objectives that comprise the SA Framework using tailored appraisal criteria and associated thresholds of significance, as per the approach set out in Section 4.3 of the 2018 SA Report. In all instances, the methodology has been applied consistently to all sites and has not taken into account the mitigation that could be provided by the draft Local Plan policies. In this regard, para 4.3.11 of the 2018 SA Report states "<i>It should be noted that the site appraisal does not take into account the provisions of the associated site allocation policies contained in Chapter 7 of the Pre-Submission Local Plan nor the mitigation provided by the other proposed Local Plan policies contained in the document. This is to ensure that all sites are considered equally.</i>"</p> <p>Chapter 7 of the Pre-Submission Local Plan includes policies that are area/site specific and which have been appraised separately (see Appendix I of the 2018 SA Report). Those policies that relate to specific site allocations have been assessed by taking forward the findings of the site appraisal (Appendix G) and applying the associated development requirements (as set out in the related policies). This has enabled consideration of the extent to which the <i>policies</i> of Chapter 7 may help to mitigate adverse effects and enhance positive effects associated with</p>

Ref	Consultee	Consultee Response Summary	Response/Action
			<p>the delivery of the proposed site allocations and, subsequently, the identification of where there would be residual significant effects.</p> <p>It is important to recognise that the appraisal presented in Appendix I is of the proposed Chapter 7 policies as opposed to a further (re)appraisal of site allocations. The appraisal of these policies has not informed the Council's selection of the proposed site allocations nor have the policies been taken into account in the site appraisal (Appendix G). In this context, as Hammonds Farm has not been taken forward by the Council as a site allocation and does not therefore have an associated policy, it is not included within the matrices in Appendix I.</p> <p>The respondent states that the requirements of Schedule 2 (7) of the SEA Regulations and paragraph 018 of the NPPG on SEA/SA have not been met as mitigation measures have not been taken into account in the site appraisal. For the avoidance of doubt, the mitigation measures that the respondent is referring to are the development proposals for Hammonds Farm, which the respondent would like included within the assessment as they contend that this would lead to a more favourable appraisal of Hammonds Farm. It would be inappropriate to accept mitigation proposed by a developer as site submissions received by the Council during the preparation of the Local Plan are accompanied by proposals of differing level of detail and commitment. In addition, there are no certainties that proposals made in regard to mitigation at the site allocation stage will become fact, prior to consideration through the planning application process. To ensure all sites are considered in the same manner, mitigation proposals are therefore excluded from the site appraisal and SHLAA process. However, where factual (baseline) information has been provided by developers, this has informed the SA.</p> <p>In accordance with the SEA Regulations, measures have been identified to mitigate adverse effects and enhance positive effects associated with the emerging Local Plan throughout the SA process, as summarised in Section 5.7 of the SA Report. With specific regard to Hammonds Farm, the appraisal of the spatial option 'Urban Focus with Growth at Hammonds Farm and Key Service Settlement' contained in Appendix F to the 2017 SA Report identifies mitigation measures to be considered should the option be taken forward as a preferred option. In</p>

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			<p>consequence, the assertion that the SA Report does not accord with the SEA Regulations and NPPG is incorrect.</p> <p>No change.</p>
		<p>Scoping Considers that the SA Scoping Report (2015) provides a comprehensive framework for the SA and is compliant with the regulations with regard to: the identifications of plans, policies and programmes; baseline information and identification of sustainability issues; SA Framework and proposed methodology and use of significance criteria as specified in the regulations, including the secondary, cumulative and synergistic effects.</p>	<p>Comment noted.</p> <p>No change.</p>
		<p>States that the SA Framework fails to consider the proportion of sites that may be affected by a constraint. For example, flood risk receives a double negative effect if any of the site is in an area of risk. The matrix therefore runs the risk of misrepresenting the results.</p>	<p>Disagree. The Site Appraisal Criteria do not distinguish between the area of a site that may be affected by a given constraint because the methodology has been designed to enable the identification of potentially significant effects on a worst-case basis in order to ensure that the assessment is sufficiently rigorous.</p> <p>The SA Framework including the Site Appraisal Criteria were subject to full consultation at the scoping stage and revised as a result of the responses received. In consequence, it is not considered appropriate to amend the SA Framework or criteria at this stage.</p> <p>No change.</p>
		<p>Issues and Options Sustainability Appraisal The respondent states: "At Issues and Options Stage CCC considered three spatial options. As part of this process, CCC states that it had considered but discounted a 'Large New Settlement' because a large settlement was not considered suitable, justified or reasonable. Two options for a new settlement were considered, one of which was Hammonds Farm with the other at Bull's Lodge Quarry Farm. However, the alternative of a Large New Settlement was not assessed against the SA Framework and its performance against other alternatives was not compared. Furthermore, this option was not consulted upon. The justification for the decision not to pursue this is not evident. The SA should inform the council's decision, not the other way round."</p>	<p>Disagree. As noted in the response, a range of alternatives for the Spatial Strategy were considered in the Issues and Options Consultation Document SA Report (October 2015) (the 2015 SA Report). Consideration was explicitly given to the alternative of a large new settlement (with the two candidate locations of Hammonds Farm and Bull's Lodge Quarry Farm) considered. However, at that stage, for the reasons set out in paragraphs 1.4.21 – 1.4.27 of the 2015 SA Report, the alternative was not considered reasonable, suitable or justified.</p> <p>Following further consideration by the Council including a review of the Issues and Options Consultation responses and the Local Plan evidence base, a further reasonable spatial strategy alternative was identified –</p>

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		<p>This issue is further discussed in the SA Appendix, which states:</p> <p><i>"The Council's decision should be informed by the SA, not the other way around, as set out in the NPPG (017 SEA/SA). The SA has therefore failed to comply with the regulations and guidance."</i></p>	<p>Urban Focus with Growth at Hammonds Farm and Key Service Settlements. This was identified by the Council after the consideration of the Issues and Options responses and subsequently tested in the Preferred Options SA Report. The reasons the alternative spatial strategy was selected are set out below.</p> <ul style="list-style-type: none"> • The option to include Hammonds Farm was not considered as a 'non-starter' as it is being actively promoted for development and could provide for the quantum of new development required in the new Local Plan, • The option to include Hammonds Farm broadly satisfies the distribution of development in the proposed Spatial Strategy, for example by locating development in East Chelmsford (despite its being severed from Chelmsford Urban Area) • The option to include Hammonds Farm could potentially deliver benefits including significant supporting infrastructure alongside new housing and employment growth in line with the Strategic Priorities • The site is within a single land ownership and being actively promoted for development (based on the submitted site promoter proposals and information provided to Officers) • Although major road infrastructure upgrades would likely be required to implement the development, there is some uncertainty regarding what road infrastructure/upgrades would be required and how achievable these would be including widening of the A12. • The representations to the Issues and Options consultation in which there was some support for a proposed new settlement at this location from some stakeholders and members of the public (however, it is important to note that there was also support for the rejection of this proposal in the consultation responses). <p>To inform the development of the Preferred Options Consultation Document, an alternative spatial strategy including a new settlement at Hammonds Farm, 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements', was therefore appraised and the findings presented in the 2017 SA Report that accompanied the Preferred Option Consultation Document (see Appendix F and Section 5). Hammonds Farm was also assessed at this stage as a possible site allocation (CFS 83 'Land West of the A12 and East of Sandford Mill Road') (see Appendix G).</p>

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			<p>The iterative nature of local plan preparation is such that new reasonable alternatives may be identified throughout the plan development process. Provided these reasonable alternatives are subject to SA, this should not result in a local planning authority having to return to earlier stages of the plan making process. In this content, whilst a Spatial Strategy option including Hammonds Farm was not assessed at the Issues and Options stage, it was subsequently reconsidered by the Council and subject to SA at the Preferred Options stage (which itself is not a statutory stage in the local plan process). In this way, the SA helped to inform the Council's decision to take forward the preferred Spatial Strategy.</p> <p>In this context, the findings of the SA, alongside the evidence base, other assessments and consultation, have informed the Council's selection and refinement of preferred options for the Local Plan, as detailed in Section 5.3 of the 2017 SA Report. The SA has played an integral role in shaping and influencing the Local Plan throughout its preparation. The SA has assisted with the identification of sustainable options, taking into account the likely social, environmental and economic effects of implementing different Spatial Strategies, site allocations and policies, and reasonable alternatives. The SA process has also helped to illustrate how policies and objectives could be made more sustainable and has identified issues relating to specific locations or policies early and throughout the planning process for these to be considered and addressed.</p> <p>In consequence, the SA has fully considered reasonable alternatives, the appraisal of which has informed the preferred approach set out in the Pre-Submission Local Plan.</p> <p>No change.</p>
		<p>Preferred Options Sustainability Appraisal</p> <p>Notes that the three options tested at Issues and Options stage became a hybrid option - the Council's preferred option at this stage. The new hybrid option included a large proportion of the Bulls Lodge Quarry Farm site, which was previously discounted. States that the inclusion of this area of land raises fundamental issues with regard to deliverability,</p>	<p>Disagree. As noted above, a range of alternatives for the Spatial Strategy were considered in the Issues and Options Consultation Document SA Report (October 2015) (the 2015 SA Report). Consideration was explicitly given to the alternative of a large new settlement (with the two candidate locations of Hammonds Farm and Bull's Lodge Quarry Farm) considered. However, at that stage, for the reasons set out in paragraphs</p>

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		which have not been addressed in the SA. It is not known why Bulls Lodge Quarry has been retained in the option.	<p>1.4.21 – 1.4.27 of the 2015 SA Report, the alternative was not considered reasonable, suitable or justified.</p> <p>Following further consideration by the Council including a review of the Issues and Options Consultation responses and the Local Plan evidence base, land around Bulls Lodge Quarry was proposed for inclusion within Strategic Growth Site 4 – NE Chelmsford. This was identified by the Council and subsequently tested in the Pre-Submission SA Report. The reasons for its selection are set out below.</p> <ul style="list-style-type: none"> • The option to include land around Bulls Lodge Quarry was not considered as a 'non-starter' as it is being actively promoted for development as part of development in North East Chelmsford that could help to deliver a sustainable new garden community in this location. • The option accords with the distribution of development in the proposed Spatial Strategy, for example by directing development in North Chelmsford and to sustainable urban extensions around Chelmsford in line with the Settlement Hierarchy. • The option to include land around Bulls Lodge Quarry could benefit from significant supporting infrastructure being delivered as part of the existing Channels and Beaulieu Park developments, as well as deliver new and improved infrastructure such as the Chelmsford North East Bypass alongside new housing and employment growth in line with the Strategic Priorities. • Representations in which there was some support for more growth in North East Chelmsford to maximise benefits arising from the proposed Chelmsford North East bypass and new railway station. <p>Reflecting the iterative nature of the plan preparation process, land at Bulls Lodge Quarry Farm was therefore reconsidered and appraised as part of the proposed North East Chelmsford site allocation.</p> <p>No Change.</p>
		The Response to Pre-Submission Document states "As a result of the consultation on the Issues and Options local plan, which elicited considerable support for a large new settlement option at Hammonds Farm, CCC introduced a new spatial option - Urban Focus with Growth at Hammonds Farm and Key Service Settlements, the 'Alternative Spatial	Disagree. As set out above, to inform the development of the Preferred Options Consultation Document, an alternative spatial strategy including a new settlement at Hammonds Farm, 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements', was appraised and the findings presented in the 2017 SA Report that accompanied the

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		<p><i>Strategy'. However, the Preferred Option had been selected by the council prior to consultation. Given the fact that the two options perform very similarly, it was premature to select the Preferred Option prior to consultation. The Preferred Options SA report states that the appraisal of Hammonds Farm has demonstrated that the type and range of effects across the SA objectives are likely to be similar to those identified in respect of the preferred Spatial Strategy' (paragraph 5.3.59)."</i></p> <p>In addition, the SA Appendix disagrees with the 2017 SA Report where it states: "5.3.102 The Council has had regard to the main issues raised in the responses to the Issues and Options Consultation Document. These are summarised in a feedback report published in June 2016. Although this revealed significant support for a potential new settlement of up to 5,000 new homes at Hammonds Farm, there was also support for discounting a large new settlement.</p> <p>5.3.103 Overall, although this site is available, it is considered to perform less well compared with Location 4 when assessed against the SA objectives (see Appendix G), the preferred Spatial Strategy and the Local Plan evidence base."</p> <p>The respondent considers that the results of the SA and the evidence base available do not support the decision taken.</p>	<p>Preferred Options Consultation Document (see Appendix F and Section 5). Section 5.3.59 of the 2017 SA Report states "...there is considered to be greater uncertainty with regard to the deliverability of this alternative (related to the transportation infrastructure requirements necessary to bring forward a new settlement at Hammonds Farm and to ensure connectivity with the Chelmsford Urban Area) and, relative to the preferred Spatial Strategy, the potential for significant landscape effects is considered to be greater. Further, as this option would involve the creation of a new settlement that is detached from the existing urban area, accessibility to key services, facilities and employment opportunities would be reduced." It concludes in paragraph 5.3.60 that "Overall, when compared to the preferred Spatial Strategy, the findings of the SA indicate that this alternative spatial strategy performs less well in terms of its sustainability."</p> <p>Hammonds Farm was also assessed at this stage as a possible site allocation (CFS 83 'Land West of the A12 and East of Sandford Mill Road') (see Appendix G).</p> <p>The iterative nature of local plan preparation is such that new reasonable alternatives may be identified throughout the plan development process. This should not result in a local planning authority having to return to earlier stages of the plan making process. In this content, it is not considered that the selection of the preferred Spatial Strategy option in the Preferred Options Consultation Document was premature; this decision was based on the findings of the SA, other assessments, consultation and the evidence base (as detailed in Section 5.3 of the 2017 SA Report).</p> <p>In any case, Hammonds Farm was identified in the Preferred Options Consultation Document as an 'alternative considered' such that consultees had an opportunity to comment on this option.</p> <p>No change.</p>
		<p>The respondent states that, in the absence of appropriate supporting information, it appears that the SA has been prepared on the basis of pre-determined decisions made by the Council, rather than the SA informing the decision. States that the SA Report should clearly identify the significant positive and negative effects of each alternative and</p>	<p>Disagree. The significant effects of the Council's preferred options and all reasonable alternatives have been identified and appraised in accordance with the approach detailed in Section 4 of the 2017 and 2018 SA Reports; the findings of this appraisal are summarised in Section 5 of the respective reports. This appraisal has been informed by the baseline</p>

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		<p>provide conclusions on the sustainability of each alternative (NPPG SEA/SA 018).</p> <p>The respondent considers that the SA has not demonstrated that the Council's chosen approach is the most appropriate strategy given the reasonable alternatives considered because it has not assessed the alternative spatial strategy to the same level of detail. States that the assessment has taken a 'mitigation off' approach to the selection of options. Given the similarity in the spatial strategy assessment results, the respondent considers that it is not clear why the preferred approach was selected.</p> <p>States that the SA has only considered mitigation measures in respect of the preferred options and that it cannot, therefore, accurately show how the different options perform. Considers that mitigation measures should have been considered in the assessment of alternatives.</p> <p>The SA Appendix goes on to add that the Council decided that the sustainability benefits of the preferred option were significantly better to justify its selection, prior to consultation and without consideration of mitigation measures for the alternative option, contrary to the regulations and guidance. (Reg 12 (3) Sch 2 (7); NPPF Para 152; NPPG SEA/SA 013; 17).</p>	<p>information presented in Section 3 and the Council's evidence base as well factual (baseline) information provided by developers.</p> <p>The reasons for the selection of the preferred Spatial Strategy option are clearly set out in paras 5.3.56 to 5.3.73 of the 2017 SA Report (and at paras 5.3.40 to 5.3.57 of the 2018 SA Report). The reasons for the rejection of the alternative Spatial Strategy options considered in preparing the Local Plan including 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements' are set out in paras 5.3.74 to 5.3.103 of the 2017 SA Report and in Appendix F to the 2018 SA Report.</p> <p>Para 17 of the NPPG on SEA/SA identifies the need to consider ways of mitigating adverse effects. Schedule 2 of the SEA Regulations, also referred to, requires an Environmental Report (in this case an SA Report) to identify the measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan or programme. In accordance with the SEA Regulations, measures have been identified to mitigate adverse effects and enhance positive effects associated with the emerging Local Plan throughout the SA process, as summarised in Section 5.7 of the SA Report. With specific regard to Hammonds Farm, the appraisal of the spatial option 'Urban Focus with Growth at Hammonds Farm and Key Service Settlement' contained in Appendix F to the 2017 SA Report identifies mitigation measures to be considered should the option be taken forward as a preferred option.</p> <p>As noted above, all options have been assessed equally within the SA.</p> <p>No change.</p>
		<p>States that the assessment of the alternative spatial strategies has failed to take into account the cumulative effects of the different options, which could have a significant bearing on the decision-making process and is contrary to the SEA Regulations.</p>	<p>Disagree. The cumulative effects of the Local Plan are assessed in Section 5.6 of the 2017 and 2018 SA Reports and in accordance with Schedule 2 of the SEA Regulations.</p> <p>Schedule 2 of the SEA Regulations requires the consideration of cumulative, secondary and synergistic effects as part of consideration of likely significant effects; however, it is not explicit that this requirement applies to reasonable alternatives and in consequence, it is considered</p>

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			<p>that such an appraisal is not necessary. Indeed, the hypothetical cumulative effects of various alternative options in combination would be too numerous to be reasonably assessed. Notwithstanding this, in assessing the effects of each alternative Spatial Strategy option, the SA has sought to include the consideration of cumulative effects as far as is possible.</p> <p>No change.</p>
		<p>States that the assessment of Hammonds Farm has not taken into account information submitted to the Council and therefore misrepresents the likely effects of the alternative spatial strategy, particularly in respect of landscape, flood risk and transport. Considers that the results of the SA are therefore inaccurate.</p> <p>States that when mitigation measures are applied the SA shows that Hammonds Farm performs better than the preferred option.</p>	<p>Comment noted. For the avoidance of doubt, the mitigation measures that the respondent is referring to are the development proposals for Hammonds Farm, which the respondent would like included within the assessment as they contend that this would lead to a more favourable appraisal of Hammonds Farm. It would be inappropriate to accept mitigation proposed by a developer as site submissions received by the Council during the preparation of the Local Plan are accompanied by proposals of differing level of detail and commitment. In addition, there are no certainties that proposals made in regard to mitigation at the site allocation stage will become fact, prior to consideration through the planning application process. To ensure all sites are considered in the same manner, mitigation proposals are therefore excluded from the site appraisal and SHLAA process. However, where factual (baseline) information has been provided by developers, this has informed the SA.</p> <p>No change.</p>
		<p>The SA Appendix identifies the representations made by Terence O'Rourke at the Preferred Options stage, stating:</p> <p><i>"4.17 Instead, the approach taken in the SA has been to select the preferred approach for the spatial strategy and site allocations and then apply mitigation to the preferred strategy through the application of the Local Plan policies and site requirements. By failing to consider the potential mitigation of each of the alternatives in the assessment (e.g. flood risk), the results cannot be relied upon and risk being a misrepresentation of the facts. It is not known how the other options will perform with the addition of mitigation measures. The SA report has failed to show that the potential adverse impacts identified for Hammonds Farm cannot be mitigated."</i></p>	<p>Disagree. The response to Terence O'Rourke's comments made at the Preferred Options stage can be found in Appendix B of the 2018 SA Report.</p> <p>As set out above, the appraisal of the Spatial Strategy option 'Urban Focus with Growth at Hammonds Farm and Key Service Settlement' contained in Appendix F to the 2017 SA Report identifies mitigation measures to be considered should the option be taken forward as a preferred option.</p> <p>For the avoidance of doubt, all of the proposed site allocations and reasonable alternatives including Hammonds Farm have been appraised against the SA objectives that comprise the SA Framework using tailored</p>

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			<p>appraisal criteria and associated thresholds of significance, as per the approach set out in Section 4.3 of the 2018 SA Report. In all instances, the methodology has been applied consistently to all sites and has not taken into account the mitigation that could be provided by the draft Local Plan policies. In this regard, para 4.3.11 of the 2018 SA Report states <i>"It should be noted that the site appraisal does not take into account the provisions of the associated site allocation policies contained in Chapter 7 of the Pre-Submission Local Plan nor the mitigation provided by the other proposed Local Plan policies contained in the document. This is to ensure that all sites are considered equally."</i></p> <p>Chapter 7 of the Pre-Submission Local Plan includes policies that are area/site specific and which have been appraised separately (see Appendix I of the 2018 SA Report). Those policies that relate to specific site allocations have been assessed by taking forward the findings of the site appraisal (Appendix G) and applying the associated development requirements (as set out in the related policies). This has enabled consideration of the extent to which the policies of Chapter 7 may help to mitigate adverse effects and enhance positive effects associated with the delivery of the proposed site allocations and, subsequently, the identification of where there would be residual significant effects.</p> <p>It is important to recognise that the appraisal presented in Appendix I is of the proposed policies as opposed to a further (re)appraisal of site allocations. The appraisal of these policies has not informed the Council's selection of the proposed site allocations nor have the policies been taken into account in the site appraisal (Appendix G); instead the appraisal is intended to help refine the provisions of the policies. In this context, as Hammonds Farm has not been taken forward by the Council as a proposed site allocation and does not therefore have an associated policy, it is not included within the matrices in Appendix I.</p> <p>No change.</p>
		Considers that the results of the responses to the consultation process are not explained within the SA Report nor how they have been taken into account in the revisions to the Local Plan and SA.	Disagree. Appendix B to the 2018 SA Report contains a schedule of the consultation responses received to the SA Reports, indicating how (where appropriate) they have been taken into account in the SA process.

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		<p>Highlights that the SA states: <i>"The Council has had regard to the main issues raised in the responses to the Issues and Options Consultation Document. These are summarised in a feedback report published in June 2016. Although this revealed significant support for a potential new settlement of up to 5,000 new homes at Hammonds Farm, there was also support for discounting a large new settlement. Overall, although this site is available, it is considered to perform less well compared with Location 4 when assessed against the SA objectives (see Appendix G), the preferred Spatial Strategy and the Local Plan evidence base"</i> and considers that the statement is not correct as the results of the SA and the evidence base available do not support the decision taken.</p>	<p>As noted above, the findings of the SA, alongside the evidence base, other assessments and consultation, have informed the Council's selection and refinement of preferred options for the Local Plan, as detailed in Section 5.3 of the 2017 and 2018 SA Reports.</p> <p>No change.</p>
		<p>Pre-Submission Sustainability Appraisal</p> <p>The respondent identifies a list of what are considered to be the failings of the 2018 SA Report, as follows:</p> <ol style="list-style-type: none"> 1. Failure to show how the findings of consultation undertaken have been considered or influenced the plan's development or the SA. The appendix states: <i>"The SA report fails to include a summary of the consultation responses, particularly from the statutory consultees (Historic England, Natural England, The Environment Agency, Highways England and the neighbouring authorities). The Preferred Options Consultation Feedback report (January 2018) reveals that the majority of respondents (168 out of 238) are opposed to the Preferred Spatial Strategy, yet this is not mentioned within the SA. The SA report has not shown how the consultations have been taken into account in decision-making in accordance with the regulations and guidance (EU Directive 2001/42/EC Article 8)."</i> <p>The SA Appendix states that the SA has made comments against the representations submitted by Terence O'Rourke in Appendix B, but these raise additional issues. In response to the perceived different approach taken between the competing sites and the lack of consideration of the Council's evidence, the respondent notes that SA Report states: <i>"Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Preferred Options</i></p>	<p>Disagree. Appendix B to the 2018 SA Report contains a schedule of the consultation responses received to the SA Reports, indicating how (where appropriate) they have been taken into account in the SA process. Consultation responses have been received from, amongst others: the Environment Agency, Historic England, Natural England, Highways England, Essex County Council and Rochford District Council. The 2018 SA Report references how consultation responses have been taken into account in the development of the plan, and the selection of options (e.g. paragraphs 5.3.53 and paragraphs 5.3.56). In accordance with the SEA regulation 16, at adoption of the Local Plan, a Post Adoption Statement will be prepared that sets out how consultation responses have been taken into account.</p> <p>For clarity, the comment provided by Terence O'Rourke was summarised as: <i>"Considers it extremely disappointing that the scenarios which included Hammonds Farm that were tested through the Chelmsford Strategic Model appear to provide a limited level of the supporting highway infrastructure identified by Hammonds Estates (HEst). It is also considered that the draft Local Plan fails to recognise the substantial sustainability benefits that could be achieved by locating new growth in locations which are close to areas of economic activity and existing or planned transport infrastructure, such as; the City Centre and stations, the Sandon Park and Ride, the A414 corridor, the A12 corridor; and Beaulieu Park Railway Station. This would maximise the use of existing infrastructure and maximise the value of the investment that Chelmsford has already secured."</i></p>

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		<p><i>Consultation Document will be included in a separate document which will accompany the next stage of consultation."</i></p> <p>The respondent considers that the response implies that the evidence base has not been used to inform the SA, contrary to the regulations and guidance and that it appears that the SA is testing pre-determined decisions made by the Council rather than testing options and the underpinning evidence to inform the Local Plan and the decision-making process.</p>	<p>The comment is not on the SA and as such a cross reference was provided to where the respondent could find an appropriate response. Notwithstanding this, the SA has been informed by the baseline information presented in Section 3 and the Council's evidence base as well factual (baseline) information provided by developers.</p> <p>The Local Plan itself has been developed alongside a comprehensive process of SA and HRA. This has allowed sustainability issues to be identified and iteratively addressed through each stage of the plan-making process by the Council. At key stages of plan preparation, changes have been made to address the SA process (see Appendix J of Pre-Submission SA).</p> <p>The SA has informed the selection of plan options by appraising reasonable alternatives in respect of, in particular, different volumes of growth, spatial distributions and site allocations whilst at the same time helping to make the decision-making process more transparent. The SA process has not been used to test pre-determined decisions made by the Council.</p> <p>No change.</p>
		<p>2. Discrepancies in the accuracy of evidence raised at the Preferred Options stage have not been addressed in the Pre-submission SA.</p>	<p>Disagree. The SA has been informed by the most recent and up-to-date information. In this context, over 100 international/European, national, regional/sub-regional and local level plans and programmes have been reviewed and the baseline presented in Section 3 of the 2018 SA Report covering 11 topics was updated to ensure that the information continues to provide an up-to-date evidence base for the SA.</p> <p>It would be inappropriate to accept mitigation proposed by a developer as site submissions received by the Council during the preparation of the Local Plan are accompanied by proposals of differing level of detail and commitment. In addition, there are no certainties that proposals made in regard to mitigation at the site allocation stage will become fact, prior to consideration through the planning application process. To ensure all sites are considered in the same manner, mitigation proposals are therefore excluded from the site appraisal and SHLAA process. However, where factual (baseline) information has been provided by developers, this has informed the SA.</p>

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			No change.
3.		Failure to demonstrate that the SA has been used to test the evidence underpinning the Local Plan. The SA appendix states: <i>"The above statement from Amec demonstrates that an integrated approach to the development of the Local Plan has not been followed. The issues between the Local Plan and SA are intrinsically linked and should inform each other. The evidence should be tested through the SA to identify if the plan will achieve sustainable development. The SA results should then be used to inform the development of the plan."</i>	<p>Comment noted. The NPPG (SA/SEA para 001) states <i>"It [SA] can be used to test the evidence underpinning the plan and help to demonstrate how the tests of soundness have been met"</i>. As noted above, the SA has been informed by the most recent and up-to-date baseline information including the Local Plan evidence base. In this context, the baseline presented in Section 3 of the 2018 SA Report was updated to ensure that the information continues to provide an up-to-date evidence base for the SA. In this context, it is considered that the evidence base has been considered when undertaking the SA.</p> <p>We would concur that the SA should be undertaken iteratively alongside and informing the development of the Local Plan. For example, a number of measures were identified in the 2017 SA Report that accompanied the Preferred Options Consultation Document concerning recommended changes to the proposed Local Plan policies and the site-specific development requirements. Appendix J to the 2018 SA Report lists the recommendations together with the Council's response.</p> <p>No change.</p>
4.		Selection of the preferred option was made prior to consultation on the two alternative spatial strategies.	<p>Comment noted. This matter primarily relates to the Local Plan as opposed to the SA.</p> <p>A range of alternatives for the Spatial Strategy were considered in the Issues and Options Consultation Document SA Report (October 2015) (the 2015 SA Report). Consideration was explicitly given to the alternative of a large new settlement (with the two candidate locations of Hammonds Farm and Bull's Lodge Quarry Farm) considered. However, at that stage, for the reasons set out in paragraphs 1.4.21 – 1.4.27 of the 2015 SA Report, the alternative was not considered reasonable, suitable or justified.</p> <p>Taking into account representations received to the Issues and Options Consultation Document and the accompanying 2015 SA Report, the</p>

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			<p>Council determined that Hammonds Farm should be considered as a reasonable alternative. To inform the development of the Preferred Options Consultation Document, an alternative spatial strategy including a new settlement at Hammonds Farm, 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements', was therefore appraised and the findings presented in the 2017 SA Report that accompanied the Preferred Option Consultation Document (see Appendix F and Section 5). Hammonds Farm was also assessed at this stage as a possible site allocation (CFS 83 'Land West of the A12 and East of Sandford Mill Road') (see Appendix G).</p> <p>The iterative nature of local plan preparation is such that new reasonable alternatives may be identified throughout the plan development process. Provided these reasonable alternatives are subject to SA, this should not result in a local planning authority having to return to earlier stages of the plan making process.</p> <p>Whilst a Spatial Strategy option including Hammonds Farm was not assessed at the Issues and Options stage, it was subsequently subject to SA at the Preferred Options stage (which itself is not a statutory stage in the local plan process), as part of the iterative plan making process. In this way, the SA helped to inform the Council's decision to take forward the preferred Spatial Strategy.</p> <p>No change.</p>
		5. Failure to consider information provided by the site promoter.	<p>Disagree. Developer supplied information was reviewed in preparing the SA of the Pre-Submission Local Plan and the SA updated where necessary. The mitigation measures that the respondent is referring to are the development proposals for Hammonds Farm, which the respondent would like included within the assessment as they contend that this would lead to a more favourable appraisal of Hammonds Farm. It would be inappropriate to accept mitigation proposed by a developer as site submissions received by the Council during the preparation of the Local Plan are accompanied by proposals of differing level of detail and commitment. In addition, there are no certainties that proposals made in regard to mitigation at the site allocation stage will become fact, prior to consideration through the planning application process. To ensure all sites are considered in the same manner, mitigation proposals are</p>

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			<p>therefore excluded from the site appraisal and SHLAA process. However, where factual (baseline) information has been provided by developers, this has informed the SA.</p> <p>No change.</p>
	6.	Cumulative impacts of the alternative spatial strategy have not been considered.	<p>Disagree. The cumulative effects of the Local Plan are assessed in Section 5.6 of the 2017 and 2018 SA Reports and in accordance with Schedule 2 of the SEA Regulations.</p> <p>Schedule 2 of the SEA Regulations requires the consideration of cumulative, secondary and synergistic effects as part of consideration of likely significant effects; however, it is not explicit that this requirement applies to reasonable alternatives and in consequence, it is considered that such an appraisal is not necessary. Indeed, the hypothetical cumulative effects of various alternative options in combination would be too numerous to be reasonably assessed. Notwithstanding this, in assessing the effects of each alternative Spatial Strategy option, the SA has sought to include the consideration of cumulative effects as far as is possible.</p> <p>No change.</p>
	7.	Failure to assess the alternative spatial strategy in the same level of detail or to consider mitigation measures of the alternative option.	<p>Disagree. As set out above, the SA has appraised all reasonable alternatives in the same manner, and to the same depth, at both the strategic and site level. In this context, the proposed Hammonds Farm site referred to in this response has been appraised as both an alternative Spatial Strategy option and as an individual site allocation option.</p> <p>The alternative Spatial Strategy options identified for appraisal during the SA process are described in Section 5.3 of the Pre-Submission Local Plan SA Report (January 2018) (the 2018 SA Report) with the reasons for their rejection set out in Appendix F; the options appraised include 'Urban Focus with Growth at Hammonds Farm and Key Service Settlements' which included the proposed Hammonds Farm site. The findings of the appraisal of this option are contained in Appendix F to the Preferred Options Consultation Document SA Report (March 2017) (the 2017 SA Report).</p>

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			<p>The respondent states that the <i>"alternative spatial strategies received very similar scores before mitigation was applied and the reasons for the selection of the Preferred Strategy are not supported by the evidence. A proper comparison of the results cannot be made and the SA is therefore not compliant with the regulations or guidance."</i> This is incorrect. The approach to assessing the Spatial Strategy options (including the preferred option and reasonable alternatives) identified by the Council has been consistent and has followed the methodology detailed in Section 4.3 of the 2018 SA Report. To confirm, the appraisal of these options, including the preferred Spatial Strategy option, has not taken into account the mitigation provided by the draft Local Plan policies in order to ensure that all options are treated equally. Paras 5.3.59 of the 2017 SA Report state <i>"...there is considered to be greater uncertainty with regard to the deliverability of this alternative ... and, relative to the preferred Spatial Strategy, the potential for significant landscape effects is considered to be greater. Further, as this option would involve the creation of a new settlement that is detached from the existing urban area, accessibility to key services, facilities and employment opportunities would be reduced."</i> Para 5.3.60 concludes <i>"Overall, when compared to the preferred Spatial Strategy, the findings of the SA indicate that this alternative spatial strategy performs less well in terms of its sustainability."</i></p> <p>Hammonds Farm has also been appraised as a site allocation (CFS 83 'Land West of the A12 and East of Sandford Mill Road'). The full appraisal of this site and the other reasonable alternatives identified by the Council can be found in Appendix G of the 2018 SA Report together with the reasons for the selection of the proposed site allocations and for the rejection of alternatives.</p> <p>All of the proposed site allocations and reasonable alternatives including Hammonds Farm have been appraised against the SA objectives that comprise the SA Framework using tailored appraisal criteria and associated thresholds of significance, as per the approach set out in Section 4.3 of the 2018 SA Report. In all instances, the methodology has been applied consistently to all sites and has not taken into account the mitigation that could be provided by the draft Local Plan policies. In this regard, para 4.3.11 of the 2018 SA Report states <i>"It should be noted that the site appraisal does not take into account the provisions of the</i></p>

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			<p><i>associated site allocation policies contained in Chapter 7 of the Pre-Submission Local Plan nor the mitigation provided by the other proposed Local Plan policies contained in the document. This is to ensure that all sites are considered equally."</i></p> <p>Chapter 7 of the Pre-Submission Local Plan includes policies that are area/site specific and which have been appraised separately to the site allocations (see Appendix I of the 2018 SA Report). Those policies that relate to specific site allocations have been assessed by taking forward the findings of the site appraisal (Appendix G) and applying the associated development requirements (as set out in the related policies). This has enabled consideration of the extent to which the <i>policies</i> of Chapter 7 may help to mitigate adverse effects and enhance positive effects associated with the delivery of the proposed site allocations and, subsequently, the identification of where there would be residual significant effects.</p> <p>It is important to recognise that the appraisal presented in Appendix I is of the proposed Chapter 7 policies as opposed to a further (re)appraisal of site allocations. The appraisal of these policies has not informed the Council's selection of the proposed site allocations nor have the policies been taken into account in the site appraisal (Appendix G). In this context, as Hammonds Farm has not been taken forward by the Council as a site allocation and does not therefore have an associated policy, it is not included within the matrices in Appendix I.</p> <p>No change.</p>
		8. Failure to demonstrate that the SA has informed the development of the local plan.	<p>Disagree. As set out in Section 1.4 of the 2018 SA Report, SA has been undertaken during the key stages of the plan preparation process with the findings presented in a series of interim SA Reports. Initially, the SA considered options concerning the amount and broad location of growth identified in the Issues and Options Consultation Document. These options were assessed and the findings presented in the 2015 SA Report that was issued for consultation alongside that document. The Council's preferred options including proposed site allocations and further reasonable alternatives were then subject to SA with the findings presented in the 2017 SA Report that was published alongside the</p>

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			<p>Preferred Options Consultation Document. The 2018 SA Report considers the effects of the Pre-Submission Local Plan.</p> <p>In this context, the findings of the SA, alongside the evidence base, other assessments and consultation, have informed the Council's selection and refinement of preferred options for the Local Plan, as detailed in Section 5.3 of the 2018 SA Report.</p> <p>Additionally, through the SA process, measures have been identified concerning recommended changes to the proposed Local Plan policies. Appendix J to the 2018 SA Report lists these recommendations together with the Council's response. The appraisal of the Pre-Submission Local Plan has identified further measures to help address potential negative effects and enhance positive effects associated with the implementation of the Local Plan. These measures are highlighted within the detailed appraisal matrices contained at Appendices F, H and I and will be considered by the Council in preparing the final Local Plan.</p> <p>In accordance with the SEA Regulations, the Post Adoption Statement will include details relating to how the SA has informed the Local Plan.</p> <p>Overall, it is considered that the SA has fully informed the development of the Local Plan.</p> <p>No change.</p>
		<p>Paragraphs 5.6 to 5.19 of the SA Appendix make the same points again with regards to assessing the developer proposals (referred to as mitigation) and using the SA to test the evidence base, noting that at Preferred Options stage Terence O'Rourke raised a number of concerns with regards to the evidence base. In particular, the viability and deliverability of the North East Chelmsford Bypass, the accuracy of the Landscape Sensitivity and Capacity Assessment and the proposed mitigation measures to address flood risk.</p>	<p>With regards to incorporating the development proposals, please refer to the response on 'Equal Treatment of Reasonable Alternatives' above.</p> <p>As noted above, the NPPG (SA/SEA para 001) states "<i>It [SA] can be used to test the evidence underpinning the plan and help to demonstrate how the tests of soundness have been met</i>". As noted above, the SA has been informed by the most recent and up-to-date baseline information including the Local Plan evidence base. In this context, the baseline presented in Section 3 of the 2018 SA Report was updated to ensure that the information continues to provide an up-to-date evidence base for the SA. In this context, it is considered that the evidence base have been considered when undertaking the SA.</p>

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			No change.
PS SA1	Mr Stephen Parker	Objects to the proposals affecting Writtle on grounds of traffic congestion, loss of habitat for local wildlife, parking and the merging of Writtle into westlands and the City Centre. States that traffic is almost at a standstill at the moment and another 2,000 houses will bring the City to a stop.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA2	Mr Derek Cooley	Raises concern with regard to the dividing of the town (Writtle Parish); states that it is better to develop between the A414 and current village.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA3	Mrs F L Emmett	States that South Woodham Ferrers is positioned in the bottom of the Crouch Valle and that frequent tidal surges can cause serious flooding, protected only by man-made sea walls. Considers that any further large scale development, on land north of the B1012 would exacerbate an already serious local flood risk problem that exists today.	<p>Comment noted. Effects in respect of flood risk have been identified and assessed within the SA on a site-by-site basis based on the latest flood risk mapping provided by the Environment Agency (see Appendix G). In this regard, North of South Woodham Ferrers has been assessed as having a significant negative effect on flood risk. However, the SA Report highlights (at Appendix I) that the associated site allocation policy requires the use of flood mitigation measures which should help minimise flood risk.</p> <p>No change.</p>
PS SA4	Mr Michael Benning	States that the SA Report includes policies which are purely speculative and based upon the supposition that proposals would improve the infrastructure to cope with the increase.	<p>Comment noted. The draft Local Plan policies seek to ensure that appropriate infrastructure is provided in support of new development and which has been reflected in the SA.</p> <p>No change.</p>

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PS SA5	Mrs Linda Morgan	States that infrastructure is not capable of accommodating the kind of development proposed especially when taken into account Tabrums Farm. Raised concern for lack of a crossing from the town centre to health facilities, lack of public transport, flood risk and lack of school funding.	<p>Comment noted. The SA has noted the potential adverse effect on infrastructure associated with strategic-scale development in this area, primarily adverse highway impacts and as result of additional congestion.</p> <p>The SA has also identified a broad range of services and facilities in close proximity to Location 7: North of South Woodham Ferrers. Policy SGS 7, meanwhile, includes requirements for additional infrastructure, including a potential new primary school, health centre and improvements to transport infrastructure including public transport. This is expected to help mitigate any adverse effects associated with this site.</p> <p>No change.</p>
PS SA6	Mrs Linda Morgan	States that infrastructure does not exist for any development in South Woodham Ferrers of the size proposed. Highlights that there is overwhelming support for no further development in the town or surrounding area.	<p>Comment noted. The SA has identified a broad range of services and facilities in close proximity to Location 7: North of South Woodham Ferrers. Policy SGS 7 also includes a requirement for additional infrastructure, including a new primary school, health centre and improvements to transport infrastructure including public transport.</p> <p>The SA has noted the potential adverse effect on infrastructure associated with strategic-scale development in this area, primarily adverse highway impacts and as result of additional congestion.</p> <p>Reference should also be made to the Chelmsford Infrastructure Delivery Plan (January 2018) for further details.</p> <p>No change.</p>
PS SA7	Dr Reza Hossain	Highlights that the Council states that it wishes to reduce greenhouse gas emissions and congestion but this will be very difficult in the centre of Chelmsford. States that Perth imposed very high car parking charges in the centre of Perth. People who resided in the centre of Perth didn't have to pay the charge, but anyone coming to work or shop or visit had very high car parking charges. Would like to encourage to try to use a Perth model of transportation to really reduce congestion, and increase public transport and cycling/walking.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>

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PS SA8	Mr William Adshead-Grant (Great Waltham Parish Council)	Identifies that measures to provide sustainable non-car transportation are assumed in the Local Plan to reduce the road infrastructure needed for the planned developments in the growth areas. The adequacy of the road infrastructure as planned will depend on achieving these reductions.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA9	Mr Keith Francis	Feels that the Local Plan will fail to satisfy an overall Sustainability Appraisal test that is vital for the future of the plan area and the regional context in which it is situated.	<p>Comment noted. The SA Report, which has been prepared in accordance with the SEA regulations, concludes (Section 6.1) that: <i>"the majority of the SA objectives will experience positive effects as a result of the implementation of the policies and proposals contained in the Pre-Submission Local Plan. Whilst negative effects have also been identified against many of the SA objectives, particularly associated with proposed site allocations, the Pre-Submission Local Plan includes policies which seek to manage these effects such that significant adverse effects will be largely avoided. Reasonable alternatives, in terms of development requirements, the Spatial Strategy and site allocations, have been considered as part of the SA of the Pre-Submission Local Plan and earlier plan development stages. The appraisal of these alternatives has demonstrated that, overall, the proposals of the Pre-Submission Local Plan perform similar to, or better than, the alternatives considered when assessed against the SA objectives."</i></p> <p>No change.</p>
PS SA 10	Mrs Carol McMaster	Suggests that development in South Woodham Ferrers will have a negative effect on biodiversity. States that the proposed site allocation will not integrate sustainably and raises concern for parking provision, GP/healthcare provision, lack of public transport, regeneration and flooding.	<p>Comment noted. With regard to North of South Woodham Ferrers, the SA (at Appendix G) has identified the potential for a significant adverse effect on biodiversity based on the site's proximity to sites designated for nature conservation; however, the associated draft Local Plan policy (Policy SGS7) includes a specific requirement relating to the mitigation of potential impacts on biodiversity, including landscape buffers to the development edges and Local Wildlife sites. The policy also requires the provision of and/or financial contributions towards, recreation disturbance avoidance and mitigation measures for European designated sites including the Crouch Estuary. These measures are expected to minimise the risk of significant negative effect on biodiversity.</p>

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			<p>The SA has demonstrated that the site benefits from good accessibility to public transport and key services and facilities. Further, Policy SGS 7 identifies additional infrastructure to be provided on site including a new primary school, health centre and improvements to transport infrastructure including public transport.</p> <p>No change.</p>
PS SA 11	Mr Matthew Winslow, Basildon Borough Council	No comment.	Noted.
PS SA12	Mr Steve Rogers, Castle Point Council	No comment.	Noted.
PS SA13	Mrs Mary Dove	<p>With regard to Site 6: Broomfield, states that traffic will increase as a result of people travelling to Broomfield School and the station. Considers that Hammonds Farm is a better alternative as infrastructure (the A12) is already in place and that it is preferential to have a “big build” in one place rather than causing congestion in Chelmsford where there is no infrastructure and no space for improvement.</p>	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>The findings of the SA indicate that there is considered to be greater uncertainty with regard to the deliverability of the Hammonds Farm alternative (related to the transportation infrastructure requirements necessary to bring forward a new settlement at Hammonds Farm and to ensure connectivity with the Chelmsford Urban Area) but does highlight that a new settlement would present an opportunity to deliver a new sustainable neighbourhood which could help to offset adverse effects in this regard and deliver some sustainability benefits (such as reduce traffic in the Chelmsford Urban Area). Overall, when compared to the preferred Spatial Strategy, the findings of the SA indicate that this alternative spatial strategy performs less well in terms of its sustainability.</p> <p>The specific reasons for the selection of Broomfield and for the rejection of Hammonds Farm are set out in Appendix G of the SA Report. This includes capacity issues on the A12</p>

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			No change.
PS SA14	Mr Peter Wyatt	With regard to North of South Woodham Ferrers, states that the Local Plan is not sustainable. Considers that there is no guarantee of any significant infrastructure to support the number of houses that are proposed. Highlights that the new development will be separated from the town of South Woodham Ferrers and that the road will need to be crossed by children attending the school. States that there is a lack of public transport with no improvements and that fluvial flooding and sewerage leakage in parts of the town have not been investigated.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>With regard to North of South Woodham Ferrers, the SA Report (at Appendix G) has demonstrated that the site benefits from good accessibility to public transport and key services and facilities. Further, Policy SGS 7 identifies additional infrastructure to be provided on site including a potential new primary school, health centre and improvements to transport infrastructure including public transport. With regard to flood risk, the site has been assessed as having a significant negative effect. However, the SA Report highlights (at Appendix I) that the associated site allocation policy requires the use of flood mitigation measures which should help minimise flood risk.</p> <p>No change.</p>
PS SA15	Mr Paul Grundy	See response of the North West Parishes Group.	Comment noted. See responses to PS SA45 – PS SA49 .
PS SA16	Dr Simon Heffer	Identifies that development at Moulsham Hall is separated from Great Leighs Village. States that there will be effects on the environment, ecology and heritage and impact on landscape, economy, ancient parkland and wildlife habitat. Considers that the site is detached from a local village, and removed from established amenities and that traffic congestion on by-pass will be an issue. States that Hammonds Farm should be developed as an alternative.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>The anticipated effects of development at Moulsham Hall have been assessed within the SA (see Appendix G) and adverse impacts have been identified, including in respect of biodiversity, landscape, transport and heritage.</p>

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			<p>The findings of the SA indicate that there is considered to be greater uncertainty with regard to the deliverability of the Hammonds Farm alternative (related to the transportation infrastructure requirements necessary to bring forward a new settlement at Hammonds Farm and to ensure connectivity with the Chelmsford Urban Area). The specific reasons for the selection of Moulsham Hall and for the rejection of Hammonds Farm are set out in Appendix G of the SA Report.</p> <p>No change.</p>
PS SA17	Ms Angela Thompson	States that greenfield land lost to development should be of Grade 4 and 5 agricultural land quality and not Grade 2.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA18	Mrs Gillian Ketland	States that development of North of South Woodham Ferrers would result in urban sprawl and divide the community. Considers that proposed infrastructure does not meet or support the need of the Local Plan and highlights that there are no proposed improvements to existing rail service. Does not consider that the impact of the proposals on the environment and quality of life of residents has been taken into account.	<p>Disagree. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>The SA has, however, appraised the social, economic and environmental effects of the Pre-Submission Local Plan in accordance with the approach set out in Section 4 of the SA Report. This has included an assessment of the proposed development of North of South Woodham Ferrers (see, for example, Section 5.4 and Appendix G of the SA Report).</p> <p>With regards to infrastructure, reference should be made to the Chelmsford Infrastructure Delivery Plan (January 2018) for further details.</p> <p>No change.</p>

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PS SA19	Mr Daniel Goodman, Rochford District Council	No comment.	Noted.
PS SA20	Tayler Wimpey Strategic Land	<p>Considers that the Spatial Strategy underestimates the Local Plan's housing needs and the ability of the draft Plan's allocated brownfield sites to meet that need over the plan period. States that the plan does not therefore recognise that there are exceptional circumstances which require the amendment of Green Belt boundaries to accommodate the Local Plan's housing needs - including the allocation of a sustainable urban extension to the south of the Chelmsford at land to the south of Galleywood Road would help meet that need.</p> <p>States that Table NT3 'housing spatial strategy' does not, therefore have a significant positive affect on SA Objective 2 (housing) and should be amended to a significant negative effect. Also considers that the Spatial Strategy is not justified as the Council has failed to adequately consider alternatives to the preferred strategy and that the plan is not positively prepared because it fails to adequately assess both housing need and infrastructure needs to implement its strategy.</p>	<p>Disagree. National planning policy is clear that Green Belts should be protected. The protection of the Green Belt from inappropriate development is an important national and local principle. The Local Plan evidence base supports the principle that Chelmsford's strategic housing and employment development needs can be clearly accommodated without encroaching into the Green Belt. Therefore, no areas of search within the Green Belt are being put forward by the Council as Spatial Options in the new Local Plan.</p> <p>As set out in Section 5.3 of the SA Report, "<i>The provision of 21,893 dwellings over the plan period would meet and exceed the City Area's objectively assessed housing need of 805 net new homes per-year, as identified in the Objectively Assessed Housing Needs (OAHN) Study (2016). This housing requirement includes an uplift from the demographic start to cover projections for future jobs, past delivery and market signals together with close to a further 20% supply capacity, all of which equates to a total requirement of 952 dwellings per annum. The development requirements are in accordance with the recommendations of the OAHN Study, which states that an uplift is needed to respond to issues related to the past provision of homes and to address 'market signals,' including London-related migration needs. The development requirements are also expected to help provide a degree of flexibility by ensuring choice and competition in the market by increasing the supply of housing land, which is consistent with the NPPF's direction that local planning authorities should seek to boost significantly the supply of housing (see para 47) and the broad aim of the Housing White Paper (2017).</i>" In this context, the findings of the SA in terms of the significant positive effects of the Spatial Strategy on housing are considered to be appropriate.</p> <p>The comment relating to the soundness of the Local Plan principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p>

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			No change.
PS SA21	Tayler Wimpey Strategic Land	Repeats PS SA20 above. Additionally highlights that national policy sets out that there is no need to include land in the Green Belt which is unnecessary to keep permanently open and that, where necessary, local planning authorities should identify in their plans areas of safeguarded land between the urban area and the Green Belt.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA22	Tayler Wimpey Strategic Land	Repeats PS SA21 .	Please see responses to PS SA20 and PS SA21 .
PS SA23	Tayler Wimpey Strategic Land	Repeats PS SA21 .	Please see responses to PS SA20 and PS SA21 .
PS SA24	Tayler Wimpey Strategic Land	Repeats PS SA21 .	Please see responses to PS SA20 and PS SA21 .
PS SA26	Mr Peter Marriage	States that the housing allocation (North of Broomfield) has been cut but the boundary of the village envelope has not been reduced accordingly. Considers that this should be reduced from the west to the line shown for the new hospital approach road to avoid damage to the very important landscape / Pleshey Plateau to the west.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA27	Ms N Pippen	With regard to West Chelmsford, does not consider that the effects on traffic volume and the assumption that residents will follow transport plans not personal cars are realistic. Also raises concern about the lack of secondary school plans in Writtle.	Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.

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			No change.
PS SA28	Mrs Sarah Clark	<p>Notes that the SA under the 2004 Act has been designed to incorporate the full requirements of European Directive 2001/42/EC on the 'assessment of the effects of certain plans and programmes on the environment' and in particular to provide a summary of assessment against objectives, covering alternatives and secondary/cumulative effects.</p> <p>States that there has been no Local Plan provision option that is alternative to pro-growth and the SA is therefore not legally compliant.</p>	<p>Disagree. The SEA Directive and transposing regulations require the assessment of 'reasonable alternatives'. The NPPF requires that local plans include strategic policies to deliver (inter alia) the homes and jobs needed in the area. In this context, to be considered 'sound' the NPPF sets out (at para 182) that local plans "should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements". In consequence, an alternative 'no growth' option is not considered to be a reasonable alternative and has therefore not be subject to appraisal as part of the SA process.</p> <p>No change</p>
PS SA29	Mrs Sarah Clark	States that the Local Plan plan is contrary to NPPF para 14. Considers that the B1008 cannot accommodate the population growth and the SA Report uses inaccurate population data to make predictions of road capacity which invalids Broomfield as an option.	<p>Disagree. The population data cited in Section 3.4 of the January 2018 SA Report was the latest data available from the Office for National Statistics at the time of publication. The SA has also been informed by traffic modelling prepared in support of the Local Plan.</p> <p>With regards to road infrastructure capacity, reference should be made to the Chelmsford Infrastructure Delivery Plan (January 2018) for further details.</p> <p>No change.</p>
PS SA30	Mrs Karen Hawkes, South Woodham Ferrers Town Council	States that the entry for Strategic Growth Site 7 in Appendix G under PF36 should be re-worded.	Comment noted. No reasoning has been given for a change of wording, so no change will be made.
PS SA32	Mr John Whitlock	Identifies that the SA Report (at 5.3.13) refers to the earlier SA iteration at the Issues and Options stage, and whilst the then housing targets of Option 2 – 775 dwelling per annum and Option 3 – 930 dwellings per annum can be expected to offer the greatest benefits in terms of housing delivery and economic growth, the lower two option (Options 1 – 657 dwelling per annum and Option 2 – 775 per annum) are preferable in terms of lower negative effects across a number of environmental SA	<p>Comment noted.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
		objectives.	
PS SA33	Mr Michael Petty	States that the development of the Warren Farm site will generate pollution, noise and traffic congestion issues.	<p>Comment noted. Effects on air quality, noise and congestion associated with this allocation have been considered in the site appraisal contained in Appendix G of the SA Report. In this regard, a significant negative effect has been identified in respect of transport; however, the Pre-Submission Local Plan requires measures to enable travel by sustainable modes and improvements to the local and strategic road network which are expected to help mitigate these effects.</p> <p>No change.</p>
PS SA34	Sarah Grimes, Burnham-on-Crouch Town Council	States that the rail section of the SA Report does not cover the finite sustainable capacity of CVL Railway.	<p>Comment noted. The SA has considered the accessibility of the rail network in appraising proposed site allocations, in accordance with the SA Framework and site appraisal criteria set out in Section 4 and Appendix G of the SA Report.</p> <p>For further details of forthcoming rail upgrades, reference should be made to the Chelmsford Infrastructure Delivery Plan (January 2018).</p> <p>No change.</p>
PS SA35	Miss Jessica Davis	Raises concern with regard to traffic impacts along Roxwell Road and whether new services will be provided, when services are currently being cut.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>With regards to road infrastructure capacity, reference should be made to the Chelmsford Infrastructure Delivery Plan (January 2018) for further details.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
PS SA36	Mrs Teresa Gibson	Agrees with the proposed cycling route from City Centre to Great Waltham. However, raises concern about the traffic impact on Main Road and states that the proposed 450 dwellings in Broomfield should not be increased.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>With regards to road infrastructure capacity, reference should be made to the Chelmsford Infrastructure Delivery Plan (January 2018) for further details.</p> <p>No change.</p>
PS SA37	Mr Phil Bamford, Gladman Developments Ltd	States that the Council should ensure that the results of the SA process clearly justify its policy choices. In meeting the development needs of the area, it should be clear from the results of the assessment why some policy options have been progressed and others have been rejected.	Agreed. The SA has been undertaken iteratively alongside and informing the development of the Local Plan. The reasons for the selection of the preferred options and for the rejection of alternatives are set out in Section 5.3 of the SA Report.
PS SA38	Mr Richard Kelly, Croudace Homes	<p>States that the Local Plan is not legally compliant because an adequate SA has not been prepared to assess the proposed Spatial Strategy against the other "reasonable alternatives".</p> <p>Notes that the SA Report confirms at page B79 that the land to the north and east of Rettendon Place (i.e. site reference 15SLAA40) "has not been subject to assessment as part of the SA process" and that as "Spatial Strategy Options 2 and 3 have not been progressed, this site would not be consistent with the Preferred Spatial Strategy, and, therefore, is not considered to be a reasonable alternative for the purposes of the SA." States that this approach is flawed as the Council has selected its preferred Spatial Strategy first and then discounted sites (without assessment in the SA) for not complying with that strategy.</p> <p>Considers that the SA's reasoning that the land at Rettendon Place is not a "reasonable alternative" is wrong and highlights that this site was included in two of the three Spatial Options at the Issues & Options stage and that the land to the north and east of Rettendon Place must therefore be a realistic option considered by the plan-maker (and therefore a reasonable alternative), otherwise why was it included in two of the three Spatial Options at the Issues & Options stage.</p>	<p>Comment noted. The decision to progress Spatial Strategy Option 1 reflects the objective to focus development within the top two tiers of the settlement hierarchy.</p> <p>Site 15SLAA40 has not been subject to assessment as part of the SA process. As Spatial Strategy Options 2 and 3 have not been progressed, this site would not be consistent with the Preferred Spatial Strategy and, therefore, is not considered to be a reasonable alternative for the purposes of the SA.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
PS SA39	Stonebound Properties Ltd	Requests that promoted site (CFS154) Land to the South of Brooklands should be considered as a reasonable alternative in the SA.	Agreed. CFS154 has been assessed as a reasonable alternative. Please refer to Section 3.4 of the SA Addendum.
PS SA40	Tritton Family Trust	<p>Considers that site SGS5A Great Leighs - Land at Moulsham Hall fails to conform with the priorities, vision, principles and strategy stated, citing landscape and accessibility concerns. With regards to G40 - Great Leighs - 17SLAA21, 17SLAA22, 17SLAA23, 17SLAA24, 17SLAA26, considers the rationale made for rejection of these sites to be significantly flawed. States that they are in close proximity to the existing village centre of Great Leighs, are on the eastern side of the by-pass and comply better with the Spatial Principles and Spatial Strategy. Also states that these sites are better located from a landscape perspective.</p> <p>States that no assessment appears to have been made of the supporting information on ecology, landscaping and transport matters submitted as part of the development of these sites. No consideration has been given to the fact that these sites plan for an extension along the principles of a Garden village i.e. with a new primary school, neighbourhood facilities and new spine road to Boreham Road and the village.</p>	<p>Comment noted. This response principally relates to the Local Plan and supporting evidence base as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan. The reasons for the selection and rejection of these sites in set out in Appendix G of the SA Report.</p> <p>Developer supplied information was reviewed in preparing the SA of the Pre-Submission Local Plan and the SA updated where necessary.</p> <p>All of the proposed site allocations and reasonable alternatives have been appraised against the SA objectives that comprise the SA Framework using tailored appraisal criteria and associated thresholds of significance, as per the approach set out in Section 4.3 of the 2018 SA Report. In all instances, the methodology has been applied consistently to all sites. It would be inappropriate to accept mitigation proposed by a developer as site submissions received by the Council during the preparation of the Local Plan are accompanied by proposals of differing level of detail and commitment. In addition, there are no certainties that proposals made in regard to mitigation at the site allocation stage will become fact, prior to consideration through the planning application process. To ensure all sites are considered in the same manner, mitigation proposals are therefore excluded from the site appraisal and SHLAA process. However, where factual (baseline) information has been provided by developers, this has informed the SA.</p> <p>No change.</p>
PS SA41	Mr Edward Baldock	Is astonished that the Local Plan fails to consider the effects of the increasing use of electrically powered vehicles and driverless vehicles.	Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.

Ref	Consultee	Consultee Response Summary	Response/Action
			No change.
PS SA42	Mrs Mary Rance	States that site CFS81 (17SLAA32) is partly a brownfield site and its location, in close proximity to Boreham, does not constitute isolated development in the countryside. States that it is perfectly feasible to walk or cycle into the village from the site along a very short stretch of road which mainly encompasses the bridge over the A12 trunk road and that the site is as close as many of the other residential properties within the village to the services of the village and public transport. Considers that for the Specialist Residential Accommodation use, the site location is absolutely appropriate, it will make best use of a brownfield site and will provide a sustainable form of development meeting a dire, identified need.	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>The SA identified the potential for a minor negative effects on the local landscape, noting that the site is partially brownfield and that there is the potential for development to be in keeping with the local landscape. Access is also scored as a minor negative, noting the site's close proximity to a bus stop and that whilst Waltham Lane is a narrow road, there is the potential for limited scale development.</p> <p>No change.</p>
PS SA43	Seven Capital Plc	<p>States that in light of the transitional arrangements and the timescale for submission of the Local Plan for examination, the emerging Local Plan should be employing the Government's standard methodology for housing targets/requirements across the plan period, with any departure fully insisted, in accordance with Paragraph 61 of the draft NPPF. States that this hasn't been considered as part of the SA.</p> <p>Also states that the Council has failed to consider all reasonable alternatives for the delivery of housing as the housing requirement for Eastwood House Car Park should be stated as a minimum.</p>	<p>The approach used to calculate the OAN is a matter for the Local Plan. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the Submission Local Plan.</p> <p>All sites within the SA are assessed on the basis of an estimated capacity. In the case of Eastwood House (Car Park) Glebe Road, the site has been assessed as having capacity for 100 dwellings, scoring a significant positive against SA Objective 2. If the wording were amended to reflect a minimum housing level, this would not materially affect the performance of the site for the purposes of the SA as a significant positive effect has already been identified.</p> <p>No change.</p>
PS SA44	Katie Parsons, Historic England	Identifies that Historic England has published guidance which may be helpful. States that the SA objectives and guide questions that comprise the SA Framework are generally appropriate and welcome particularly SA Objectives 13 and 14.	Comments noted.

Ref	Consultee	Consultee Response Summary	Response/Action
		States that the key sustainability issues relating SA Objective 13 outlined on page 65 of the SA Report are appropriate and reasonable.	
PS SA45	Lynn Ballard, North West Parishes Group	<p>Notes that the SA identifies that greenfield land will be required to accommodate strategic growth sites and that this will have an overall negative impact on the land/landscape/townscape. States that this is particularly relevant to the proposed extension of West Chelmsford (SGS2). Also notes that a negative effect on waste and resources has been identified due to the location of the site being within a Minerals Safeguarding Area.</p> <p>Considers that there are significant impacts on landscape and environment as a result of the proposed development, which will also have significant challenges in terms of infrastructure delivery and sustainable travel. States that there are not adequate mitigation measures secured in the planning policy to address these considerations and as such, if the Plan had been justified in giving adequate consideration to alternative sites for development, the relative impacts of this site would have been suitably considered. Contents that it is therefore the case that alternative sites, where these are located close to existing infrastructure and in locations better able to accommodate additional growth in a sustainable manner, would be more suitable for this growth than the extension to the West of Chelmsford.</p>	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>
PS SA46	Lynn Ballard, North West Parishes Group	<p>Has concerns relating to the loss of higher grade agricultural land over Green Belt land, Green Wedges and Green Corridors and states that the Council should have undertaken a Green Belt review. Considers that without mitigation, the impact of the proposed growth could place pressure on key services and facilities.</p> <p>Notes that effects identified in the SA are deemed to be minimised through the characteristics of individual sites and also the delivery of development in/adjacent to urban areas and Key Service Settlements, which have greater capacity in terms of their sustainability to receive growth. Considers that there is inconsistency in the definition of these Key Service Settlements; although they are treated similarly in terms of the amount of development they should or could</p>	<p>Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
		<p>accommodate, the settlements themselves considerably vary in terms of the existing scale and facilities, therefore the increase in growth is not of the same or comparable impact.</p> <p>Also raises concerns regarding adverse effects on the environment and whether these can be mitigated as implied by the SA.</p> <p>Questions whether the level of housing is right and the extent to which this will need to be altered again in the context of a change in the means of calculation of housing figures.</p>	
PS SA47	Lynn Ballard, North West Parishes Group	<p>Raises concern with regard to development of North East Chelmsford (SGS4) in terms of the scale and nature of development and the delivery challenges of this, the sustainability impacts of the development (as the site is located within a Minerals Safeguarding Area) and impact on cultural heritage. States that there are considerable impacts as a result of this proposed development, which are not reflected in the Local Plan.</p> <p>States that significant risks in terms of the delivery of this site and the associated required infrastructure are not fully reflected in this SA.</p>	<p>Disagree. The appraisal of this site presented in Appendix G to the SA Report has identified a range of potential effects associated with this proposed site allocation.</p> <p>The Council is confident that the allocated site can be delivered at an appropriate point within the plan period having regard to the likely planning impacts. Policy SGS 4, meanwhile, includes requirements for appropriate re-phasing of minerals extraction and restoration and Minerals Resource Assessment and measures to mitigate the impact of the development.</p> <p>No change.</p>
PS SA48	Lynn Ballard, North West Parishes Group	<p>Suggests that development at Hammonds Farm (and other sites) could be in addition to that at North East Chelmsford (rather than instead of) to spread the burden of growth.</p> <p>States that Hammonds Farm is close to the proposed train station and this fact has not been adequately reflected in terms of sustainability. Also highlights that the evidence provided by the promoters of this site deems the A12 to have capacity to accommodate development.</p> <p>Objects to the rejection of the Hammonds Farm site, particularly in light of the consultation responses received in support of its development.</p>	<p>Disagree. The proximity of the Hammonds Farm site to existing and proposed infrastructure was considered in the appraisal of the associated spatial strategy option (see Appendix F of the 2017 SA Report). At Appendix F of the 2018 SA Report it states: <i>"A large development at Hammonds Farm would also be expected to significantly increase the use of the city centre rail station, which is already close to capacity, more so than the site in NE Chelmsford which will be in close proximity to the proposed station at Beaulieu Park and will be connected into the walking and cycling routes serving the new NE Chelmsford neighbourhood."</i></p> <p>The reasons for rejection of Hammonds Farm are set out in Appendix F and Appendix G of the SA Report. This includes greater uncertainty with regard to the deliverability of the Hammonds Farm alternative (related to, inter alia, the transportation infrastructure requirements necessary to</p>

Ref	Consultee	Consultee Response Summary	Response/Action
			bring forward a new settlement at Hammonds Farm and to ensure connectivity with the Chelmsford Urban Area).
			No change.
PS SA49	Lynn Ballard, North West Parishes Group	Opposes the reasons for Hammonds Farm being rejected as a site allocation. States that the site should be reconsidered as a sustainable location for growth which would reflect the wider aspirations of the Local Plan.	Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.
			No change.
PS SA50	Eastern Approach Investments Ltd	Requests that site CFS137 should be assessed as a reasonable alternative for employment within the SA.	Disagree. CFS137 is not considered a reasonable alternative as the developable area is within the Green Belt.
			No change.
PS SA51	North West Chelmsford Community Group	States that the data the GTAA 2016 is based upon fails to demonstrate up to date cross-authority target setting. Contends that the data and the report cannot be fully relied upon.	Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.
			No change.
PS SA52	North West Chelmsford Community Group	Repeats PS SA51 .	Please see responses to PS SA51 .
PS SA53	Bellway Homes	Considers that the rationale for the selection of Growth Site 5a is unsupported and inaccurate. Considers that this site does not conform or align well with the Strategic Priorities, Vision, Spatial Principles and Spatial Strategy, that is divorced from the settlement and that development will require additional vehicle/pedestrian connections.	Comment noted. This response principally relates to the Local Plan as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.
		Disagrees with the findings of the SA which considers that there are no overriding physical constraints to bringing forward the allocation in this	The Council is, however, confident that the allocated site can be delivered at an appropriate point within the plan period having regard to

Ref	Consultee	Consultee Response Summary	Response/Action
		location. States that the site is divorced from the settlement, severed by the A131 and that delivering a new housing development in this location will require the creation of a number of pedestrian, cycle and vehicular connections across the A131 into the village to encourage community cohesion.	the likely planning impacts. Policy SGS 5a, meanwhile, recognises that good connections exist between the site and the existing village of Great Leighs e.g. via a pedestrian/cycle footbridge and underpass and that these should be utilised and improved by the new development. No change.
PS SA54	Bellway Homes	<p>Contests the conclusion to reject CFS120. States that CFS120 is situated immediately adjacent the Great Leighs settlement boundary, within walking distance from two bus routes, village services such as the shop, post office and playing fields and immediately adjacent to the primary school. Considers that site CFS120 is better located than the preferred sites within Great Leighs.</p> <p>Notes that the SA considers Site CFS120 to be adjacent to areas considered to be of high landscape sensitivity, when compared to sites 5b and 5c. States that the conclusion makes no reference to Site 5a. Referring to the Council's Landscape Sensitivity and Capacity Assessment – Additional Site Assessments (November 2017) Figure 3.2 it is apparent that Site 5a, a preferred location for development in the Local Plan, lies immediately adjacent a landscape of high sensitivity. In addition to this Site 5a appears to encompass parcels of high landscape sensitivity, where site CFS120 does not.</p> <p>Considers that it is therefore unclear how the Council reached its conclusion without recognising the possible landscape impact of Site 5a.</p>	<p>Comment noted. This response principally relates to the Local Plan and supporting evidence base as opposed to the SA. The Council's response to the main issues raised in comments to the Pre-Submission Consultation Document will be included in a separate document which will accompany the submission of the Local Plan.</p> <p>The Council considers, however, that overall the site performs less well than the preferred site against the Spatial Strategy and Spatial Principles, for example it is less well connected to the strategic road network and closer to the SSSI. More information is set out within Appendix G of the Pre-Submission SA Report.</p> <p>No change.</p>
PS SA55	North West Chelmsford Community Group	States that it is not apparent within the SA that it has been updated to take account of the fact that the Gravel Pit bus stop is no longer present and there is no bus service.	<p>Disagree. Appendix G of the SA Report identifies a minor negative effect for GT1 Drakes Lane against SA Objective 6, which is correct in the absence of the Gravel Pit bus stop.</p> <p>No change.</p>
PS SA56	North West Chelmsford Community Group	Notes that the SA Report demonstrates that site GT1 will create a number of minor negative effects and significant negative effects. Queries whether the sustainable living and revitalisation, health and well-being and transport scoring of the site will fall further in the complete absence of public transport following the closure of the Gravel Pit bus	<p>Disagree. Appendix G of the SA Report identifies a minor negative for GT1 Drakes Lane against SA Objective 6, which is correct in the absence of the Gravel Pit bus stop.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
		stop and service is taken into account.	
PS SA57	North West Chelmsford Community Group	Repeats PS SA56 .	Please see responses to PS SA56 .
PS SA58	Cliffords Ltd	Requests that site CFS212/Land at Saxon Way be appraised.	<p>Comment noted. This site has been assessed as a reasonable alternative. The name given to the site in the assessment is 'Land adjacent to Campion Farm, Saxon Way, Broomfield'. The assessment is set out in Appendix G, page G18 of the SA Report.</p> <p>No change.</p>
PS SA59	Cliffords Ltd	Requests that Site CFS125 should be assessed as a reasonable alternative for employment as it is considered a sustainable location for development.	Agreed. CFS 125 has been assessed as a reasonable alternative. Please refer to Section 3.3 of the SA Addendum.
PS SA60	Jessica Dawson, Great and Little Leighs Parish Council	<p>With regard to Land East of Banters Lane (15SLAA16), the respondent notes the findings of the assessment.</p> <p>With regard to site 15SLAA28 (Land East of 52 Main Road), notes that the assessment states that the nearest supermarket is 327m away which is considered to be incorrect. Considers that the local store noted cannot be classed as a supermarket. Also highlights that the nearest primary school is full.</p> <p>With regard to site CFS105 (Land East of Nos 170 – 194 Main Road), agrees that this site is within 100m of two Nature Reserves and actually butts onto these in at least two places. Considers that light, noise and air pollution will impact on these sites.</p> <p>With regard site PF33/34 (Moulsham Hall and Great North Leighs), the respondent notes the assessment findings.</p> <p>Considers that the findings of the SA indicate that the sites East of Main Road and North East of Banters Lane will have a negative effect on Great</p>	<p>Comments noted. With regard to the appraisal of site 15SLAA28, supermarkets are taken to include local stores for the purposes of the SA. This will be clarified in the Pre-Submission SA/SEA Report.</p> <p>It should be noted that the Council does not propose to allocate sites 15SLAA17 and 15SLAA28.</p> <p>No change.</p>

Ref	Consultee	Consultee Response Summary	Response/Action
		Leighs with light, noise and traffic pollution, lack of open space, pressure on health services and schools and changing the very local distinctiveness of Great Leighs which the Council states is high on its agenda but is not borne out by this Local Plan.	
PS SA61	Cogent Land	Relates to alternative site at Boreham (Land SE of Lion Inn). A Sustainable Development Scorecard Report has been produced to summarise the analysis and demonstrate that the proposals show a high level of agreement with the NPPF, aiding the case for the allocation of the site. This will contain additional background on the Scorecard methodology and assessment process to ensure the analysis is given due weight by Chelmsford City Council. Added as attachment.	Comment noted. Information set out in the sustainability scorecard has been given due consideration. No significant information was identified as such the appraisal remains unchanged.
PS SA62	The North East Chelmsford Garden Village Consortium	<p>The Consortium has no substantive comments on the SA Report and recognises that the iterative nature of the SA process has been undertaken in accordance with best practice.</p> <p>With regard to Strategic Growth Site 4 (North East Chelmsford), and the assessment set out at pages 597/598 of the SA Report, the Consortium notes the likely significant effects identified in the commentary, and in particular that SA Objectives 1 (Biodiversity), 2 (Housing), 3 (Economy), 4 (Sustainable Living and Revitalisation), 5 (Health and Wellbeing), 6 (Transport) and 11 (Climate Change) are now appraised as being positive or significant positive. States that this compares well with other major strategic allocations, and also in comparison to potential alternative strategic sites such as Hammonds Farm (CFS83). In particular, the Consortium notes, with regard to Hammonds Farm, that the rationale for its rejection states that "This site compares less well with Location 4 (NE Chelmsford) and the Spatial Principles and Spatial Strategy of the PSLP, in particular by not respecting the existing pattern of settlements or locating development in well-connected locations". The Consortium concurs with this assessment and considers that the SA has been undertaken on an objective basis. Furthermore, the Consortium considers that its continuing masterplanning work will be able to mitigate the potentially significant negative effects identified in the SA Report regarding Objectives 13 (Cultural Heritage) and 14 (Landscape and Townscape).</p>	Comment noted.

Ref	Consultee	Consultee Response Summary	Response/Action
		The Consortium concurs with, and supports, the overall appraisal of Growth Area 2 – North Chelmsford, set out at paragraphs 5.4.12-5.4.19 of the SA Report, and the reasons for the selection of Strategic Growth Site 4 set out on page 461 of the Report	
PS SA63	Ms Kate Ginn, Natural England	States that Natural England broadly supports the methodology used in the SA and is generally supportive of the proposed indicators for monitoring purposes, acknowledging the positive amendments made in line with its previous consultation response dated.	Comment noted.
		<p>Recommends that a further indicator is added to the monitoring framework. The following wording is suggested:</p> <p>‘Number of planning approvals leading to loss of ‘best and most versatile’ (BMV) agricultural land (i.e. that classified as Grades 1, 2 and 3a land within the Agricultural Land Classification (ALC) system).’</p>	Agreed. This indicator has been included in the monitoring framework contained in the SA Report Addendum.
		Advises that the Key Sustainability Issues for Biodiversity and Green Infrastructure should include the need to protect designated sites from increased recreational pressure.	<p>Comment noted. The SA has now reached an advanced stage and as such, the amendment to the key sustainability issues proposed in this response is not considered to be appropriate and would not be expected to materially affect the outcome of the appraisal in any case.</p> <p>No change.</p>
		Proposes an additional guide question and an amendment to an existing guide questions under the Biodiversity and Green Infrastructure SA objective.	<p>Comment noted. The SA has now reached an advanced stage and as such, the amendments to guide questions that comprise the SA Framework as proposed in this response are not considered to be appropriate and would not be expected to materially affect the outcome of the appraisal.</p> <p>No change.</p>

Appendix B

Assessment of the Significance of the Additional Changes

This table sets out the 'Additional Changes' to the Chelmsford Pre-Submission Local Plan and Policies Map. These have been identified by the Council following consideration of the Pre-Submission consultation responses and updated Local Plan evidence base, and should be read alongside the Chelmsford Pre-Submission Local Plan. These Additional Changes have been screened to identify whether they are potentially significant for the purposes of the SA and the outcomes are also presented in the table below.

The Policy Number, Paragraph Number, Policy, Figure, Table, Map and Page Number that the change relates to has been referenced. In order to help the reader identify the areas of the Plan that are proposed for change, the page number refers to the Pre-Submission version of the Local Plan. Please note that consequential paragraph/policy/table renumbering will be necessary as a result of the additional changes. These are not listed in the table but will be changed prior to adoption of the Local Plan.

Outside of the scope of this schedule, the Council has identified some 'Minor Changes' to the Plan and Policies Map. These include minor typographical errors such as a misspelt word or missing punctuation and as such are not considered significant and not included here.

Deleted text is shown via a ~~strike through~~, whilst new text is underlined and highlighted in red.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
1)	1.5	7	Add to end of para: <u>Once adopted, the new Local Plan will replace in full the existing Development Plan Documents which make up the Council's Local Development Framework (the Core Strategy and Focused Review, North Chelmsford and Chelmsford Town Centre Area Action Plans and Site Allocations Document).</u>	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
2)	1.36	13	Amend para: The supporting documents which the Council can require to validate an application include a Design and Access Statement <u>Agricultural Land Classification Survey</u> , Transport Assessment and Travel Plan and Education Land Compliance Assessments.	No – Additional text is an additional planning validation requirement identified in the introductory section of the Local Plan and is not considered significant for the purposes of the SA.
3)	2.24	24	Insert additional paragraph before 2.24: <u>Chelmsford is well served by a range of urban and inter urban bus services between key centres in Essex. Chelmsford also has two Park and Ride facilities (Chelmer Valley and Sandon) with frequent connections to the City Centre for commuters and shoppers. North Chelmsford is</u>	No - Additional text is for clarification and is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>also served by a bus-based rapid transit (ChART) connecting the new neighbourhood with the City Centre and rail station.</u>	
4)	2.28	26	Amend para: Chelmsford is also rich in history, with over 1,000 listed buildings, 25 Conservation Areas, 19 scheduled monuments and 6 historic park gardens <u>Registered Parks and Gardens of Special Interest</u> . Its historic landscape contains many archaeological sites dating back to pre-historic times.	No - Additional text is a minor correction and as such is not considered significant for the purposes of the SA.
5)	3.14	33	Change last sentence of para: However, some additional capacity in certain areas may come about from promoting a change in behaviour, for example in how people choose to travel. However, to transport people exists on sustainable <u>networks such as bus, walking and cycling. Subsequently,</u> additional capacity in certain areas may come about from promoting a change in behaviour, for example in how people choose to travel.	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
6)	3.23	34	Amend para: A key infrastructure challenge will be ensuring that the local and strategic transport network can accommodate the proposed future growth. The traffic modelling evidence base work has assessed the transport implications of the Local Plan throughout its preparation, <u>and identified junction mitigation and sustainable infrastructure requirements, where appropriate.</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
7)	3.27	35	Amend para: Chelmsford has a wide range of planning designations such as Green Belt and other national environmental and heritage designations such as SSSI's, local wildlife habitats and woodlands providing biodiversity and ecological benefits. Chelmsford's historic environment is also important with a range of Scheduled Monuments, Listed Buildings, <u>Conservation Areas and Registered Parks and Gardens</u> . All of these contribute towards the local distinctiveness of the area and need to be protected and enhanced at the same time as achieving the growth required.	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
8)	3.28	35	Amend para: The Local Plan will also protect and enhance local distinctiveness and plan positively for the creation, protection and enhancement of networks <u>to ensure a net gain for</u> of biodiversity and green infrastructure in line with the Council's Green Infrastructure Strategy.	No - Additional text extends the requirements of Strategic Priority 7 and is not considered significant for the purposes of the SA.
9)	3.29	35	Add new para after 3.29: <u>Due to the loss of greenfield land, high quality green infrastructure will be used to protect, enhance and create wildlife corridors to maintain ecological connectivity. In line with the Spatial Principles (Policy S1), the Local Plan will also maximise the use of suitable previously developed land (brownfield land), provided that it is not of high environmental value and represents a sustainable location.</u>	No - Additional text extends the requirements of Strategic Priority 7 and is not considered significant for the purposes of the SA.
10)	3.33	35	Amend para: <u>The Local Plan policies will seek to achieve a net gain for biodiversity by providing new green spaces including high quality green infrastructure built into the designs and masterplans of new development.</u> The new Local Plan will <u>also</u> seek	No - Additional text extends the requirements of Strategic Priority 8 and is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			to ensure that all new development meets the highest standards of design. The Plan will <u>further</u> also encourage the use of masterplans and design codes where appropriate for strategic scale developments.	
11)	3.37	36	Add to end of para: <u>A Cultural Development Trust has also been established to work in partnership with the Council to strengthen Chelmsford's cultural identity. Through close engagement with the public, the mutual objective is to inspire participation in the arts and culture, to build awareness of the City's historic heritage and to ignite interest in developing creative and cultural legacies for the future. The Trust will contribute to the ideas for a shared Cultural Vision "Towards 2040" and participate in encouraging investment in the City's museums and theatres.</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
12)	The Vision	37	Amend second para. of the Vision: This positive change will optimise the opportunities for new and upgraded infrastructure including <u>cultural</u> , leisure and recreation facilities, shops, education and healthcare services historic environment.	No – The SA already noted the positive contribution the Vision made to Chelmsford's cultural heritage (SA Objective 13).
13)	The Vision	38	Amend bullets on page 37 and 38: <ul style="list-style-type: none"> Move towards a low carbon future for Chelmsford <u>seeking to mitigate and adapt to climate change and to promote the sustainable use of natural resources</u> protect and enhance the rich and diverse natural, built, and historic <u>and natural</u> environment <u>including the coast</u> 	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
14)	STRATEGIC POLICY S1 – SPATIAL PRINCIPLES	38	Amend policy to: The Council will apply the following guiding Spatial Principles to deliver the Strategic Priorities and Vision in order to underpin the Spatial Strategy: Maximise the use of suitable previously developed land for development Continue the renewal of Chelmsford City Centre and Urban Area Locate development at well connected sustainable locations Locate development to avoid or manage flood risk Protect the Green Belt Protect <u>Preserve and or</u> enhance the character of valued landscapes, heritage <u>the historic environment</u> and biodiversity Respect the pattern and hierarchy of existing settlements Ensure development is deliverable Ensure new development is served by necessary infrastructure Use development to secure new infrastructure Plan for the longer-term.	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
15)	STRATEGIC POLICY S5-	46	Amendments to policy:	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	CONSERVING AND ENHANCING THE HISTORIC ENVIRONMENT		<p>The Council will protect <u>preserve</u> and <u>where appropriate</u> enhance the historic environment. The Council will designate and keep under review Conservation Areas in order to protect <u>preserve</u> and <u>where opportunities arise</u> enhance their special architectural or historic interest and will seek to protect <u>preserve</u> and <u>where appropriate</u> enhance the character and setting of Listed Buildings, Scheduled Monuments and Registered Parks and Gardens.</p> <p>When assessing applications for development, there will be a presumption in favour of the preservation and <u>or</u> enhancement of designated heritage assets and their setting. The Council will encourage applicants to put heritage assets to viable and appropriate use, to secure their future protection <u>preservation</u> and <u>where appropriate</u> enhancement.</p> <p>The Council will seek to protect <u>conserve</u> the significance of non-designated heritage assets, including buildings, structures, features, gardens of local interest, protected lanes and archaeological sites.</p>	
16)	5.20	48	Amend para to: Conservation Areas are designated under the Planning (Listed Building and Conservation Areas) Act 1990. Conservation Areas are defined and designated by the Council. They are areas of special architectural or historic interest where the Council has a statutory duty to preserve or enhance their character and <u>or</u> appearance. The Council recognises that Registered Parks and Gardens should be protected.	No – Text amendment is for consistency and as such is not considered significant for the purposes of the SA.
17)	5.21	48	Insert additional paragraph after 5.21: <u>A Heritage at Risk programme has been implemented by Historic England. It protects and manages the historic environment so the number of 'at risk' historic places and sites across England is reduced. The Heritage at Risk Register identifies those sites that are most at risk of being lost as a result of neglect, decay or inappropriate development.</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
18)	5.22	48	Amend para to (amendments and additional final sentence): In addition to designated heritage assets, Chelmsford has many non-designated assets which are worthy of protection <u>conservation</u> for their architectural, townscape, landscape or historic interest. The Council will continue to update a list of heritage assets which have local value. This is titled Buildings of Local Value and includes buildings, structures or features of local architectural or historic interest which make a positive contribution to their locality. 509 buildings are included on the current list of Register of Buildings of Local Value, and 12 sites identified on the Inventory of Design Landscapes of Local Interest prepared by the Essex Gardens Trust. The	No – Text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			Council maintains a buildings at risk register (including designated and non-designated heritage assets) and proactively works to seek their protection <u>conservation</u> and <u>where appropriate</u> enhancement. <u>In determining planning applications, the Council will take account of the desirability of sustaining and promoting opportunities to the enhancing the significance of both designated and non-designated assets and their setting.</u>	
19)	5.25	49	Amend para to: Land around Moulsham Hall, Great Leighs is allocated for new development. The development is expected to protect <u>preserve</u> the setting of Moulsham Hall and to create an enhanced parkland setting to Moulsham Hall and as such, land around Moulsham Hall is allocated for conservation/strategic landscape enhancement. Where appropriate, other site allocations policies include requirements to conserve, enhance and <u>or</u> protect heritage assets <u>and their settings</u> as part of the development, for example, East Chelmsford and North East Chelmsford.	No – Text amendment is for consistency and as such is not considered significant for the purposes of the SA.
20)	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Amend second para: The needs and potential of biodiversity will be considered together with those of natural, historic and farming landscapes, the promotion of health and wellbeing, sustainable travel, water management <u>including water resources</u> , and climate change adaptation.	No – Additional text will further enhance the already significant positive contribution the policy makes to conserving and enhancing the natural environment.
21)	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Add new fifth para: <u>The council will ensure that new development seeks to improve water-related biodiversity taking account of Water Framework Directive objectives and River Basin Management Plan actions.</u>	No – Additional text will further enhance the already significant positive contribution the policy makes to conserving and enhancing the natural environment.
22)	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Add to end of Policy: <u>The Council will seek to minimise the loss of the best and most versatile agricultural land (Grades 1, 2 and 3a) lost to major new development.</u>	Yes – Additional requirement has the potential for a significant effect on Land Use and Soils (SA Objective 7) for the purposes of the SA.
23)	STRATEGIC POLICY S6 – CONSERVING AND ENHANCING THE NATURAL ENVIRONMENT	49	Add to end of Policy: <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level</u>	Yes – Additional text has the potential to have a significant effect on Biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes														
			<u>HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>															
24)	5.27	49	Add new para after 5.27: <u>New development should minimise pollution on the natural environment including potential light pollution from glare and spillage on intrinsically dark landscapes and nature conservation.</u>	No – Additional text will further enhance the already significant positive contribution the associated policy makes to conserving and enhancing the natural environment.														
25)	5.31	50	Add new penultimate sentence: <u>In addition, new development should seek to improve water-related biodiversity taking account of Water Framework Directive objectives and River Basin Management Plan actions.</u>	No – Additional text will further enhance the already significant positive contribution the associated policy makes to conserving and enhancing the natural environment.														
26)	5.33	51	Add new para. after 5.33: <u>The Council recognises the importance of best and most versatile agricultural land. This is defined as Grades 1, 2 and 3a, by the Department of Environment, Farming and Rural Affairs (DEFRA), and is recognised as a national resource for the future. When greenfield land will be lost, the provision of high quality green infrastructure will protect, enhance and create wildlife corridors to maintain ecological connectivity. Effective use of brownfield land of low environmental value will be encouraged to minimise the loss of higher quality agricultural land. For the application of this policy major new development refers to sites of 10 or more dwellings or 1,000 sqm (Gross) floorspace which are not allocated for development in the Local Plan.</u>	No – Additional text is in support of the change to policy, which has been screened in.														
27)	STRATEGIC POLICY S8 – HOUSING AND EMPLOYMENT REQUIREMENTS	53	A. Amend Housing Second Para: Housing completions and outstanding commitments total 11,408 <u>11,737</u> new homes. To ensure flexibility in delivery and help significantly boost housing supply over the Plan period, the Local Plan provides for a total of 21,893 <u>21,872</u> new homes. This represents nearly 20% more homes than the total objectively assessed housing need.	No – The very minor increase in housing completions and consequent very minor decrease in Local Plan housing provision is not considered significant for the purposes of the SA.														
28)	STRATEGIC POLICY S8 – HOUSING AND EMPLOYMENT REQUIREMENTS	53	<div>Amend Housing Table contained within Policy:<table><tr><th>Housing</th><th>Net new homes</th></tr><tr><td>Completions 2013-2017<u>8</u></td><td>3,090 <u>4,098</u></td></tr><tr><td>Existing Commitments with planning permission (including windfall allowance <u>for the period 2017<u>8</u> - 22<u>3</u></u>)</td><td>8,098 <u>7,432</u></td></tr><tr><td>Existing Commitments without planning permission (re-allocation of existing LDF sites)</td><td>220 <u>207</u></td></tr><tr><td>SUB-TOTAL</td><td>11,408 <u>11,737</u></td></tr><tr><td>New Local Plan Allocations</td><td>9,085 <u>8,835</u></td></tr><tr><td>Windfall allowance (2022<u>3</u>-36)</td><td>1,400 <u>1,300</u></td></tr></table></div>	Housing	Net new homes	Completions 2013-2017 <u>8</u>	3,090 <u>4,098</u>	Existing Commitments with planning permission (including windfall allowance <u>for the period 2017<u>8</u> - 22<u>3</u></u>)	8,098 <u>7,432</u>	Existing Commitments without planning permission (re-allocation of existing LDF sites)	220 <u>207</u>	SUB-TOTAL	11,408 <u>11,737</u>	New Local Plan Allocations	9,085 <u>8,835</u>	Windfall allowance (2022 <u>3</u> -36)	1,400 <u>1,300</u>	No – The amendments to Policy S8, including the very minor reduction in net new homes from 21,893 to 21,872 to take account of an increase in outstanding commitments, are not considered significant for the purposes of the SA.
Housing	Net new homes																	
Completions 2013-2017 <u>8</u>	3,090 <u>4,098</u>																	
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Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			TOTAL 21,893 21,872	
29)	6.8	55	Amend third sentence: Taking into account housing completions from 2016/17 and 2017/18 , the proposed housing supply set out in the Local Plan for 2016-2036 makes provision for 19,805 19,784 new homes and therefore can accommodate the emerging new housing number.	No – Additional text is in support of the change to policy, which has been screened out.
30)	6.11	56	Amend para: When taking the supply buffer into account, provision is made for a total of 21,893 21,872 new homes in the period 2013-2036. When considering existing housing completions (3,090 4,098), existing commitments with and without planning permission (8,098 7,432 + 220 207), and a windfall allowance for 2022-36 (1,430), the residual requirement for the period to 2036 is 9,085 8,835 new homes.	No – Additional text is in support of the change to policy, which has been screened out.
31)	6.12	56	Amend fourth sentence: The evidence shows that around 150 260 new homes have been built on windfall sites per-year.	No – Additional text is in support of the change to policy, which has been screened out.
32)	6.14	56	Amend para: Using the full OAHN for the period 2013/14-2016/17 7/18 , there is a small shortfall of 130 new homes. Through the development of existing housing commitments, this any historic shortfall is forecast to be was eliminated by the end of 2017/18. The housing site breakdown set out at Appendix B. provides the detail of the housing completions, commitments and new allocations.	No – Amendments to the timeframe are not considered significant for the purposes of the SA.
33)	STRATEGIC POLICY S9 – THE SPATIAL STRATEGY AND REASONED JUSTIFICATION	59-71	<p>Amend Spatial Strategy – Development Locations and Allocations Table contained within Policy as follows:</p> <p>Growth Area 1:</p> <ul style="list-style-type: none"> With Planning Permission: Add Peninsula Site, Wharf Road, Galleywood Reservoir and amend New Homes: 421 434 Without Planning Permission (re-allocations): Amend Lockside, Navigation Road Waterhouse Lane, Writtle Telephone Exchange, Galleywood Reservoir and amend New Homes: 188 175 Location 1 Previously developed sites in Chelmsford Urban Area Amend: 2,205 1,955 Sub-Total Amend 3,405 3,155 Area Total Amend 4,014 3,764 <p>Growth Area 2:</p> <ul style="list-style-type: none"> With Planning Permission: Amend New Homes: 2,669 2,448 Sub Total for with Planning Permission Amend: 2,669 2,448 Area Total Amend 7,219 7,011 <p>Amend Windfall Allowance 2021-2-2036 and Amend Total 1,400 1,300</p> <p>New Local Plan Allocations Amend Total: 9,085 8,835</p> <p>Total Amend: 10,485 10,135</p>	No – The revisions to development allocations, including a reduction in the total from 10,485 to 10,135, and reduction of 13 dwellings for sites without planning permission is not considered significant for the purposes of the SA as the policy continues to make a significant contribution to housing (SA Objective 2).

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
34)	Figure 8 Key Diagram	66	Amend location of New Garden Community at Strategic Growth Site 4 in Annex 1 Amend Key: Replace Proposed Strategic New Road along A132/B1012 notation with <u>New road/ Improvements</u>	No – Clarifications to wording are not considered significant for the purposes of the appraisal.
35)	6.36	68	<p>Insert following text at end of 6.36:</p> <p><u>For the Strategic Growth Sites listed below, the Council will expect a masterplan for each site to be submitted for approval. The masterplans will cover the details of how sites will satisfy the requirements of the respective Site Policies. The Council will consider the use of Planning Briefs and Design Codes on other site allocations.</u></p> <p><u>Strategic Growth Site 1a –Chelmer Waterside Allocations (CW1a, CW1b, CW1c, CW1d, CW1e, and CW1f)</u> <u>Strategic Growth Site 1c – North Gloucester Avenue (John Shennan, Chelmsford)</u> <u>Strategic Growth Site 1d – Former St Peter’s College, Chelmsford</u> <u>Strategic Growth Site 2 – West Chelmsford (Warren Farm)</u> <u>Strategic Growth Site 3a – East Chelmsford (Manor Farm)</u> <u>Strategic Growth Site 3b – East Chelmsford – Land North of Maldon Road (Employment) (Joint 3a-3d)</u> <u>Strategic Growth Site 3c – East Chelmsford – Land North of Maldon Road (Joint 3a-3d)</u> <u>Growth Site 3d – East Chelmsford – Land North of Maldon Road (Residential) (Joint 3a-3d)</u> <u>Strategic Growth Site 4 – North East Chelmsford</u> <u>Strategy Growth Site 5a – Great Leighs – land at Moulsham Hall (Joint 5a-5c)</u> <u>Strategy Growth Site 5b – Land East of London Road (Joint 5a-5c)</u> <u>Strategy Growth Site 5c – Land North and South of Banter’s Land (Joint 5a-5c)</u> <u>Strategy Growth Site 6 – North of Broomfield</u> <u>Strategy Growth Site 7 – North of South Woodham Ferrers</u></p> <p><u>Some of the above sites have existing masterplans/design briefs. The Council will review and consider whether they are relevant and/or still up-to-date to determine whether further masterplanning is required and whether the masterplan process can be adapted to take account of them.</u></p>	No – Additional text identifies a requirement relating to the planning application process and is not considered significant for the purposes of the SA.
36)	6.47	70	Add new para. after 6.47: <u>For larger Strategic Growth Sites listed in paragraph 6.36, the Council will expect a masterplan for each site to be submitted for approval. This is to ensure the site is developed in the manner in which it is intended to help deliver the Spatial Strategy.</u>	No – Additional text identifies a requirement relating to the planning application process and is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
37)	STRATEGIC POLICY S10 – DELIVERING ECONOMIC GROWTH	71	Amend last bullet: New employment development will be a key component of growth within specific proposed new Strategic Growth Locations <u>particularly the New Garden Community in North East Chelmsford.</u>	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
38)	6.48	72	Add to end of para. 6.48: <u>For the purposes of this policy, large new office development will be developments of 1,000sqm gross floorspace or above.</u>	No – Additional reasoned justification text for clarification and does not amend the policy.
39)	6.52	72	Amend para: Other relevant policies of the Local Plan provide the criteria for the detailed implementation of economic growth, including allocations containing new employment. <u>These include policies for the protection of existing employment areas and allocations containing new employment development including a 45,000sqm new office/business park as part of the new Garden Community in North East Chelmsford.</u> Other policies will also ensure that new employment developments will be of a high quality design and incorporate sustainable design features.	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
40)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	72	Amend 9 th bullet under <u>Transport and Highways</u> section: Capacity improvements to the A132 between the Rettendon Turnpike and South Woodham Ferrers, including necessary junction improvements to be brought forward as early as possible <u>in tandem with the delivery of development to mitigate its impact.</u>	No – Change to the timing is for clarification and is not considered significant for the purposes of the SA.
41)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	72	Amend 10 th bullet under <u>Transport and Highways</u> section: Multi-user <u>crossings of</u> bridge across the B1012 in South Woodham Ferrers <u>which may include a bridge or underpass</u>	No – Both options would provide a safe crossing across the B1012 which was already included in the policy and as such the additional option is not considered significant for the purposes of the SA.
42)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	73	Add to end of <u>Transport and Highways</u> section: <u>The following infrastructure schemes are safeguarded from development or are allocated on the Policies Map: Safeguarded route for the Chelmsford North East Bypass</u> <u>Area of Search for an additional Park & Ride in West Chelmsford and North East Chelmsford</u> <u>New Beaulieu Rail Station</u> <u>Capacity improvements to the A132 between the Rettendon Turnpike and South Woodham Ferrers.</u>	No – This text was previously stated in the reasoned justification to Strategic Policy S11 and as such is not considered significant for the purposes of the SA.
43)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	74	Add new last bullet under Community Facilities: <u>Municipal waste/recycling facilities</u>	Yes – The additional requirement has the potential for a positive effect on waste and resources (SA Objective 12) for the purposes of the SA.

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44)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	74	Amend: Green and Natural Infrastructure <u>and Natural Environment</u> Infrastructure necessary to support new development must provide or contribute towards ensuring a range of green and natural infrastructure, <u>net gain in biodiversity</u> and public realm improvements. These include but are not limited to:	No - Additional text reflects national policy and will further enhance the significant positive effect the policy already has on biodiversity (SA Objective 1).
45)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	74	Amend fourth bullet point: Contributions towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Contributions towards recreational disturbance avoidance and mitigation measures for European designated sites as identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
46)	STRATEGIC POLICY S11 – INFRASTRUCTURE REQUIREMENTS	72-73	Add new heading: <u>Historic Environment</u> <u>Infrastructure necessary to support new development must seek to preserve or enhance the historic environment and mitigate any adverse impacts on nearby heritage assets and their settings.</u>	Yes - The policy provides a more detailed approach to managing effects on the historic environment with the potential for a significant environmental effect.
47)	6.54	75	Add to end of 6.54: <u>The Council is cooperating with broadband infrastructure providers and the County Council to ensure as wider coverage as possible with high speed, reliable broadband. National broadband operators can offer superfast broadband connection for new developments, either free of charge or as part of a co-funded partnership.</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
48)	6.56	75	Add to end of para: <u>Where appropriate, mitigation identified through the RAMS needs to be in place prior to occupancy of new developments.</u>	No – Additional information is not considered significant for the purposes of the SA.
49)	6.57	75	Delete para. 6.57 and move into Policy – see change above The following infrastructure schemes are safeguarded from development or are allocated on the Policies Map: Safeguarded route for the Chelmsford North-East Bypass Area of Search for an additional Park & Ride in West Chelmsford and North-East Chelmsford New Beaulieu Rail Station Capacity improvements to the A132 between the Rettendon Turnpike and South Woodham Ferrers.	No – This text is now included within Strategic Policy S11.
50)	6.60	76	Add to end of para: <u>The Local Plan traffic modelling evidence base is considered to be adequate and robust by Essex Highways. The junction modelling report assesses the likely impacts of planned growth on the highway network in the Chelmsford</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>area. This has included a high-level analysis of cross boundary traffic flows on key corridor routes including A130 to/from Basildon Borough Council and A414 East to/from Maldon District Council. More detailed analysis of traffic impacts and mitigation options testing will be required through the preparation of Transport Assessments/Statements as part of future planning applications. These will be required to consider the transport implications and mitigation measures (where appropriate) necessary in the adjoining Maldon, Basildon and Rochford Districts in respect to the Strategic Site Allocation at South Woodham Ferrers.</u>	
51)	6.65	77	Insert additional paragraph before 6.65: <u>The Chelmsford City Growth Package (£15m), which is jointly funded by Essex County Council and the South East Local Enterprise Partnership, for implementation by March 2021, will deliver a package of short term measures to achieve this vision. Once approved the final package will help to accommodate the existing, and future, transport needs of Chelmsford. A Housing Infrastructure Fund (HIF) forward funding bid submitted by Essex County Council in partnership with the City Council has also been successful at the expression of interest stage to move to the final stage for up to £250M grant to be directed to the delivery of the Chelmsford North East Bypass and Beaulieu Rail Station.</u>	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
52)	6.67	78	Amend para: For the purposes of this policy the widest reasonable definition of infrastructure and infrastructure providers will be applied. The term infrastructure can include any structure, building, system facility and/or provision required by an area for its social and/or economic function and/or wellbeing including (but not exclusively): footways, cycleways, <u>bridleways</u> and highways; such as youth or the elderly.	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
53)	6.75	80	Add to start of para 6.75: <u>Applicants should consult the Council's Planning Obligations Supplementary Planning Document for more guidance.</u> Essex County Council's Developer's Guide to Infrastructure Contributions sets out ECC's standards for the receipt of relevant infrastructure funding.	No - Additional text is to provide further information and as such is not considered significant for the purposes of the SA.
54)	6.87	83	Amend para: Development proposals for main town centre uses outside the Designated Centres will be considered in accordance with the sequential test set out in the NPPF. In most circumstances, Retail development proposals below the NPPF threshold of 2,500 sqm gross floorspace will not be required to undertake an impact assessment. However, the Council may require such an assessment to be undertaken where there are concerns over the cumulative impact of the proposals and/or the role and health of the Designated Centres.	No – The text deletions are not considered significant for the purposes of the SA.
55)	6.89	84	Amend para: The Council will review the Local Plan every five years. On the basis that it takes around two years to formally complete this process, a formal review,	No – Additional information is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>including a formal Regulation 18 consultation</u> , will commence three years after the adoption of the Local Plan. This is envisaged to be in 2022.	
56)	7.5	86	Amend para: The Policies and their Reasoned Justifications will be the basis on which the Council will consider future planning applications for each site. For <u>the</u> Strategic Growth Sites set-out <u>listed in paragraph 6.36</u> , in the Council will expect a masterplan for each site to be submitted for approval. This The masterplans will cover the details of how each site will satisfy the requirements of the respective Site Policies. The Council will consider the use of Planning Briefs and Design Codes on other site allocations.	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
57)	7.9	86	Amend first sentence: This Growth Area will accommodate around <u>3,150</u> 3,400 new homes	No – Whilst the total number of houses in the growth area has been reduced, it is still a significant positive effect on housing (SA Objective 2).
58)	STRATEGIC GROWTH SITE 1A – CHELMER WATERSIDE SITES	89	Amend bullet point 1 under historic and natural environment heading to: Protect <u>Conserve or enhance</u> the setting of designated and non-designated heritage assets	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
59)	STRATEGIC GROWTH SITE 1A – CHELMER WATERSIDE SITES	89	Amend bullet point 3 historic and natural environment heading to: Undertake an <u>a pre-application</u> Archaeological Assessment	No - Additional text is for clarification and as such is not considered significant for the purposes of the SA.
60)	STRATEGIC GROWTH SITE 1b – ESSEX POLICE HEADQUARTERS AND SPORTS GROUND, NEW COURT ROAD	92-94	Remove site allocation in its entirety from the Local Plan.	No – In light of comments from Essex Police Force this site is no longer considered a reasonable alternative and as such does not require appraisal.
61)	7.38	95	Amend first sentence: Land of Gloucester Avenue (John Shennan) will provide a sustainably located development of around 200 new homes between 2026 and 2031 <u>2028-2033</u> , alongside rationalised/retained formal/informal open space.	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
62)	7.41	96	Add after first sentence: <u>Due to the poor quality of the existing open space on site, in this instance, improving the quality of the open space to be provided on site as part of the development is appropriate in lieu of the Policy CF2 requirement to provide the same quantity of open space.</u>	No – The net effect on open space as a result of this additional text is negligible and as such is not considered significant for the purposes of the SA.
63)	7.48	98	Amend second sentence: The opportunity is for around 185 new homes between 2019 <u>2020</u> and 2023 <u>2028</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
64)	7.51	98	Insert additional paragraph after 7.51: <u>The site contains open space comprising former school playing fields, as shown on the Policies Map. Notwithstanding the provisions of Policy CF2 a commuted sum will be secured in lieu of the loss of any open space. The scale of financial contributions should be at least that required to provide an equivalent replacement playing field (including essential ancillary facilities). If the playing fields are to be retained or replaced on-site the development will be required to enhance the open space (including essential ancillary facilities) and to facilitate its sustainable community use.</u>	No – The net effect on open space as a result of this additional text is negligible and as such is not considered significant for the purposes of the SA.
65)	7.58	100	Amend second sentence: As such, it is well-located for a residential development of around 150 new homes between 2022 <u>2021</u> and 2026 <u>2023</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
66)	STRATEGIC GROWTH SITE 1f – RIVERSIDE ICE AND LEISURE LAND, VICTORIA ROAD	101	Amend bullet 1 under Historic and natural environment to: Ensure protection and enhancement <u>Preserve or enhance</u> the character and or appearance of the adjoining Chelmsford Central Conservation Area <u>and its setting</u> .	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
67)	7.64	103	Amend second sentence: It is well-located for a residential development of around 125 new homes between 2026 <u>2028</u> and 2031 <u>2033</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
68)	7.71	103	Amend para to: Although there are no heritage assets on the site, development should protect <u>preserve</u> and seek to enhance the character and or appearance of the adjoining Chelmsford Central Conservation Area <u>and its setting</u> .	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
69)	STRATEGIC GROWTH SITE 1g – CIVIC CENTRE LAND, FAIRFIELD ROAD	104	Amend bullet under Historic and natural environment to: Ensure protection or enhancement of <u>Preserve</u> the setting of the Grade II listed War Memorial, <u>conserve the setting of the</u> locally listed Civic Centre entrance building, and <u>preserve or enhance</u> the character and or appearance of the West End Conservation Area <u>and its setting</u> .	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
70)	STRATEGIC GROWTH SITE 1g – CIVIC CENTRE LAND, FAIRFIELD ROAD	105	Add additional text to bullet 2 under Site Infrastructure Requirements: Financial contributions to <u>primary and</u> secondary education provision, and community facilities including healthcare provision .	No – Additional requirement enhances the performance of the policy but is not considered significant for the purposes of the assessment.
71) SS	7.74	105	Amend second sentence: ...for around 100 new homes between 2026 <u>2028</u> and 2031 <u>2033</u> ,....	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
72)	7.78	105	Amend para to: Development on a wider site should protect and seek to enhance <u>preserve the setting of</u> the Grade II listed War Memorial on Duke Street, <u>conserve the setting of</u> the locally listed Civic Centre main entrance building, and <u>preserve or enhance</u> the character and or appearance of the adjoining West End Conservation Area <u>and its setting. The West End Conservation Area is on the Conservation Areas at Risk Register in 2018. The Council will support development that provides opportunities to enhance the Conservation Area.</u>	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
73)	STRATEGIC GROWTH SITE 1h – EASTWOOD HOUSE CAR PARK, GLEBE ROAD	107	Amend bullet under Historic and natural environment to: “ Ensure protection or enhancement of <u>Preserve or enhance</u> the character and or appearance of the adjoining West End Conservation Area <u>and its setting.</u> ”	No – Text amendments are for consistency and as such is not considered significant for the purposes of the SA.
74)	STRATEGIC GROWTH SITE 1h – EASTWOOD HOUSE CAR PARK, GLEBE ROAD	107	Add additional text to bullet 2 under Site Infrastructure Requirements: Financial contributions to <u>primary and</u> secondary education provision, and community facilities including healthcare provision.	No – Additional requirement enhances the performance of the policy but is not considered significant for the purposes of the assessment.
75)	7.84	107	Amend second sentence: ..., which could accommodate around 100 homes between 2022 <u>2023</u> and 2026 <u>2028</u> ...	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
76)	7.86	107	Add additional sentence to end of para: <u>There is also scope for alternative land uses across the wider site including cultural or entertainment uses.</u>	No – Additional information is not considered significant for the purposes of the SA.
77)	7.92	108	Amend para to: Although there are no heritage assets on the site, development should protect <u>preserve</u> and seek to enhance the character and or appearance of the adjoining West End Conservation Area <u>and its setting. The West End Conservation Area is on the Conservation Areas at Risk Register in 2018. The Council will support development that provides opportunities to enhance the Conservation Area.</u>	No – Text amendments are for consistency and to provide additional information. As such, they're not considered significant for the purposes of the SA.
78)	POLICY GR1 - GROWTH SITES IN CHELMSFORD URBAN AREA	109	Amend bullet 1 under Historic and natural environment to: Protect <u>Conserve or enhance</u> the setting of designated and non-designated heritage assets.	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
79)	POLICY GR1 - GROWTH SITES IN CHELMSFORD URBAN AREA	109	Amend bullet 2 under Historic and natural environment to: Preserve or enhance the character and or appearance of Conservation Areas.	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
80)	GROWTH SITE 1I- CHELMSFORD SOCIAL CLUB AND PRIVATE CAR PARK 55 SPRINGFIELD ROAD	111	Amend bullet point 4 to: Ensure protection of <u>Preserve</u> the setting of adjoining Grade II listed buildings at 73-75 Springfield Road	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
81)	GROWTH SITE 1I- CHELMSFORD SOCIAL CLUB AND PRIVATE CAR PARK. 55 SPRINGFIELD ROAD	111	Amend bullet point 10 to: Phasing: 2022-2026 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
82)	GROWTH SITE 1J- ASHBY HOUSE CAR PARKS, NEW STREET	112	Amend bullet point 3: Respect for the character <u>Conserve the setting</u> of the locally listed Globe House and Marriages Mill	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
83)	GROWTH SITE 1J- ASHBY HOUSE CAR PARKS, NEW STREET	112	Amend bullet point 8 to: Phasing: 2026-2031 <u>2028-2033.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
84)	GROWTH SITE 1K- RECTORY LANE CAR PARK WEST	112	Amend bullet point 5 to: "Protect <u>Conserve</u> the setting of the nearby locally listed King Edward VI School, and protection <u>preserve</u> or <u>enhance</u> ment of the character and <u>or</u> appearance of the adjoining John Keene Memorial Homes Conservation Area <u>and setting</u> ."	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
85)	GROWTH SITE 1K- RECTORY LANE CAR PARK WEST	112	Amend bullet point 10 to: Phasing: 2022-2026 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
86)	GROWTH SITE 1L- CAR PARK TO THE WEST OF COUNTY HOTEL, RAINSFORD ROAD	113	Amend bullet point 5 to: Protect <u>Conserve</u> the setting of the nearby locally listed Trinity Methodist Church, and protection <u>preserve</u> or <u>enhance</u> ment of the character and <u>or</u> appearance of the adjoining West End Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
87)	GROWTH SITE 1L- CAR PARK TO THE WEST OF COUNTY HOTEL, RAINSFORD ROAD	113	Amend bullet point 10 to: Phasing: 2022-2026 <u>2023-2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
88)	GROWTH SITE 1M- FORMER CHELMSFORD ELECTRICAL AND CAR WASH BROOK STREET	113	Amend bullet point 4 to: Ensure protection of <u>Preserve</u> the setting of the Grade II listed Marconi 1912 building, and respect <u>conserve</u> the setting and character of the locally listed Globe House and Marriages Mill	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
89)	GROWTH SITE 1M- FORMER CHELMSFORD ELECTRICAL AND CAR WASH BROOK STREET	113	Amend bullet point 8 to: Phasing: 2022-2026 <u>2023-2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
90)	GROWTH SITE 1N- BT TELEPHONE EXCHANGE, COTTAGE PLACE	114	Amend bullet point 4 to: Respect <u>Preserve</u> the setting of the nearby Grade II listed Imperial House and The Wheatsheaf, <u>conserve the setting of the locally</u> listed Cathedral Court, and ensure protection <u>preserve or enhance</u> ment of the character and <u>or</u> appearance of the adjoining Chelmsford Central Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
91)	GROWTH SITE 1N- BT TELEPHONE EXCHANGE, COTTAGE PLACE	114	Amend bullet point 7 to: Phasing: 2026-2031 <u>2028-2033</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
92)	GROWTH SITE 1O- RECTORY LANE CAR PARK EAST	114	Amend bullet point 5 to: Protect <u>Conserve</u> the setting of the adjacent locally listed Cemetery Gatehouse and Lodge on Rectory Lane	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
93)	GROWTH SITE 1O- RECTORY LANE CAR PARK EAST	114	Amend bullet point 9 to: Phasing: 2022-2026 <u>2028-2033</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
94)	GROWTH SITE 1P - WATERHOUSE	115	Amend bullet point 5 to:	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	LANE DEPOT AND NURSERY		Development layout should ensure sensitive treatment to allotments boundary <u>and the preservation of the setting of the nearby grade II listed barn.</u>	
95)	GROWTH SITE 1P - WATERHOUSE LANE DEPOT AND NURSERY	115	Amend bullet point 6 to: Phasing: 2022-2026 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
96)	GROWTH SITE 1Q- CHURCH HALL SITE WOODHALL ROAD	115	Amend bullet point 6 to: Phasing: 2022-2026 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
97)	GROWTH SITE 1R- BRITISH LEGION, NEW LONDON ROAD	115	Amend bullet point 4 to: Architecture <u>Development</u> should respect <u>will preserve or enhance</u> the character <u>and or</u> appearance of the New London Road Conservation Area, <u>an preserve the setting of the grade II listed Southborough House and conserve the setting of the adjacent locally listed building.</u>	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
98)	GROWTH SITE 1R- BRITISH LEGION, NEW LONDON ROAD	115	Amend bullet point 6 to: Phasing: 2022-2026 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
99)	GROWTH SITE 1S- REAR OF 17 TO 37 BEACH'S DRIVE	116	Amend bullet point 6 to: Phasing: 2026-2031 <u>2028-2033.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
100)	GROWTH SITE 1T- GARAGE SITE ST NAZAIRE ROAD	116	Amend bullet point 8 to: Phasing: 2026-2031 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
101)	GROWTH SITE 1U- GARAGE SITE AND LAND MEDWAY CLOSE	116	Amend bullet point 6 to: Phasing: 2026-2031 <u>2023-2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
102)	GROWTH SITE 1V- CAR PARK R/O BELLAMY COURT, BROOMFIELD ROAD	117	Amend bullet point 3 to: Respect <u>Preserve</u> the setting of the Grade II listed Coval Hall to the west, and <u>protection or enhancement of preserve or enhance</u> the character <u>and or</u> appearance of the adjoining West End Conservation Area <u>and its setting.</u>	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
103)	GROWTH SITE 1V- CAR PARK R/O BELLAMY COURT, BROOMFIELD ROAD	117	Amend bullet point 4 to: Phasing: 2026-2031: <u>2023-2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
104)	OPPORTUNITY SITE OS1A- RIVERMEAD, BISHOP HALL LANE	117	Amend bullet point 7 to: Respect <u>Preserve</u> for the waterside character and <u>the setting of</u> the adjacent listed Mill House and pond	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
105)	OPPORTUNITY SITE OS1A- RIVERMEAD, BISHOP HALL LANE	117	Amend bullet point 13 to: Phasing: 2026-2031: <u>2023-2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
106)	7.111	120	Amend third sentence to: ...for around 800 homes expected to be delivered between 2021/22 and 2025/26 <u>2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
107)	7.113	120	Amend last sentence of para. 7.113: The location of the Travelling showpeople site within the Site Allocation will be addressed through the wider master planning process <u>for the site</u> .	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
108)	7.119	121	Amend para: The development will be expected to improve connections for walking and cycling into and through the <u>River Can and River Wid West</u> Green Wedge and to services and facilities that will serve the development in Melbourne, Writtle and the City Centre including schools, jobs, Writtle University College, shops and Chelmsford train station. This should include cycleway connections into the Chignal Road cycle route and National Cycle Network 1, via Lawford Lane. The site is well located to provide access via these modes to the City Centre. <u>The development will also be required to provide a safe multi-use crossing along Roxwell Road</u> .	No – The additional text provides the full name of the effected green wedge and design details that are not considered significant for the purposes of the SA.
109)	STRATEGIC GROWTH SITE 3A – EAST CHELMSFORD (MANOR FARM)	122	Amend bullet 1 under Historic and natural environment to: Conserve and <u>Preserve or</u> enhance the character and <u>or</u> appearance of the Chelmer and Blackwater Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
110)	STRATEGIC GROWTH SITE 3A – EAST	124	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites.	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	CHELMSFORD (MANOR FARM)		<u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	
111)	7.125	124	Amend first sentence: ...of around 250 new homes expected to be delivered between 2021/22 and 2024/25 <u>2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
112)	7.129	125	Add to end of para. 7.129: <u>Any further contributions to provide, or make financial contributions towards new or enhanced sport, leisure or recreation facilities will be considered having regard to the provision of the new Country Park.</u>	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
113)	7.137	126	Amend third sentence of para. 7.137: The feature is <u>potentially</u> considered-of national importance and therefore in accordance with paragraph 139 of the NPPF it should be treated as if it were a Scheduled Monument.	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
114)	7.140	126	Amend para. 7.140: <u>As t</u> The site <u>may</u> contains archaeological deposits, <u>these</u> which will need to be considered by future development proposals, through an archaeological evaluation.	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
115)	STRATEGIC GROWTH SITE 3B – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD	127	Amend bullet 1 under Historic and natural environment to: Conserve and <u>Preserve or</u> enhance the character and or appearance of the Chelmer and Blackwater Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
116)	7.148	128	Amend second sentence: The design and layout of proposals will need to incorporate landscape compensation measures including the provision of suitable planting belts and buffers to protect <u>preserve</u> the character and or appearance of the Conservation Area.	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
117)	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	130	Amend 'Movement and Access', bullet 3: • Provide pedestrian and cycle connections <u>including consideration of access to the Sandon Park and Ride</u>	No – The additional design consideration is not considered significant for the purposes of the SA.
118)	STRATEGIC GROWTH SITE 3C – EAST	130	Amend first bullet under Historic and Natural Environment Minimise the impact on Croft <u>Cross</u> Wood, the tree belt that lines the site to the north and north west	No – Amendment is a correction and not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	CHELMSFORD - LAND SOUTH OF MALDON ROAD			
119)	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	130	Amend bullet 6 under Historic and Natural Environment Conserve and <u>Preserve or</u> enhance the character and or appearance of the Sandon Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
120)	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	130	Amend bullet 7 under Historic and Natural Environment Protect <u>Preserve</u> the setting of the Graces Cross listed building	No – The text amendment is for consistency and as such are not considered significant for the purposes of the SA.
121)	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	131	Add additional text to bullet 4 under Site Infrastructure Requirements: Financial contributions towards primary <u>and secondary</u> education, and early years and childcare provision as required by the Local Education Authority and towards community facilities such as healthcare provision as required by the NHS/CCG	No – Additional requirement enhances the performance of the policy but is not considered significant for the purposes of the assessment.
122)	STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD - LAND SOUTH OF MALDON ROAD	131	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
123)	7.160	131	Amend para: Croft Cross Wood, the existing strong wooded boundary to the north and north west of the site is a result of a Forestry Commission grant from 1997. The trees are not protected <u>by a Tree Preservation Order</u> and a small section of Croft Cross Wood will need to be removed to incorporate a vehicular access from Maldon Road. <u>In accordance with a Forestry Commission obligation until 2027, if</u>	No – Text amendments and clarifications setting out existing obligations are not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>any trees are removed, parts of the grant will have to be repaid.</u> Hedgerows on the site shall also be retained and strengthened where possible.	
124)	7.161	132	Amend first sentence: The development should <u>conserve</u> and <u>or</u> enhance heritage assets including retaining the WWII pillbox (North of Sandon) to the east of the site.	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
125)	GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	133	Amend 'Movement and Access', bullet 3: • Provide pedestrian and cycle connections <u>including consideration of access to the Sandon Park and Ride</u>	No – The additional design consideration is not considered significant for the purposes of the SA.
126)	GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	133	Amend bullet 1 under Historic and natural environment Conserve and <u>Preserve or</u> enhance the character and <u>or</u> appearance of the Chelmer and Blackwater Conservation Area	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
127)	GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	134	Add additional text to bullet 4 under Site Infrastructure Requirements: Financial contributions towards primary <u>and secondary</u> education, and early years and childcare provision as required by the Local Education Authority and towards community facilities such as healthcare provision as required by the NHS/CCG	No – Additional requirement enhances the performance of the policy but is not considered significant for the purposes of the assessment.
128)	GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	134	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
129)	7.172	134	Amend first sentence to: ...of around 50 new homes expected to be delivered <u>by</u> between 2020/21 <u>2022.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
130)	7.181	135	Amend first sentence: The development should seek to protect <u>conserve</u> and <u>or</u> enhance heritage assets including retaining the WWII pillbox (Hammond Road) in the northern part of the site.	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
131)	7.188	137	Amend last sentence to: ...of around 13 new homes expected to be delivered between by 2021/2022. and 2025/26	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
132)	7.191	137	Insert additional paragraph after 7.191: <u>The site is located within a Critical Drainage Area (CDA). Development may have the potential to impact on the CDA in respect of surface water flooding. As a result of this the site is likely to require an individually designed mitigation scheme to address this issue.</u>	No – The site is an existing commitment and as such the additional text is not considered significant for the purposes of the SA.
133)	EXISTING COMMITMENT EC2: LAND SURROUNDING TELEPHONE EXCHANGE, ONGAR ROAD, WRITTLE	138	Amend bullet 3 under site planning principles Conserve <u>Preserve</u> and or enhance the character and or appearance of the Writtle Conservation Area <u>and its setting.</u>	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
134)	7.197	139	Amend last sentence: ...of around 25 new homes expected to be delivered between 2028 2026/27 and 2030/31 2033.	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
135)	7.201	139	Amend para to: Development will need to be sensitive to the surrounding listed buildings and seek to preserve and or enhance the character and or appearance of the Writtle Conservation Area <u>and its setting.</u>	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
136)	Figure 10 – Growth Area 2 – North Chelmsford	141	Amend position of Proposed New Garden Community at Strategic Growth Site 4 – see Annex 3	No – Amendments to Figure 10 are not considered significant for the purposes of the SA.
137)	STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	142	Add additional text to bullet 7 under Supporting On-Site Development: Provision of two new stand-alone <u>early years and childcare</u> nurseries. Add additional text to bullet 3 under Site infrastructure requirements: Land (circa 0.13 <u>0.26</u> ha) for a <u>two</u> stand-alone early years and childcare nursery <u>ies</u> (Use Class D1) and the total cost of physical scheme provision with delivery through the Local Education Authority.	No – Additional early years and childcare capacity is an enhancement to the significant positive already identified for economy, skills and employment (SA Objective 3).
138)	STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	143	Amend bullet 2 under historic and natural environment Conserve and <u>Preserve or</u> enhance the historic environment including <u>and preserve or enhance</u> the character and or appearance of the Little Waltham Conservation Area <u>and its setting.</u>	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
139)	STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	143	Amend bullet 3 under historic and natural environment Protect <u>Preserve</u> the setting of listed buildings in or close to the site	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
140)	STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	143	Add a new bullet after bullet point 3 under historic and natural environment ('preserve the setting of listed buildings in or close to the site'): <u>Provide a generous landscape buffer to preserve the settings of nearby heritage assets including Powers Farm, Peaverels Farm, Park Farm Channels, Bedsteads and those on Wheelers Hill/Cranham Road.</u>	Yes – The additional mitigation to reduce the effect on heritage assets has the potential to mitigate significant negative effects on cultural heritage (SA Objective 13).
141)	7.214	146	Amend last sentence of para. 7.214: The location of the Travelling showpeople site within the Site Allocation will be addressed through the wider master planning process <u>for the site.</u>	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
142)	7.216	146	Add to end of para: The development will be required to provide a high-quality new business park providing up to 45,000sqm of employment floorspace. This is expected to contribute significantly to the City's economic growth by providing a mix of opportunities for accommodation for medium and large-sized businesses and the location for Anglia Ruskin University's MedTechBic Campus. <u>The new development will also be expected to provide an opportunity to bring forward a new Business Park of regional significance with the prospects for an Innovation Park of the highest design quality. This will be attractive to leading businesses in the Research and Development and High Technology sectors and could help place Chelmsford at the forefront of 21st century economic development in Essex and beyond. The new employment development will be in addition to existing commitments for significant new office/business floorspace in North East Chelmsford at Beaulieu and Channels including Beaulieu XChange business park.</u>	No – The additional text would further enhance the significant economic benefit already identified (SA Objective 3) for Growth Site 4.
143)	7.229	149	Amend para to: Development design and layout is expected to conserve <u>preserve</u> and-or where opportunities arise enhance the character and and-or appearance of the Little Waltham Conservation Area and preserve the listed buildings and their setting on and close to the site. These include a Grade II Registered Park and Garden, New Hall and Grade I listed New Hall, Grade II listed barns at Old Lodge, Bulls Lodge, Belsteads Farmhouse and barn, Channels Farmhouse, Mount Maskells, Powers farmhouse, <u>Peaverel's Farmhouse, Shoulderstick Haul, Hobbits, Shuttleworth, Pratts Farmhouse and</u> Pratts Farm Cottages. The masterplan process will establish the detailed preservation and enhancement principles for this site.	No – The text amendments are for consistency and clarification and as such are not considered significant for the purposes of the SA.
144)	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Move bullet 4 from Movement and Access to Historic and Natural Environment. <ul style="list-style-type: none"> Ensure appropriate habitat mitigation and creation is provided 	No – Text amendment is not considered significant for the purposes of the SA.

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145)	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Amend bullet 1 under historic and natural environment: <ul style="list-style-type: none"> Protect <u>Preserve</u> the setting of Moulsham Hall and other listed buildings 	No – The text amendments are for consistency and as such are not considered significant for the purposes of the SA.
146)	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to be significant for the purposes of the SA by reducing the uncertainty with regard to effects on biodiversity (SA Objective 1) identified in the January 2018 SA Report.
147)	STRATEGIC GROWTH SITE 5a – GREAT LEIGHS - LAND AT MOULSHAM HALL	151	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leighs (as identified in the January 2018 SA Report).
148)	7.242	152	Amend first sentence: ... for around 750 homes, expected to be delivered between 2024/25 <u>2023</u> and 2035/ <u>2036</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
149)	7.244	152	Amend last sentence of para. 7.244: The location of the Travelling showpeople site within the Site Allocation will be addressed through the wider master planning process <u>for the site</u> .	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
150)	7.252	153	Amend para: The development will be required to provide appropriate habitat mitigation and creation, and appropriate buffers to the adjacent Local Wildlife Sites <u>Essex Wildlife Trust Nature Reserves</u> , Phyllis Currie/Dumney Lane Woods. <u>This may include financial contributions towards mitigating increased recreational impacts.</u>	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
151)	7.252	153	Add to end of 7.252: <u>The development will be required to provide appropriate mitigation to avoid adverse impacts to the River Ter Site of Special Scientific Interest (SSSI) located to south of the site.</u>	No – The effect of the additional mitigation will be assessed through changes to the policy.
152)	7.254	153	Add new para after 7.254: <u>Great Leighs Waste Water Treatment Works (WWTW) does not currently have sufficient capacity to deal with the proposed growth at Great Leighs. Although this is not a barrier to new development to growth, additional capacity will need to be provided to the satisfaction of Anglian Water and the Environment Agency. Additional capacity could include improvements to the existing Great Leighs WWTW and/or on-site wastewater treatment systems solutions.</u>	No – Additional information is not considered significant for the purposes of the SA.
153)	STRATEGIC GROWTH SITE 5B – GREAT LEIGHS –	154	Amend bullet 1 under historic and natural environment: <ul style="list-style-type: none"> Protect <u>Preserve</u> the setting of Gubbions Hall and other listed buildings 	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	LAND EAST OF LONDON ROAD			
154)	STRATEGIC GROWTH SITE 5B – GREAT LEIGHS – LAND EAST OF LONDON ROAD	154	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> • <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leighs (as identified in the January 2018 SA Report).
155)	STRATEGIC GROWTH SITE 5B – GREAT LEIGHS – LAND EAST OF LONDON ROAD	155	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> • <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leighs (as identified in the January 2018 SA Report).
156)	7.257	155	Amend first sentence to: ... for around 250 homes for older persons, expected to be delivered between 2021/22 and 2024/25 <u>2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
157)	7.264	156	Amend para. 7.264: Development design and layout should also take into consideration the setting of other heritage assets, including the <u>nearby</u> listed building <u>North Whitehouse</u> and <u>scheduled monument</u> at Gubbions Hall.	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
158)	7.264	156	Add to end of 7.264: <u>The development will be required to provide appropriate mitigation to avoid adverse impacts to the River Ter Site of Special Scientific Interest (SSSI) located to south of the site.</u>	No – The effect of the additional mitigation will be assessed through changes to the policy.
159)	7.268	156	Add new para after 7.268: <u>Great Leighs Waste Water Treatment Works (WWTW) does not currently have sufficient capacity to deal with the proposed growth at Great Leighs. Although this is not a barrier to new development to growth, additional capacity will need to be provided to the satisfaction of Anglian Water and the Environment Agency. Additional capacity could include improvements to the existing Great Leighs WWTW and/or on-site wastewater treatment systems solutions.</u>	No – Additional information is not considered significant for the purposes of the SA.
160)	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE	157	Amend bullet point 1 under Movement and Access to: Main vehicular access to the site will be from Banters Lane <u>or through Site EC3, via Main Road.</u>	No – Strategic Growth Site 5c already scores a significant positive effect for transport (SA Objective 6). The potential alternative access, if it were to take place, would further enhance this significant positive and is not considered significant for the purposes of the SA.
161)	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS –	157	Amend bullet 1 under historic and natural environment: <ul style="list-style-type: none"> • Protect <u>Preserve</u> the setting of Gubbions Hall and other listed buildings 	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	LAND NORTH AND SOUTH OF BANTERS LANE			
162)	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE	157	Add new second bullet under Historic and Natural Environment: <ul style="list-style-type: none"> • <u>Protect and enhance The River Ter Site of Special Scientific Interest (SSSI) to the south of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leighs (as identified in the January 2018 SA Report).
163)	STRATEGIC GROWTH SITE 5c – GREAT LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE	157-158	Add new bullet under Site infrastructure requirements: <ul style="list-style-type: none"> • <u>Ensure appropriate waste water treatment provision, including any associated sewer connections</u> 	Yes – Additional mitigation has the potential to negate the negative effect on water (SA Objective 8) associated with waste water treatment capacity at Great Leighs (as identified in the January 2018 SA Report).
164)	7.269	158	Amend first sentence to: ... for around 100 homes expected to be delivered between 2024/25 <u>2023</u> and 2025/26 <u>2028</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
165)	7.274	159	Amend para: The development will take its vehicular access from Banters Lane <u>or through site EC3, via Main Road</u> , and be expected to mitigate its impacts on the local and strategic road network, both individually and collectively with the other allocations in Great Leighs. These will include appropriate improvements along roads that will serve the new development including Main Road, Banters Lane, London Road, the A131, and financial contributions towards the Chelmsford NE Bypass. Other issues relevant and necessary so to be retained.	No – Strategic Growth Site 5c is already scores a significant positive for transport (SA Objective 6). The potential alternative access, if it were to take place, would further enhance this significant positive and is not considered significant for the purposes of the SA.
166)	7.277	159	Amend para: Development design and layout should also take into consideration the setting of other heritage assets, including the <u>nearby</u> listed buildings <u>including Blue Barnes Farm, The Cottage, Jasmine Cottage, Millers Cottage and Rose Cottage</u> , and <u>scheduled monument</u> at Gubbions Hall.	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
167)	7.277	159	Add to end of 7.277: <u>The development will be required to provide appropriate mitigation to avoid adverse impacts to the River Ter Site of Special Scientific Interest (SSSI) located to south of the site.</u>	No – The effect of the additional mitigation will be assessed through changes to the policy.
168)	7.278	159	Add additional paragraph after 7.278: <u>The development will be required to provide appropriate habitat mitigation and creation, and appropriate buffers to the adjacent Essex Wildlife Trust Nature Reserve, Sandylay/Moat Woods. This may include financial contributions towards mitigating increased recreational impacts.</u>	Yes – The additional mitigation has the potential for a significant effect for the purposes of the SA.
169)	7.281	159	Add new para after 7.281: <u>Great Leighs Waste Water Treatment Works (WWTW) does not currently have sufficient capacity to deal with the proposed growth at</u>	No – Additional information is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>Great Leighs. Although this is not a barrier to new development to growth, additional capacity will need to be provided to the satisfaction of Anglian Water and the Environment Agency. Additional capacity could include improvements to the existing Great Leighs WWTW and/or on-site wastewater treatment systems solutions.</u>	
170)	STRATEGIC GROWTH 6 - NORTH OF BROOMFIELD	160	Amend bullet 1 under historic and natural environment: Protect <u>Conserve or enhance</u> the setting of historic properties and <u>of nearby heritage assets and protect the setting of the nearby scheduled monument to the north of the site.</u>	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
171)	7.282	161	Amend first sentence to: ... for around 450 homes expected to be delivered between 2021/22 and 2025/26 <u>2028.</u>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
172)	7.287	162	Amend first sentence of para 7.287: The development will provide a multi secondary purpose link <u>new vehicular access</u> road into Broomfield Hospital Campus.	Yes – The additional mitigation has the potential for a significant effect for the purposes of the SA.
173)	7.287	162	Add additional sentence to the end of para. 7.287: <u>Site developers should work in partnership with the Mid-Essex Hospital Trust to facilitate this proposed new vehicular access road to the Hospital.</u>	Yes – The additional mitigation has the potential for a significant effect for the purposes of the SA.
174)	7.291	163	Amend last sentence of para. 7.291: Where the new link road affects Puddings Wood, compensatory measures which replaces and provides additional net habitat must be provided as part of the new development.	No – The amendment to a typographical error is not considered significant for the purposes of the SA.
175)	7.293	163	Amend para: Development design and layout should also take into consideration the setting of nearby historic properties along Blasford Hill, Wood House, the Coach House and Wood House Lodge, and the scheduled monument site to the north of the site, <u>and other non-listed residential properties adjoining the site.</u>	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
176)	7.301	164	Amend first sentence: for 10 Gypsy and Traveller pitches to be delivered between <u>2018</u> 2017/18 and <u>2021</u> 2020/21.	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
177)	EXISTING COMMITMENT EC3 - GREAT LEIGHS, LAND EAST OF MAIN ROAD	165	Amend bullet 3 under site planning principles <ul style="list-style-type: none"> • Protect and enhance <u>Preserve</u> the setting of listed buildings along Main Road <u>and protect the setting of the Scheduled Monument at Gubbion's Hall.</u> 	No – Additional text is for clarification and consistency and as such is not considered significant for the purposes of the SA.
178)	7.306	165	Amend second sentence to: It is expected to be delivered between <u>2019 and 2021</u> 2022-33....	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.

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179)	EXISTING COMMITMENT EC4 - EAST OF BOREHAM	167	Amend bullet 3 under site planning principles <ul style="list-style-type: none"> <u>Preserve or</u> where possible enhance the character and <u>or</u> appearance of the two conservation areas in the vicinity of the site. 	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
180)	EXISTING COMMITMENT EC4 - EAST OF BOREHAM	167	Amend bullet 4 under site planning principles <ul style="list-style-type: none"> <u>Preserve</u> the setting of surrounding listed buildings 	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
181)	7.313	167	Amend second sentence to: It is expected to be delivered between <u>2019</u> 2017/18 and <u>2022</u> 2020/22.	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
182)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	171	Amend first sentence: Land to the north of Burnham Road (B1012) and east and west of the B1418, as shown on the Policies Map, is allocated for a high-quality comprehensively-planned sustainable extension to the existing <u>town</u> neighbourhood, that maximises opportunities for sustainable travel, in a landscaped setting.	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
183)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	171	Split second bullet under Supporting On-Site development: Neighbourhood Centre incorporating provision for convenience food retail (1,900sqm) Flexible neighbourhood scale business (1,000sqm) and community and healthcare provision	No – Splitting one bullet point into two is not considered significant for the purposes of the SA.
184)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	171	Amend 7 th bullet under Movement and Access: Provide additional <u>and/or improved</u> pedestrian and cycle connections to the Town Centre <u>and railway station</u>	No – Additional text is for clarification and as such is not considered significant for the purposes of the SA.
185)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	172	Additional bullet under historic and natural environment <ul style="list-style-type: none"> <u>Conserve and enhance nearby listed buildings and their settings</u> 	Yes – Additional mitigation has the potential to reduce adverse effects on cultural heritage (SA Objective 13).
186)	STRATEGIC GROWTH SITE 7 –	172	Add additional bullet points under Site Infrastructure Requirements:	No – The additional text expands upon the transport infrastructure requirements already set out in the policy and a

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	NORTH OF SOUTH WOODHAM FERRERS		<ul style="list-style-type: none"> Capacity improvements to the A132 between Rettendon Turnpike and South Woodham Ferrers, including necessary junction improvements Multi-user crossings of the B1012 in South Woodham Ferrers which may include a bridge or underpass 	significant positive impact on transport (SA Objective 7) has already been identified. As such, the additional text is not considered significant for the purposes of the SA.
187)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	173	<p>Amend sixth bullet:</p> <p>Provision of and/or financial contributions towards, recreation disturbance avoidance and mitigation measures for European designated sites including the Crouch Estuary</p> <p>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</p>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
188)	STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	173	<p>Add new seventh bullet:</p> <ul style="list-style-type: none"> Undertake a project-level Habitats Regulations Assessment to address the impacts other than recreational disturbance 	No – Additional text provides further mitigation clarifying the requirements of the existing text and as such is not considered significant for the purposes of the SA.
189)	7.325	173	Amend second sentence to: ... and is expected to be delivered between 2021/22 and 2030/31 <u>2033</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
190)	7.330	174	Amend last sentence of para. 7.330: The location of the Travelling showpeople site within the Site Allocation will be addressed through the wider master planning process <u>for the site</u> .	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
191)	7.332	174	Amend para: Locations for <u>business</u> , office, retail and community space will need to be incorporated in a logical way to relate to local needs and maintain a balance of uses on the site and the adjoining town.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
192)	7.339	175	Amend paragraph 7.339: Impacts from development on the local and strategic road network must be mitigated, and may include appropriate road and junction <u>highway</u> improvements along Burnham Road, the roundabout junctions at the B1418, Ferrers Road and Rettendon Turnpike, and the A132 and local junctions between the Town and the A130, in line with the Highway Authority requirements. Impacts of development in <u>from within and to</u> the adjoining <u>areas including Basildon, Rochford and</u> Maldon Districts need <u>will</u> be part of this consideration.	<p>No – Text amendments are for clarification and as such is not considered significant for the purposes of the SA.</p> <p>New paragraph sets out further information on the infrastructure improvements discussed in the previous paragraph and is not considered significant for the purposes of the SA.</p>

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<p>Insert new paragraph after paragraph 7.339:</p> <p><u>Any improvements to the existing highway required to mitigate the impact of development from this strategic growth site, will be primarily focussed on junction enhancements, such as to the A132/B1012 Rettendon Turnpike, in order to improve the flow of traffic onto the strategic road network. These should not encourage through-traffic movements to use the local road network through neighbouring settlements such as Runwell and Wickford. The road network to the south of Chelmsford City Council's area, is also proposed for improvement by the Highways Authority including the A130, A127, A13 corridors. These include the A127/A130 Fairglen Interchange improvement scheme. Where appropriate, off-site mitigation of this strategic growth site should complement other relevant Highway Authority schemes to help ensure the strategic road network provides the most attractive route for through-traffic.</u></p>	
193)	7.341	175	<p>Add to end of para 7.341: <u>In addition, due to the proximity of the site to the Crouch and Roach Estuary SPA and Ramsar site, there is a need for a project level Habitats Regulations Assessment (HRA) to address the impacts other than recreational disturbance.</u></p>	No – Additional mitigation will be addressed through changes to the policy.
194)	GROWTH SITE 8: SOUTH OF BICKNACRE	176	<p>Add new bullet under Site Masterplanning principles – Historic and Natural Environment:</p> <ul style="list-style-type: none"> <u>Protect and enhance Thrift Wood Site of Special Scientific Interest (SSSI) to the south east of the site ensuring any new development provides any required mitigation measures</u> 	Yes – Additional mitigation has the potential to be significant for the purposes of the SA.
195)	STRATEGIC GROWTH SITE 8: SOUTH OF BICKNACRE	177	<p>Amend bullet 1 under historic and natural environment Protect <u>Preserve</u> the setting of Grade II listed Star House</p>	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
196)	GROWTH SITE 8: SOUTH OF BICKNACRE	177	<p>Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise,</u></p>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			<u>to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	
197)	7.346	177	Amend second sentence to: It will provide around 30 new homes expected to be delivered between 2017/18 <u>2020</u> and 2020/21 <u>2022</u> .	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
198)	7.350	177	Amend para: The Main Road frontage includes dispersed houses and cottages where the spacing and set back position of buildings, together with mature trees and woodlands, field boundaries and tracks, gives a rural character. Development should respect this rural character, which also forms part of the setting of the Grade II listed Star House. Development should also respect the Thrift Wood Site of Scientific Interest (SSSI) to the south east of the site. <u>The development will also be required to provide appropriate mitigation to avoid adverse impacts to the Thrift Wood Site of Scientific Interest (SSSI) to the south east of the site.</u>	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
199)	STRATEGIC GROWTH SITE 9 - DANBURY	178	Amend para: An allocation of 100 new homes to be accommodated within or adjoining the <u>Defined</u> Key-Service Settlement <u>Boundary</u> of Danbury. The site(s) to accommodate this allocation will be identified and consulted upon through the emerging Danbury Neighbourhood Plan.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
200)	STRATEGIC GROWTH SITE 9 - DANBURY	178	Add new sub-section to end of Policy: <u>Site Masterplanning principles:</u> <u>Conserve and enhance the Sites of Special Scientific Interest (SSSI) in and around Danbury (Blake's Wood and Lingwood Common SSSI, Woodham Walter Common SSSI, Danbury Common SSSI) ensuring any new development avoids direct impacts and mitigates indirect impacts (i.e. recreational damage) as a priority and provides any required mitigation measures where necessary (including those set within any emerging visitor impact studies / strategic solutions).</u>	No – The wording strengthens the policy however; this policy is a statement of intent to provide 100 dwellings in Danbury through sites allocated in a Neighbourhood Development Plan. Uncertainties in relation to all objectives other than housing are identified at this stage until the exact location of development is known.
201)	STRATEGIC GROWTH SITE 9 - DANBURY	178	Amend last para: Where appropriate, contributions will be collected towards recreation disturbance avoidance and mitigation measures for European designated sites. <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
202)	SPA 2 - CHELMSFORD CITY RACECOURSE SPECIAL POLICY AREA	182	Amend Policy SPA2: The Council will support proposals which provide ancillary functions to support the operation of the Racecourse, subject to good design quality; promoting more sustainable means of transport to the site and reducing use of individual trips by car; protecting and enhancing existing trees and hedgerows; <u>preserving nearby listed buildings and their settings</u> ; minimising the impact of floodlighting; minimising environmental impacts including in respect of ecology and landscape, and ensuring the full restoration of the existing minerals site.	No – Text amendment enhances the performance of the policy with regards to cultural heritage (SA Objective 13) but is not considered significant for the purposes of the SA.
203)	SPA 3 – HANNINGFIELD RESERVOIR SPECIAL POLICY AREA	183	Amend Policy SPA3: The Council will support proposals for water treatment infrastructure and ancillary development which support the role, function and operation of the Hanningfield Reservoir Treatment Works Site. This includes proposals for sustainable means of transport to the site and reducing individual trips by car; providing high-quality buildings; focusing built form around existing buildings; protecting and enhancing trees and hedgerows; avoiding adverse impacts in respect of biodiversity and landscape, and promoting the nature conservation interests and recreational uses of the reservoir <u>without impacting upon the nature conservation interests of Hanningfield Reservoir SSSI through recreational disturbance</u> . Development proposals are also expected to provide suitable SuDS and flood risk management.	No – Additional information enhances the policy but is not considered significant for the purposes of the SA.
204)	SPA5 - SANDFORD MILL SPECIAL POLICY AREA	185	Amend second paragraph of policy: Any proposals should protect <u>conserve</u> and <u>or</u> enhance nature and conservation interests, including the Green Wedge and Chelmer and Blackwater Navigation Conservation Area. Linkages to the Green Wedge should be promoted. Development within the SPA will be expected to mitigate potential effects on the European sites downstream.	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
205)	SPA6 - WRITTLE COLLEGE SPECIAL POLICY AREA	186	Amend policy to: The Council will support proposals which support the role, function and operation of Writtle University College. This include improving circulation through and links with existing College buildings; promoting more sustainable means of transport to the site and reduce individual trips by car; improving the facilities of the University College; ensuring temporary buildings are replaced with permanent structures; protecting and enhancing trees and hedgerows; protecting and enhancing <u>preserving</u> the setting of Listed Buildings, <u>protecting the</u> Scheduled Monument and King John's Hunting Lodge <u>and their settings</u> ; promoting linkages to the	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			surrounding countryside and Green Wedge; and protecting and enhancing nature conservation interests.	
206)	8.5	187	Add new sentence at end of para. 8.5: <u>Further information on the implementation of Policy HO1 Ci will be set out in the Planning Obligations Supplementary Planning Document.</u>	No – Additional text is for information and not considered significant for the purposes of the SA.
207)	8.8	187	Add new sentence at end of para. 8.8: <u>Further information on the implementation of Policy HO1 Cii will be set out in the Planning Obligations Supplementary Planning Document.</u>	No – Additional text is for information and not considered significant for the purposes of the SA.
208)	8.12	191	There is a requirement to provide 23.1% of the overall housing need as either social or affordable rented accommodation in the SHMA. <u>Government policy documents set out proposals for future legislation to require at least 10% of homes on major sites should be available for affordable home ownership.</u> The SHMA indicates there is a net need for all sizes of affordable housing. The largest net need is for two bedroom units, followed by one bedroom units.	No – Additional text is for information and not considered significant for the purposes of the SA.
209)	POLICY HO3 – GYPSY, TRAVELLER AND TRAVELLING SHOWPEOPLE SITES	193	Amend first para: The Council will make provision for the accommodation needs of Gypsy, Traveller or Travelling Showpeople, who meet the national Planning Policy for Traveller Sites (PPTS) definition, through an allocated sites within the Local Plan.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
210)	8.28	196	The protection of the City Centre and other designated centres for their retail function is a key objective of this Plan. A proliferation of A1 uses in the Employment Areas could be harmful to this objective and will be resisted. <u>With the exception of ancillary uses, Class A uses will only be permitted within designated employment areas</u> Only in exceptional circumstances, where it can be demonstrated that; the use would not materially harm the function, character and purpose of the employment area or other designated <u>or proposed</u> retail centres <u>and, the use would be</u> limited in relation to <u>both</u> overall floorspace and the extent of <u>contained in the employment area and ancillary Class A uses may be acceptable.</u>	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
211)	POLICY CO1 – GREEN BELT, GREEN WEDGES, GREEN CORRIDORS AND RURAL AREAS	200	Amend criterion B) to: They will be protected and enhanced as valued and multi-faceted landscapes for their openness and function as important green networks for wildlife, leisure and recreation, <u>flood storage capacity</u> , and for increased public access and enjoyment.....	No – Additional text enhances the policy in relation to flood risk (SA Objective 9) however; the principle of protection and enhancement of main river valleys was already established by the existing text and as such the change is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
212)	8.44	201	Amend penultimate paragraph: Where this is the case within the Rural Area, development proposals will need to accord with the relevant Green Wedges and Green Corridors Local Plan policies <u>as well</u> .	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
213)	POLICY CO3 – NEW BUILDINGS AND STRUCTURES IN GREEN WEDGES AND GREEN CORRIDORS	204	Amend criterion A) iv. to: local transport infrastructure and other essential infrastructure <u>or development which supports existing or potential utility infrastructure where which can demonstrate a requirement for a Green Wedge or Green Corridor location is appropriate and the benefits of which override the impact on the designation</u> ; or	No – The inclusion of utility infrastructure alongside transport and essential infrastructure is not considered significant for the purposes of the SA as it is a further clarification as to what infrastructure is to be considered. Utilities were already discussed in this context in the reasoned justification to the policy.
214)	8.55	206	Amend para: Essential infrastructure is defined as being infrastructure that must be situated in the location proposed for connection purposes <u>and the benefits of which override the impact of the designation</u> e.g. sewage or water connections, <u>power sources</u> , waste water recycling/treatment sites, electricity substations, emergency services or telecommunications, <u>including on-site and off-site reinforcements to existing networks</u> . Local transport infrastructure is defined as being infrastructure that must be situated in the location proposed e.g. a Park and Ride facility, new roads and bridges. Essential infrastructure will also be recognised as that proposed by statutory undertakers.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
215)	POLICY CO7 EXTENSIONS TO EXISTING BUILDINGS WITHIN THE GREEN BELT, GREEN WEDGES, GREEN CORRIDORS AND RURAL AREA	215	Amend criterion C) Rural Area: Planning permission will be granted for extensions or alterations to existing buildings where the building is located within the Rural Area and the extension or alteration would not: i. <u>be disproportionate in size, scale and proportions, such that the form and appearance would be out of keeping with the existing building, its context and surroundings be out of keeping with its context and surroundings and does not result in any other harm</u> ; and ii. adversely impact on the identified intrinsic character and beauty of the Rural Area.	No – Deletion of the criteria is not considered to be significant for the purposes of the SA.
216)	POLICY HE1 – DESIGNATED HERITAGE ASSETS	220	Amend criterion D): In addition, the above Criteria A) planning permission will only be granted for proposals that would not cause harm to the character or setting of Registered Parks or Gardens unless <u>there is a the harm is outweighed by</u> public benefit. Amend criterion E): In addition, the above Criteria A) planning permission will only be granted for proposals that would not adversely affect a Scheduled Monument or its setting unless <u>there is a the harm is outweighed by</u> public benefit.	No – The revised criteria provides enhanced protection for the historic environment. A significant positive effect has already been identified in the SA for cultural heritage (SA Objective 13).

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
217)	POLICY NE1 – ECOLOGY AND BIODIVERSITY	223	Add to end of (A) Internationally Designated Sites: <u>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive.</u>	Yes – Additional text has the potential to have a significant effect on biodiversity (SA Objective 1) for the purposes of the SA.
218)	8.106	224	Additional sentence to be added at end of para: <u>Developments adjacent to main rivers should take opportunities to improve water related biodiversity through a variety of initiatives including buffer strips, riparian tree planting, alien species removal and increasing in-channel morphology diversity.</u>	No – The additional text would further enhance the significant positive identified for this policy for biodiversity (SA Objective 1).
219)	8.109	225	Amend para: The development proposal should be informed by the results of the checklist and any relevant survey <u>and apply the mitigation hierarchy</u> and have regard to the Council's Green Infrastructure Strategy.	No – The additional information is not considered significant for the purposes of the SA.
220)	POLICY NE2 - TREE, WOODLAND AND LANDSCAPE FEATURES	225	Amend first paragraph of policy to: Planning permission will only be granted for development proposals that do not result in unacceptable harm to the health of a preserved tree, trees in a Conservation Area <u>or Registered Park and Garden</u> , preserved woodlands or ancient woodlands. Consideration will also be given to the impact of a development on aged or veteran trees found outside ancient woodlands.	No – The text amendment is for consistency and as such is not considered significant for the purposes of the SA.
221)	8.117	228	Add additional sentence to end of paragraph: <u>In order to ensure the protection of the water environment, any development must incorporate appropriate pollution prevention measures and a suitable number of SuDS treatment train components in line with latest national and local technical requirements.</u>	No – Additional text provides further information on SuDS requirements and is not considered significant for the purposes of the SA.
222)	8.128	231	Amend para: Community facilities and services include local shops, meeting places, sports and recreation venues (indoor and outdoor, including allotments), <u>tourism attractions</u> , cultural buildings, public houses and places of worship. <u>Tourist attractions would include uses such as museums, other buildings and uses of land used for cultural or other leisure purposes.</u>	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
223)	8.133	232	Amend para: The retention of all community facilities, including existing sport and leisure facilities, <u>tourist attractions and places of recreation and playing fields</u> , is paramount unless a case can be made that alternative provision will be provided in an acceptable and timely manner.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
224)	POLICY MP1 – HIGH QUALITY DESIGN	234	Add new sentence to end of policy: <u>Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.
225)	9.3	235	Amend second sentence: Good design rests upon analysis of the character of the area to create coherent and interesting places <u>rather than imposing arbitrary density requirements.</u>	No – Additional information is not considered significant for the purposes of the SA.
226)	9.8	235	Insert new para. after 9.8 for Policy MP1: <u>Applicants should consult the Council's Making Places Supplementary Planning Document for detailed design guidance.</u>	No – Additional information is not considered significant for the purposes of the SA.
227)	POLICY MP2- DESIGN AND PLACE SHAPING PRINCIPLES IN MAJOR DEVELOPMENTS	235	Amend first para: The Council will require all new major development to meet the highest <u>high</u> standards of built and urban design.	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
228)	POLICY MP2- DESIGN AND PLACE SHAPING PRINCIPLES IN MAJOR DEVELOPMENTS	235	Amend first bullet point: <ul style="list-style-type: none"> Respect the historic <u>and natural</u> environment of biodiversity and amenity interests through the provision of a range of greenspaces 	No – Text amendment is for clarification and as such is not considered significant for the purposes of the SA.
229)	POLICY MP2- DESIGN AND PLACE SHAPING PRINCIPLES IN MAJOR DEVELOPMENTS	235	Add to end of Policy: <u>The above must be in accordance with the standards as set out in Appendix A, unless it can be demonstrated that the particular site circumstances allow for a lower provision. Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.
230)	9.9	236	Add the following as penultimate sentence: <u>The Council will encourage developers to have regard to the design principles set out in the Essex Design Guide.</u>	No – Additional information is not considered significant for the purposes of the SA.
231)	9.14	237	Add new para after 9.14: <u>All new dwellings will be required to comply with the developments standards within Appendix A. Applicants should consult the Council's Making Places Supplementary Planning Document for detailed design guidance.</u>	No – Additional information is not considered significant for the purposes of the SA.
232)	POLICY MP3 -	237	Add to end of Policy: <u>Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
	SUSTAINABLE BUILDINGS			
233)	9.22	239	Add new para after 9.22: <u>Applicants should consult the Council's Making Places Supplementary Planning Document for detailed design guidance.</u>	No – Additional information is not considered significant for the purposes of the SA.
234)	POLICY MP4 - DESIGN SPECIFICATION FOR DWELLINGS AND HOUSES IN MULTIPLE OCCUPATION	239	Amend title of policy: POLICY MP4 - DESIGN SPECIFICATION FOR DWELLINGS AND HOUSES IN MULTIPLE OCCUPATION	No – Deleted text was superfluous to the existing title and as such its deletion is not considered significant for the purposes of the SA.
235)	POLICY MP4 - DESIGN SPECIFICATION FOR DWELLINGS AND HOUSES IN MULTIPLE OCCUPATION	239	Add to end of Policy: <u>Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.
236)	9.26	240	Add new para after 9.26: <u>Applicants should consult the Council's Making Places Supplementary Planning Document for detailed design guidance.</u>	No – Additional information is not considered significant for the purposes of the SA.
237)	POLICY MP6 – TALL BUILDINGS	241	Add to end of Policy: <u>Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.
238)	9.31	242	Amend third sentence: Suitable locations for tall buildings may be areas <u>that are the most well-connected by public transport whilst providing opportunities to make the most efficient use of land; and</u> around the transport interchange of the train and bus stations or large public spaces where tall structures are able to make a positive contribution to the existing character and context of an area subject to all of the above justifications.	No – Text amendments are for clarification and as such are not considered significant for the purposes of the SA.
239)	9.32	242	Add to end of Policy: <u>Detailed guidance in relation to design is contained within the Council's Making Places Supplementary Planning Document.</u>	No – Additional information is not considered significant for the purposes of the SA.
240)	MP7 – PROVISION OF BROADBAND	242	Amend policy: All new properties (residential and non-residential) shall allow for the <u>ensure</u> provision for of physical infrastructure capable of delivering at least superfast broadband as part of the build process. <u>superfast broadband in order to allow connection to that network as and when it is made available</u>	Yes – The revised wording is much more prescriptive and is potentially significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
241)	9.33	242	Insert new para. after para. 9.33: <u>Approved Document R of the Building Regulations requires building in physical infrastructure which enables copper or fibre optical cables or wireless devices capable of delivering broadband speeds greater than 30Mbps to be installed. This Policy will ensure new developments are also able to take advantage of existing and future next generation (faster) technology.</u>	No – The additional wording will be addressed through the changes to the associated policy.
242)	Tables 5-8 Monitoring Framework	246-259	Replace with tables in Annex 3	Yes – The revised monitoring framework may include new indicators of particular relevance for inclusion in Appendix K of the SA.
243)	Appendix B Housing Site Breakdown	274-275	Replace with table in Annex 4	No – Amendments to the housing site schedule are not considered significant for the purposes of the SA.
244)	Appendix C	276	<p>Amend C1- C3:</p> <p>C1 This section sets out the projected timesframes for developments within the Local Plan. There are three tables which cover:</p> <ul style="list-style-type: none"> • Housing allocations • Employment allocations • Gypsy and Traveller, and Travelling Showpeople allocations <p>C2 For each of the above, timeframes for development have been projected based on the following information:</p> <ul style="list-style-type: none"> • Published housing completions for years 2013/14 to 2017/18 • Known planning permissions and expected time frames for development, based on developers' projected build out rates (sourced from the April 2018 Housing Site Schedule) for years 2018/19 to 2022/23 • Expected time frames for the development of Pre-Submission Local Plan allocations, based on projected build out rates and information from site promoters for years 2018/19 to 2022/23 as applicable • The timing of the provision of facilities and services for a location have been factored into timeframes where applicable (e.g. the timing of school provision, utility and service provision). <p>C3 In addition to the tables there is a housing trajectory graph included within the housing section.</p> <p>Replace with Development Trajectories in Annex 5. – Replace Figure 15: 2013-2036 Housing Trajectory in Annex 5.</p>	No – The change to the delivery timeframe is not considered significant for the purposes of the SA.
245)	Appendix D	286	Amend D2: The detail in relation to these provisions needs to be carried forward as some parcels / phases of development are not yet fully implemented but will continue to be relied on into the plan period and beyond. The detail in relation to these provisions needs to be carried forward as some parcels / phases of	No – Text amendments are for clarification and as such are not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
			development are not yet fully implemented but will continue to be relied on into the plan period and beyond. Some of the provisions relate to Strategic Growth Site 4 North East Chelmsford, and where this is the case the new allocation will supersede the provisions in Appendix D. <u>The provisions within Appendix D only relate to the implementation of the NCAAP masterplan area. Some of the provisions in Appendix D cover areas outside of the NCAAP masterplan area as now shown on the Local Plan Policies Map (Masterplan Area for Existing Committed Development). This includes part of Strategic Growth Site 4 North East Chelmsford. Where this is the case, the new Growth Site 4 North East allocation and its subsequent masterplan supersedes the provisions in Appendix D.</u>	
246)	Appendix D	286	Amend D3: These <u>The provisions in Appendix D are</u> have not <u>been</u> subject to consultation <u>through the preparation of the new Local Plan.</u>	No – Text amendments are for clarification and as such are not considered significant for the purposes of the SA.
247)	Appendix E	357	Add: <u>Chelmsford Health and Wellbeing Plan 2016-2019</u> www.chelmsford.gov.uk/ resources/assets/attachment/full/0/1160992.pdf	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
248)	Appendix E	357	Add: <u>Mechanism for the Consideration of Unmet Housing Need (EPOA) – September 2017</u> www.chelmsford.gov.uk/ resources/assets/attachment/full/0/1160993.pdf	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
249)	Appendix E	357	Add: <u>CCC Masterplan Procedure for Local Plan Development Allocations to 2036</u>	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
250)	Appendix E	357	Add: <u>Rights of Way Improvement Plan 2009</u> http://www.essexhighways.org/uploads/files/final-rowip.pdf	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
251)	Appendix E	357	Add: <u>Essex Design Guide</u> www.essexdesignguide.co.uk	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
252)	Appendix E	357	Add: <u>Local Wildlife Sites Selection Criteria</u>	No – Addresses an omission from the evidence base list and is not considered significant for the purposes of the SA.
253)	MAP 1		Amend open space and employment notations at Chelmer Village Way	No – Amendment to map is not considered significant for the purposes of the SA.
254)	MAP 1		Amend alignment of RDR1	No – Amendment to map is not considered significant for the purposes of the SA.
255)	MAP 1		Add '4' to Country Park forming part of SGS4	No – Amendment to map is not considered significant for the purposes of the SA.
256)	MAP 1		Add '3a' to Country Park forming part of SGS3a	No – Amendment to map is not considered significant for the purposes of the SA.
257)	MAP 1		Amend open space notation to include open space at Little Channels Golf Course	No – Amendment to map is not considered significant for the purposes of the SA.
258)	MAP 2		Amend location of 'Proposed Bridge' connecting CW1d (Strategic Growth Site 1a Chelmer Waterside) to the northern area of the allocation	No – Amendment to map is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
259)	MAP 2		Delete Housing Site allocation 1b from Essex Police HQ	No – Amendment to map is not considered significant for the purposes of the SA.
260)	MAP 2		Add open space notation for open space at Site 1d Former St Peters College	No – Amendment to map is not considered significant for the purposes of the SA.
261)	MAP 2		Reinstate full Employment Area notation around Teledyne e2v, Meteor Way	No – Amendment to map is not considered significant for the purposes of the SA.
262)	MAP 8		Amend to indicate indicative new access road into Broomfield Hospital	No – Amendment to map is not considered significant for the purposes of the SA.
263)	MAP 8		Extend Defined Settlement Boundary around Southwood House, Woodhouse Lane, Broomfield	No – Amendment to map is not considered significant for the purposes of the SA.
264)	MAP 8		Amend open space notation to include open space at Little Channels Golf Course	No – Amendment to map is not considered significant for the purposes of the SA.
265)	MAP 9		Amend the Rural Employment Area notation at Whitbreads Business Centre	No – Amendment to map is not considered significant for the purposes of the SA.
266)	MAP 11		Amend the delineation of the Open Space at the playground between Filliol Close and Catherine Close to include the whole of the land purchased as open space by the Parish Council	No – Amendment to map is not considered significant for the purposes of the SA.
267)	MAP 15		Amend Defined Settlement Boundary at 24 Souther Cross Road, Good Easter	No – Amendment to map is not considered significant for the purposes of the SA.
268)	MAP 21		Include 23 The Street, Little Waltham within Defined Settlement Boundary and remove from the Green Corridor	No – Amendment to map is not considered significant for the purposes of the SA.
269)	MAP 21		Amend open space notation to include open space at Little Channels Golf Course	No – Amendment to map is not considered significant for the purposes of the SA.
270)	MAP 10	-	Amend Essex Wildlife Trust Backwarden, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
271)	Chelmsford South	-	Amend Essex Wildlife Trust Crowsheath Wood, South Hanningfield Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
272)	MAP 24	-	Amend Essex Wildlife Trust Crowsheath Wood, South Hanningfield Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
273)	Chelmsford South	-	Amend Essex Wildlife Trust Hanningfield Reservoir Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
274)	MAP 20	-	Add new notation for Essex Wildlife Trust Heather Hills, Danbury Nature Reserve	No – Amendment to map is not considered significant for the purposes of the SA.
275)	MAP 10	-	Amend Essex Wildlife Trust Hitchcock's Meadow, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
276)	MAP 10	-	Amend Essex Wildlife Trust Little Baddow Heath, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.

Ref No.	Para/Policy/ Figure/ Table/ Map ref	Local Plan Page	Proposed Additional Change	Are There Implications for the Appraisal Arising from the Additional Changes
277)	MAP 1	-	Amend Essex Wildlife Trust Little Waltham Meadows Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
278)	MAP 8	-	Amend Essex Wildlife Trust Little Waltham Meadows Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
279)	MAP 1	-	Amend Essex Wildlife Trust Newland Grove Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
280)	Chelmsford North	-	Amend Essex Wildlife Trust Pheasant House Farm, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
281)	Chelmsford South	-	Amend Essex Wildlife Trust Pheasant House Wood, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
282)	MAP 10	-	Amend Essex Wildlife Trust Pheasant House Wood, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
283)	MAP 16	-	Amend Essex Wildlife Trust Phyllis Currie Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
284)	MAP 16	-	Amend Essex Wildlife Trust Sandylay and Moat Woods Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
285)	MAP 10	-	Amend Essex Wildlife Trust Spring Wood, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
286)	MAP 1	-	Amend Essex Wildlife Trust Waterhall Meadows, Danbury Nature Reserve notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.
287)	MAP 3	-	Amend Essex Wildlife Trust Woodham Fen Nature notation to align with Essex Wildlife Trust notation	No – Amendment to map is not considered significant for the purposes of the SA.

Appendix C

Definitions of Significance

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	• Will it conserve and enhance international designated nature conservation sites (Special Areas of Conservation, Special Protection Areas and Ramsars)?	++	Significant Positive	The policy/proposal would have a positive effect on European or national designated sites, habitats or species (e.g. enhancing habitats, creating additional habitat or increasing protected species populations). The policy/proposal would create new habitat and link it with existing habitats or significantly improve existing habitats to support local biodiversity. The policy/proposal would have major positive effects on protected geologically important sites. The policy/proposal would significantly enhance Chelmsford City Area's green infrastructure network.
	• Will it conserve and enhance nationally designated nature conservation sites such as Sites of Special Scientific Interest?	+	Positive	The policy/proposal would have a positive effect on sub-regional/local designated sites, habitats or species. The policy/proposal would improve existing habitats to support local biodiversity. The policy/proposal would have positive effects on protected geologically important sites. The policy/proposal would enhance Chelmsford City Area's green infrastructure network.
	• Will it conserve and enhance Local Nature Reserves, Local Wildlife Sites and Ancient Woodland?	0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.
	• Will it avoid damage to, and protect, geologically important sites? • Will it conserve and enhance species diversity, and in particular avoid harm to indigenous species of	-	Negative	The policy/proposal would have negative effects on sub-regional or local designated sites, habitats or species (e.g. short term loss of habitats, loss of species and temporary effects on the functioning of ecosystems). The policy/proposal would lead to short-term disturbance of existing habitat but would not have long-term effects on local biodiversity. The policy/proposal would have minor negative effects on protected geologically important sites. The policy/proposal would adversely affect Chelmsford City Area's green infrastructure network.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> principal importance, or priority species and habitats? Will it provide opportunities for new habitat creation or restoration and link existing habitats as part of the development process? Will it enhance ecological connectivity and maintain and improve the green infrastructure network, providing green spaces that are well connected and biodiversity rich? Will it provide opportunities for people to access the natural environment including green and blue infrastructure? Will it conserve and enhance species diversity, and in particular, avoid harm to indigenous Biodiversity Action Plan priority habitats and species and protected species? 	--	Significant Negative	<p>The policy/proposal would have negative effects on European or national designated sites, habitats and/or protected species (i.e. on the interest features and integrity of the site, by preventing any of the conservation objectives from being achieved or resulting in a long term decrease in the population of a priority species). These effects could not be reasonably mitigated.</p> <p>The policy/proposal would result in significant, long term negative effects on non-designated sites (e.g. through significant loss of habitat leading to a long term loss of ecosystem structure and function).</p> <p>The policy/proposal would have significant negative effects on protected geologically important sites.</p> <p>The policy/proposal would have a significant adverse effect on Chelmsford City Area's green infrastructure network.</p>
		~	No Relationship	There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.
		?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	<ul style="list-style-type: none"> Will it meet the City's objectively assessed housing need, providing a range of housing types to meet current and emerging need for market and affordable housing? Will it reduce the level of homelessness? Will it help to ensure the provision of good quality, well designed homes? 	++	Significant Positive	The policy/proposal would provide a significant increase to housing supply and would provide access to decent, affordable housing for residents with different needs (e.g. housing sites with capacity for 100 or more units).
		+	Positive	<p>The policy/proposal would provide an increase to housing supply and would provide access to decent, affordable housing for residents with different needs (e.g. housing sites of between 1 and 99 units).</p> <p>The policy/proposal would make use of/improve existing buildings or unfit, empty homes.</p> <p>The policy/proposal would promote high quality design.</p> <p>The policy/proposal would deliver sufficient pitches to meet requirements for Gypsies, Travellers and Travelling Showpeople.</p>
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> Will it deliver pitches required for Gypsies, Travellers and Travelling Showpeople? 	<div>-</div> <div>--</div> <div>~</div> <div>?</div>	Negative Significant Negative No Relationship Uncertain	<p>The policy/proposal would reduce the amount of affordable, decent housing available (e.g. a net loss of between 1 and 99 dwellings).</p> <p>The policy/proposal would significantly reduce the amount of affordable, decent housing available. (e.g. a net loss of 100+ dwellings).</p> <p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p> <p>The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.</p>
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	<ul style="list-style-type: none"> Will it provide a flexible supply of high quality employment land to meet the needs of existing businesses and attract inward investment? Will it maintain and enhance economic competitiveness? Will it strengthen the convenience shopping role in Chelmsford City Centre and ensure that the neighbourhood and local centres continue to perform a strong convenience goods role which serves local needs? Will it support the growth of new sectors including those linked to the Anglia Ruskin University? Will it help to diversify the local economy? Will it provide good quality, well paid employment 	<div>++</div> <div>+</div> <div>0</div> <div>-</div> <div>--</div> <div>~</div>	Significant Positive Positive Neutral Negative Significant Negative No Relationship	<p>The policy/proposal would significantly encourage investment in businesses, people and infrastructure which would lead to a more diversified economy, maximising viability of the local economy and reducing out-commuting (e.g. it would deliver over 1 ha of employment land).</p> <p>The policy/proposal would result in the creation of new educational institutions.</p> <p>The policy/proposal would encourage investment in businesses, people and infrastructure (e.g. delivering between 0.1 and 0.99 ha of employment land).</p> <p>The policy/proposal would provide accessible employment opportunities.</p> <p>The policy/proposal would support diversification of the rural economy.</p> <p>The policy/proposal would deliver residential development in close proximity to a major employment site (i.e. within 2,000m walking distance or 30mins travel time by public transport).</p> <p>The policy/proposal would support existing educational institutions.</p> <p>The policy/proposal would support economic growth in the low carbon sector.</p> <p>The policy/proposal would not have any effect on the achievement of the objective.</p> <p>The policy/proposal would have negative effects on businesses, the local economy and local employment (e.g. it would result in the loss of between 0.1 and 0.99 ha of employment land).</p> <p>The policy/proposal would have significant negative effects on business, the local economy and local employment (e.g. policy/proposal would lead to the closure or relocation of existing significant local businesses, loss of employment land of 1 ha or more, or would affect key sectors).</p> <p>The policy/proposal would result in the loss of existing educational establishments without replacement provision elsewhere within the Chelmsford City Area.</p> <p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p>

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<p>opportunities that meet the needs of local people?</p> <ul style="list-style-type: none"> Will it improve the physical accessibility of jobs? Will it support rural diversification and economic development? Will it promote a low carbon economy? Will it reduce out-commuting? Will it improve access to training to raise employment potential? Will it promote investment in educational establishments? 	?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	<ul style="list-style-type: none"> Will it support and enhance the City of Chelmsford by attracting new commercial investment and reinforcing the City's attractiveness? Will it encourage more people to live in urban areas? Will it enhance the public realm? Will it enhance the viability and vitality of South Woodham Ferrers town centre and secondary local centres? Will it tackle deprivation in the most deprived areas, promote social inclusion and mobility and reduce inequalities in access to 	++	Significant Positive	<p>The policy/proposal would significantly enhance the attractiveness of the main urban area of Chelmsford as a place to invest, live, work and visit.</p> <p>The policy/proposal would create new, or significantly enhance existing, community facilities and services.</p> <p>The policy/proposal would significantly improve social and environmental conditions within deprived areas and support regeneration.</p> <p>The policy/proposal would ensure that new residential development is located in close proximity to a wide range of services and facilities (e.g. within 800 m of a wide range of services and/or the City Centre or South Woodham Ferrers town centre).</p> <p>The policy/proposal would significantly enhance the vitality and viability of South Woodham Ferrers town centre and/or villages.</p>
		+	Positive	<p>The policy/proposal would enhance the attractiveness of the main urban area of Chelmsford as a place to invest, live, work and visit.</p> <p>The policy/proposal would enhance existing community facilities and services.</p> <p>The policy/proposal would improve social and environmental conditions within deprived areas.</p> <p>The policy/proposal would ensure that new residential development is located in close proximity to some services and facilities (e.g. within 800 m of a key service).</p> <p>The policy/proposal would enhance the vitality and viability of South Woodham Ferrers town centre and/or villages.</p>
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> education, employment and services? Will it support rural areas by providing jobs, facilities and housing to meet needs? Will it maintain and enhance community facilities and services? Will it increase access to schools and colleges? Will it enhance accessibility to key community facilities and services? Will it align investment in services, facilities and infrastructure with growth? Will it contribute to regeneration initiatives? Will it foster social cohesion? 	<div>-</div> <div>--</div> <div>~</div> <div>?</div>	Negative Significant Negative No Relationship Uncertain	<p>The policy/proposal would undermine the attractiveness of the main urban area of Chelmsford as a place to invest, live, work and visit.</p> <p>The policy/proposal would reduce the accessibility, availability and quality of existing community facilities and services.</p> <p>The policy/proposal would result in new residential development being located away from existing services and facilities (e.g. in excess of 2,000 m from a wide range of services).</p> <p>The policy/proposal would have an adverse effect on the vitality and viability of South Woodham Ferrers town centre and/or villages.</p> <p>The policy/proposal would substantially undermine the attractiveness of the main urban area of Chelmsford as a place to invest, live, work and visit leading to an outflow of the population and disinvestment.</p> <p>The policy/proposal would result in the loss of existing community facilities and services without their replacement elsewhere within the Chelmsford City Area.</p> <p>The policy/proposal would have a significantly adverse effect on the vitality and viability of South Woodham Ferrers town centre and villages.</p> <p>The policy/proposal would result in new residential development being inaccessible to existing services and facilities.</p> <p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p> <p>The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.</p>
5. Health and Wellbeing: To improve the health and wellbeing being of those living and working in the Chelmsford City Area.	<ul style="list-style-type: none"> Will it avoid locating development where environmental circumstances could negatively impact on people's health? Will it maintain and improve access to green infrastructure, open space, leisure and recreational facilities? Will it maintain and enhance Public Rights of Way and Bridleways? Will it promote healthier lifestyles? 	<div>++</div> <div>+</div> <div>0</div>	Significant Positive Positive Neutral	<p>The policy/proposal would have strong and sustained impacts on healthy lifestyles and improve well-being through physical activity, recreational activity, improved environmental quality, etc. Different groups within the society are taken into consideration.</p> <p>The policy/proposal would ensure that new residential development is located in close proximity to a range of healthcare facilities (e.g. within 800 m of a GP surgery and open space).</p> <p>The policy/proposal would deliver new healthcare facilities and/or open space.</p> <p>The policy/proposal would significantly reduce the level of crime through design and other safety measures.</p> <p>The policy/proposal would promote healthy lifestyles and improve well-being through physical activity, recreational activity, improved environmental quality, etc. Different groups within the society are taken into consideration.</p> <p>The policy/proposal would ensure that new residential development is located in close proximity to a healthcare facility (e.g. within 800 m of a GP surgery or open space).</p> <p>The policy/proposal would reduce crime through design and other safety measures.</p> <p>The policy/proposal would not have any effect on the achievement of the objective.</p>

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> Will it meet the needs of an ageing population? Will it support those with disabilities? Will it support the needs of young people? Will it maintain and enhance healthcare facilities and services? Will it align investment in healthcare facilities and services with growth to ensure that there is capacity to meet local needs? Will it encourage sustainable food production to reduce food miles, such as community gardens or allotments? Will it improve access to healthcare facilities and services? Will it promote community safety? Will it reduce actual levels of crime and anti-social behaviour? Will it reduce the fear of crime? Will it promote design that discourages crime? 	-	Negative	<p>The policy/proposal would reduce access to healthcare facilities and open space.</p> <p>The policy/proposal would deliver residential development in excess of 800 m from a GP surgery and/or open space.</p> <p>The policy/proposal would lead to an increase in reported crime and the fear of crime in the district.</p> <p>The policy/proposal would have effects which could cause deterioration of health.</p>
		--	Significant Negative	<p>The policy/proposal would result in the loss of healthcare facilities and open space without their replacement elsewhere within the Chelmsford City Area.</p> <p>The policy/proposal would lead to a significant increase in reported crime and the fear of crime.</p> <p>The policy/proposal would have significant effects which would cause deterioration of health within the community (i.e. increase in pollution)</p>
		~	No Relationship	<p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p>
		?	Uncertain	<p>The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.</p>
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in	<ul style="list-style-type: none"> Will it reduce travel demand and the distance people travel for jobs, employment, leisure and services and facilities? 	++	Significant Positive	<p>The policy/proposal would significantly reduce need for travel, road traffic and congestion (e.g. new development is within 400 m walking distance of all services).</p> <p>The policy/proposal would create opportunities/incentives for the use of sustainable travel/transport of people/goods.</p> <p>The policy/proposal would significantly reduce out-commuting.</p> <p>The policy/proposal would support investment in transportation infrastructure and/or services.</p>

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
infrastructure with growth.	• Will it reduce out-commuting?	+	Positive	The policy/proposal would reduce need for travel (e.g. new development is within 400m of one or more services).
	• Will it encourage a shift to more sustainable modes of transport?	0	Neutral	The policy/proposal would encourage the use of sustainable travel/transport of people/goods.
	• Will it encourage walking, cycling and the use of public transport?	-	Negative	The policy/proposal would not have any effect on the achievement of the objective.
	• Will it help to reduce traffic congestion and improve road safety?	--	Significant Negative	The policy/proposal would increase the need for travel by less sustainable forms of transport, increasing road traffic and congestion.
	• Will it deliver investment in transportation infrastructure that supports growth in the Chelmsford City Area?	~	No Relationship	The policy/proposal would deliver new development in excess of 400 m from public transport services/cycle routes.
	• Will it locate new development in locations that support and make best use of committed investment in strategic infrastructure?	?	Uncertain	The policy/proposal would significantly increase the need for travel by less sustainable forms of transport, substantially increasing road traffic and congestion.
	• Will it support the expansion, or provision of additional, park and ride facilities?			The policy/proposal would result in the loss of transportation infrastructure and/or services.
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	• Will it enhance Chelmsford's role as a key transport node?			There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.
	• Will it reduce the level of freight movement by road?			The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
	• Will it promote the use of previously developed (brownfield) land and minimise the loss of greenfield land?	++	Significant Positive	The policy/proposal would encourage significant development on brownfield land.
	• Will it avoid the loss of agricultural land including best and most versatile land?	+	Positive	The policy/proposal would result in existing land / soil contamination being removed.
		0	Neutral	The policy/proposal would protect best and most versatile agricultural land.
		-	Negative	The policy/proposal would encourage development on brownfield.
				The policy/proposal would not have any effect on the achievement of the objective.
				The policy/proposal would result in development on greenfield or would create conflicts in land-use.
				The policy/proposal would result in the loss of agricultural land.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> Will it reduce the amount of derelict, degraded and underused land? Will it encourage the reuse of existing buildings and infrastructure? Will it prevent land contamination and facilitate remediation of contaminated sites? 	<div>--</div> <div>~</div> <div>?</div>	<div>Significant Negative</div> <div>No Relationship</div> <div>Uncertain</div>	<p>The policy/proposal would result in the loss of best and most versatile agricultural land. The policy/proposal would result in land contamination.</p> <p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p> <p>The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.</p>
8. Water: To conserve and enhance water quality and resources.	<ul style="list-style-type: none"> Will it result in a reduction of run-off of pollutants to nearby water courses that lead to a deterioration in existing status and/or failure to achieve the objective of good status under the Water Framework Directive? Will it improve ground and surface water quality? Will it reduce water consumption and encourage water efficiency? Will it ensure that new water/wastewater management infrastructure is delivered in a timely manner to support new development? 	<div>++</div> <div>+</div> <div>0</div> <div>-</div> <div>--</div> <div>~</div>	<div>Significant Positive</div> <div>Positive</div> <div>Neutral</div> <div>Negative</div> <div>Significant Negative</div> <div>No Relationship</div>	<p>The policy/proposal would lead to a significant reduction of wastewater, surface water runoff and pollutant discharge so that the quality of groundwater and/or surface water would be significantly improved and all water targets (including those relevant to biological and chemical quality) would be met/exceeded.</p> <p>The policy/proposal would lead to a significant reduction in the demand for water. The policy/proposal would support investment in water resources infrastructure.</p> <p>The policy/proposal would lead to a reduction of wastewater, surface water runoff and/or pollutant discharge so that the quality of groundwater or surface water would be improved and some water targets (including those relevant to biological and chemical quality) would be met/exceeded.</p> <p>The policy/proposal would lead to a reduction in the demand for water.</p> <p>The policy/proposal would not have any effect on the achievement of the objective.</p> <p>The policy/proposal would lead to an increase in the amount of waste water, surface water runoff and pollutant discharge so that the quality of groundwater or surface water would be reduced.</p> <p>The policy/proposal would lead to an increase in the demand for water.</p> <p>The policy/proposal would lead to a significant increase in the amount of wastewater, surface water runoff and pollutant discharge so that the quality of groundwater or surface water would be decreased and water targets would not be met.</p> <p>The policy/proposal would lead to deterioration of the current WFD classification.</p> <p>The policy/proposal would lead to a significant increase in the demand for water placing the Essex Water Resources Zone in deficit over the lifetime of the Essex and Suffolk Water Resources Management Plan.</p> <p>The policy/proposal would result in the capacity of existing wastewater management infrastructure being exceeded without appropriate mitigation.</p> <p>There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.</p>

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
		?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	<ul style="list-style-type: none"> Will it help to minimise the risk of flooding to existing and new developments/infrastructure? Will it manage effectively, and reduce the likelihood of, flash flooding, taking into account the capacity of sewerage systems? Will it discourage inappropriate development in areas at risk from flooding and promote the sequential test? 	++	Significant Positive	The policy/proposal would significantly reduce flood risk to new or existing infrastructure or communities (currently located within the 1 in 100 year floodplain).
		+	Positive	The policy/proposal would reduce flood risk to new or existing infrastructure or communities (currently located 1 in 1000 year floodplain).
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective. It is anticipated that the policy will neither cause nor exacerbate flooding in the catchment.
		-	Negative	The policy/proposal would result in an increased flood risk within the 1 to 1000 year floodplain. The policy/proposal would result in development being located within Flood Zone 2.
		--	Significant Negative	The policy/proposal would result in an increased flood risk within the 1 to 100 year floodplain. The policy/proposal would result in development being located within Flood Zone 3.
		~	No Relationship	There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> Will it ensure that new development does not give rise to flood risk elsewhere? Will it deliver Sustainable Drainage Systems (SUDs) and promote investment in flood defences that reduce vulnerability to flooding? Will it encourage the use of multifunctional areas and landscape design for drainage? Will it help to discourage inappropriate development in areas at risk from coastal erosion? Will it help to manage and reduce the risks associated with coastal erosion and support the implementation of the Essex and South Suffolk Shoreline Management Plan? 	?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
10. Air: To improve air quality.	<ul style="list-style-type: none"> Will it maintain and improve air quality? Will it address air quality issues in the Army and Navy Air Quality Management Area and prevent new designations of Air Quality Management Areas? Will it avoid locating development in areas of existing poor air quality? Will it minimise emissions to air from new development? 	++	Significant Positive	The policy/proposal would significantly improve air quality and result in air quality targets being met/exceeded and the Army and Navy Air Quality Management Area (AQMA) being removed (or the area under the AQMA being reduced).
		+	Positive	The policy/proposal would improve air quality.
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.
		-	Negative	The policy/proposal would lead to a decrease in air quality.
		--	Significant Negative	The policy/proposal would lead to a decrease in air quality and would result in the area of the Army and Navy AQMA having to be extended or new AQMAs being declared.
		~	No Relationship	The policy/proposal would result in new development being located within the Army and Navy AQMA.
				There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
		?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	<ul style="list-style-type: none"> Will it minimise energy use and reduce or mitigate greenhouse gas emissions? Will it plan or implement adaptation measures for the likely effects of climate change? Will it support the delivery of renewable and low carbon energy and reduce dependency on non-renewable sources? Will it promote sustainable design that minimises greenhouse emissions and is adaptable to the effects of climate change? 	++	Significant Positive	The policy/proposal would significantly reduce greenhouse gas emissions from the Chelmsford City Area. The policy/proposal would significantly reduce energy consumption or increase the amount of renewable energy being used/generated.
		+	Positive	The policy/proposal would reduce greenhouse gas emissions from the Chelmsford City Area. The policy/proposal would increase resilience/decrease vulnerability to climate change effects. The policy/proposal would reduce energy consumption or increase the amount of renewable energy being used/generated. The policy/proposal would support/encourage sustainable design.
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.
		-	Negative	The policy/proposal would lead to an increase in greenhouse gas emissions from the Chelmsford City Area. The policy/proposal would not increase resilience/decrease vulnerability to climate change effects.
		--	Significant Negative	The policy/proposal would lead to a significant increase in greenhouse gas emissions from the Chelmsford City Area. The policy/proposal would increase vulnerability to climate change effects.
		~	No Relationship	There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.
		?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	<ul style="list-style-type: none"> Will it minimise the demand for raw materials? Will it promote the use of local resources? Will it reduce minerals extracted and imported? Will it increase efficiency in the use of raw materials and promote recycling? 	++	Significant Positive	The policy/proposal would reduce the amount of waste generated through prevention, minimisation and re-use. The policy/proposal would significantly reduce the amount of waste going to landfill through recycling and energy recovery. The policy/proposal would support/encourage investment in waste management facilities.
		+	Positive	The policy/proposal would reduce the amount of waste going to landfill through recycling and energy recovery. The policy/proposal would encourage the use of sustainable materials.
		0	Neutral	The policy/proposal would not have any effect on the achievement of the objective.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	<ul style="list-style-type: none"> Will it avoid sterilising minerals extraction sites identified by the Essex Minerals Local Plan? Will it reduce waste arisings? Will it increase the reuse and recycling of waste? Will it support investment in waste management facilities to meet local needs? Will it support the objectives and proposals of the Essex Minerals Local Plan? 	<div>-</div> <div>--</div> <div>~</div> <div>?</div>	Negative Significant Negative No Relationship Uncertain	The policy/proposal would result in an increased amount of waste going to landfill. The policy/proposal would increase the demand for local resources. The policy/proposal would result in a significantly increased amount of waste going to landfill. The policy/proposal would significantly increase the demand for local resources. The policy/proposal would result in inappropriate development within a Minerals Safeguarding Area. There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible. The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	<ul style="list-style-type: none"> Will it help to conserve and enhance existing features of the historic environment and their settings, including archaeological assets? Will it tackle heritage assets identified as being 'at risk'? Will it promote sustainable repair and reuse of heritage assets? Will it protect or enhance the significance of designated heritage assets? Will it protect or enhance the significance of non-designated heritage assets? Will it promote local cultural distinctiveness? Will it help to conserve historic buildings, places and spaces that enhance local distinctiveness, character and appearance through 	<div>++</div> <div>+</div> <div>0</div> <div>-</div> <div>--</div> <div>~</div>	Significant Positive Positive Neutral Negative Significant Negative No Relationship	The policy/proposal would protect and enhance the sites, areas and features of historic, cultural, archaeological and architectural interest with national designations (including their setting). The policy/proposal will make use of historic buildings, spaces and places through sensitive adaption and re-use allowing these distinctive assets to be accessed. The policy/proposal would result in an assets(s) being removed from the At Risk Register. The policy/proposal would protect and enhance the sites, areas and features of historic, cultural, archaeological and architectural interest with local designations (including their setting). The policy/proposal will increase access to historical/cultural/archaeological/architectural buildings/spaces/places. The policy/proposal would not have any effect on the achievement of the objective. The policy/proposal would lead to deterioration of the sites, areas and features of historic, cultural, archaeological and architectural interest with local designations. The policy/proposal would temporarily restrict access to historical/cultural/archaeological/architectural buildings/spaces/places. The policy/proposal would lead to deterioration of the sites, areas and features of historic, cultural, archaeological and architectural interest with national designation or result in the destruction of heritage assets (national or local). The policy/proposal would permanently restrict access to historical/cultural/archaeological/architectural buildings/spaces/places. The policy/proposal would result in an asset being placed on the At Risk Register. There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.

SA Objective	Guide Questions	Effect	Description	Illustrative Guidance
	sensitive adaptation and re-use? <ul style="list-style-type: none"> Will it improve and promote access to buildings and landscapes of historic/cultural value? Will it recognise, conserve and enhance the inter-relationship between the historic and natural environment? 	?	Uncertain	The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	<ul style="list-style-type: none"> Will it conserve and enhance landscape character and townscapes? Will it promote high quality design in context with its urban and rural landscape? Will it avoid inappropriate development in the Green Belt and ensure the Green Belt endures? Will it help to conserve and enhance the character of the undeveloped coastline? Will it avoid inappropriate erosion to the Green Wedges? 	++	Significant Positive	The policy/proposal would offer potential to significantly enhance landscape/townscape character.
		+	Positive	The policy/proposal would ensure the long term protection of the Green Belt.
		0	Neutral	The policy/proposal would offer potential to enhance landscape/townscape character.
		-	Negative	The policy/proposal would not have any effect on the achievement of the objective.
		--	Significant Negative	The policy/proposal would have an adverse effect on landscape/townscape character.
		~	No Relationship	The policy/proposal would have a significant adverse effect on landscape/townscape character.
		?	Uncertain	The policy/proposal would result in inappropriate development in the Green Belt or affect the permanence of the Green Belt boundary.
				There is no clear relationship between the policy/proposal and the achievement of the objective or the relationship is negligible.
				The policy/proposal has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an assessment to be made.

Appendix D

Revised Assessment of Local Plan Policies

Key to Appraisals

Score	Description	Symbol
Significant Positive Effect	The policy contributes significantly to the achievement of the objective.	++
Minor Positive Effect	The policy contributes to the achievement of the objective but not significantly.	+
Neutral	The policy does not have any effect on the achievement of the objective	0
Minor Negative Effect	The policy detracts from the achievement of the objective but not significantly.	-
Significant Negative Effect	The policy detracts significantly from the achievement of the objective.	--
No Relationship	There is no clear relationship between the policy and the achievement of the objective or the relationship is negligible.	~
Uncertain	The policy has an uncertain relationship to the objective or the relationship is dependent on the way in which the aspect is managed. In addition, insufficient information may be available to enable an appraisal to be made.	?

NB: where more than one symbol/colour is presented in a box it indicates that the appraisal has identified both positive and negative effects. Where a box is coloured but also contains a '?', this indicates uncertainty over whether the effect could be a minor or significant effect although a professional judgement is expressed in the colour used. A conclusion of uncertainty arises where there is insufficient evidence for expert judgement to conclude an effect.

Creating Sustainable Development (Strategic Policies S2 – S7)

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	+	+	0	0	++	+	++	<p>Likely Significant Effects</p> <p>The Chelmsford City Council Administrative Area (the City Area) has a rich and diverse biodiversity including three designated European sites: Crouch and Roach Estuaries (Mid-Essex Coast Phase 3) SPA; Crouch and Roach Estuaries Ramsar; and the Essex Estuaries SAC and eight SSSIs as well as a range of LNRs and LoWSs. It also contains examples of 14 of the 20 habitats included in the Essex Biodiversity Action Plan. Its extensive green infrastructure includes the valleys and flood plain of the Rivers Chelmer, Wid and Can. The policies in this section of the Pre-Submission Local Plan will help to protect and enhance the Chelmsford City Area's biodiversity and green infrastructure. In particular, Policy S6 specifically concerns the protection and enhancement of networks of biodiversity and green infrastructure in the Chelmsford City Area including designated sites. It sets out that "<i>The Council will plan for a multifunctional network of green infrastructure which protects, enhances and, where possible, restores ecosystems, securing a net gain in biodiversity across the Council's area. The needs and potential of biodiversity will be considered together with those of natural, historic and farming landscapes, the promotion of health and wellbeing, sustainable travel, water management and climate change adaptation.</i>" It also requires that "<i>Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted...</i>" The protection of water quality and use of SUDS, as supported by the reasoned justification to this policy, can also protect biodiversity promote opportunities for habitat and species enhancement in the area. Overall, Policy S6 has therefore been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 promotes sustainable development and sets out that the Council will support proposals which (inter alia) secure development that improves the environmental conditions in the area. Policy S3, meanwhile, may generate positive effects on biodiversity by reducing greenhouse gas emissions and supporting climate change adaptation. Policy S7 will help to ensure that existing green spaces are protected and that provision is made as part of new residential and employment development. These spaces will provide important elements of green infrastructure in the Chelmsford City Area which can also provide habitats for a variety of species. Overall, Policies S2, S3 and S7 have been assessed as having a positive effect on this objective.</p> <p>Policies S4 and S5 have been assessed as having a neutral effect on this objective.</p> <p>Cumulatively, the policies in this section have been assessed as having a significant positive effect on this objective.</p> <p>Mitigation</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	++	0	0/?	-/?	-/?	0	++/-	<p>Likely Significant Effects</p> <p>The presumption in favour of sustainable development set out in Policy S2 and the commitment that the Council “<i>will work proactively with applicants to find solutions which mean that proposals can be approved wherever possible, and to secure development that improves the economic, social and environmental conditions in the area</i>” will help to ensure that the housing needs of the Chelmsford City Area are met. This has been assessed as having a significant positive effect on this objective.</p> <p>The conservation and enhancement of the historic environment (Policy S5) and natural environment (Policy S6) may restrict the delivery of housing and in consequence, negative effects have been identified in respect of these policies (although this would be dependent on the exact location of development proposals).</p> <p>Policies S3, S4 and S7 are considered to have a neutral effect on achievement of this objective. Although the promotion of Neighbourhood Plans in the area under Policy S4 may increase the supply of housing, the effect is uncertain and dependent on the scope/content of any Neighbourhood Plans that come forward.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<ul style="list-style-type: none"> The extent to which the protection and enhancement of the historic environment and natural environment restrict housing delivery is uncertain. Although the promotion of Neighbourhood Plans in the area under Policy S4 may increase the supply of housing, the effect is uncertain and dependent on the scope/content of any Neighbourhood Plans that come forward. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	++	0	++	-/?	-/?	++	++/-	<p>Likely Significant Effects</p> <p>The presumption in favour of sustainable development set out in Policy S2 will help to ensure that the economic development needs of the Chelmsford City Area are met. The implementation of Policy S4 and Policy S7, meanwhile, will help to ensure the protection of existing, and provision of new, educational facilities and access to employment that will support improvements in skills and training across the area and the provision of accessible employment opportunities. Policies S2, S4 and S7 have therefore been assessed as having a significant positive effect on this objective.</p> <p>The conservation and enhancement of the historic environment (Policy S5) and natural environment (Policy S6) may restrict the delivery of employment land and in consequence, negative effects have been identified in respect of these policies (although this would be dependent on the exact location of development proposals).</p> <p>Policy S3 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<ul style="list-style-type: none"> The extent to which the protection and enhancement of the historic environment and natural environment restrict employment land delivery is uncertain. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	+	0	++	+	0	++	++	<p>Likely Significant Effects</p> <p>There is a high concentration of services and facilities within Chelmsford City Centre, a good range at South Woodham Ferrers, and a more limited range available at the Principal Neighbourhood Centres of Newlands Spring, Chelmer Village, Vineyards (Great Baddow), Moulsham Lodge/Gloucester Avenue and Beaulieu Park. In the rural areas beyond the Green Belt, the settlements of Bicknacre, Broomfield, Boreham, Danbury and Great Leighs have access to a good range of facilities and are located on important public transport corridors.</p> <p>The policies in this section of the Pre-Submission Local Plan will serve to protect these existing services and facilities and support new provision, enabling regeneration and reducing levels of deprivation. In particular, Policy S4 promotes community inclusion and proposals that support and strengthen local services. The reasoned justification sets out that <i>"The Council will consider favourably proposals which support and strengthen local services, with a particular focus of encouraging development that improves existing deficiencies and weaknesses in services or facilities."</i> It also makes clear that the Council will coordinate planning and regeneration strategies to ensure that improved services, community facilities and infrastructure are provided in those areas where indices of deprivation require targeted improvements.</p> <p>Policy S7 seeks to ensure that existing community facilities are protected and that new residential and employment development incorporates new facilities as an integral part of the scheme. Policies S4 and S7 have therefore been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 will ensure development which (inter alia) supports the social, economic and environmental dimensions of sustainability is secured. Policy S5 will help to protect and conserve character of urban areas and the public realm. Policies S2 and S5 have therefore been assessed as having a minor positive effect on this objective.</p> <p>Policy S3 has been assessed as having a neutral effect on this objective.</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>Overall, the policies of this section will have a significant positive effect on achieving this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City Area.	+	+	++	0	++	++	++	<p><u>Likely Significant Effects</u></p> <p>The Public Health England 2015 Health Profile for Chelmsford identified that, overall, the health of Chelmsford's population is generally good. However, there are inequalities within the area. In this context, the policies of this section will help to promote healthy lifestyles and protect and enhance health services.</p> <p>Policy S4 seeks to maintain and improve access to social services which could include open space, leisure facilities and recreational activities. Their use can promote healthy and active lifestyles. Policy S6, meanwhile, will help to ensure that new development does not affect water quality and will protect and enhance green infrastructure, thereby supporting the health of Chelmsford City Area's communities. Policy S7 will ensure that existing healthcare facilities and open space are protected and that new residential development is accompanied by commensurate facilities, including health facilities, as an integral part of the development. Policies S4, S6 and S7 have therefore been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 will ensure development in the Chelmsford City Area which (inter alia) secures improvements to its social and environmental conditions. Policy S3 will ensure new development is (inter alia) designed to reduce greenhouse gas emissions and is safe from all types of flooding. Policies S2 and S3 have therefore been assessed as having a minor positive effect on this objective.</p> <p>Policy S5 has been assessed as having a neutral effect on this objective.</p> <p>Cumulatively, the policies of this section will have a significant positive effect on the achievement of this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> • None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> • None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> • None identified.
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SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	+	++	+	0	0	+	++	<p><u>Likely Significant Effects</u></p> <p>Policy S3 sets out that the Council will encourage new development that reduces the need to travel, thereby explicitly supporting the achievement of this objective and generating a significant positive effect.</p> <p>Policy S2 will support sustainable development by (inter alia) seeking improvements to social, environmental and economic conditions. Policy S4 will promote community inclusion and states that the Council will consider favourably proposals which support and strengthen local services, which will have a positive effect on this objective. The integration of community facilities with new development, as required by Policy S7, may also help to reduce the need to travel to access such facilities. Policies S2, S4 and S7 have therefore been assessed as having a minor positive effect on this objective.</p> <p>Policies S5 and S6 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies of this section will have a significant positive effect on achievement of the objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	+	0	0	0	0++	0	++	<p><u>Likely Significant Effects</u></p> <p>The majority of the policies in this section of the Pre-Submission Local Plan are considered to have a neutral effect on this objective. Policy S2 will seek, wherever possible, to secure development that improves the (inter alia) environmental conditions in the area. This is</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>considered to have a positive effect on this objective. <u>Policy S6 seeks to minimise the loss of the best and most versatile agricultural land, which is considered to be a significant positive effect.</u></p> <p>The remaining policies in this section have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies of this section will have a significant positive effect on achievement of the objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
8. Water: To conserve and enhance water quality and resources.	+	++	0	0	++	0	++	<p><u>Likely Significant Effects</u></p> <p>New development will place pressure on water resources. In this context, Policy S3 will help to promote the efficient use of natural resources including water. Policy S6, meanwhile, will help to ensure that new development does not contribute to water pollution and, where appropriate, enhances water quality. It also requires water management measures. Policies S3 and S6 have therefore been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 will also seek, wherever possible, to secure development that improves the (inter alia) environmental conditions in the area. This is considered to have a positive effect on this objective.</p> <p>The remaining policies in this section have been assessed as having a neutral effect on this objective.</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>Overall, the policies contained in this section are considered to have a significant positive effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.</p>	+	++	0	0	++	0	++	<p><u>Likely Significant Effects</u></p> <p>The 2017 Strategic Flood Risk Assessment (SFRA) for the Chelmsford City Area highlights that Chelmsford has been subject to flooding from several sources of flood risk, including a significant fluvial event affecting Chelmsford City in 1947 and South Woodham Ferrers significantly affected by the 1953 North Sea storm surge. The primary fluvial flood risk is associated with the River Chelmer and its tributaries. The main urban areas at risk is Chelmsford City. Other areas that are shown to be at risk include Margaretting, Bicknacre and Writtle. The primary tidal flood risk is associated with the tidal River Crouch, Fenn Creek and Clements Green Creek. The main urban area at risk is South Woodham Ferrers. However, much of the area benefits from defences consisting of sea walls and embankments.</p> <p>Policy S3 specifically concerns climate change and flood risk and sets out that the Council will require that all development is safe from all types of flooding and that appropriate mitigation measures are identified, secured and implemented. In consequence, Policy S3 has been assessed as having a significant positive effect on this objective.</p> <p>Enhancing green infrastructure through Policy S6 can positively contribute to addressing flood risk in the Chelmsford City Area including by providing space for flood storage and increased infiltration. As recognised in the reasoned justification to Policy S6, the integration of SUDS can also help to mitigate flood risk. This policy also requires the appropriate management water on sites. Policy S6 is therefore considered to have a significant positive effect on this objective.</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>Policy S2 will also seek, wherever possible, to secure development that improves (inter alia) the environmental conditions in the area. This is considered to have a positive effect on this objective.</p> <p>The remaining policies of this section have been assessed as having a neutral effect on this objective.</p> <p>Cumulatively, the policies of this section are considered to have a significant positive effect on achieving this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
10. Air: To improve air quality.	+	++	+	0	0	+	++	<p><u>Likely Significant Effects</u></p> <p>By supporting proposals which reduce the need to travel (and associated emissions to air) and are designed to reduce greenhouse gas emissions, Policy S3 will help to maintain and enhance air quality in the Chelmsford City Area. This has been assessed as having a significant positive effect on this objective.</p> <p>Together, Policies S4 and S7 seek to promote community inclusion and ensure that both existing and new community facilities are accessible. This is likely to help reduce the need to travel. They have therefore been assessed as having a positive effect on this objective. The provision of open space can also provide 'green lungs' that can assist in maintaining and improving air quality. Policy S2 will also seek, wherever possible, to secure development that improves the (inter alia) the environmental conditions in the area. This has been assessed as having a positive effect on this objective.</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>The remaining policies in this section have been assessed as having a neutral effect on this objective.</p> <p>Cumulatively, the policies in this section are considered to have a significant positive effect on achieving this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	+	++	+	0	+	++	++	<p><u>Likely Significant Effects</u></p> <p>Policy S3 provides the overarching policy to help mitigate and adapt to the effects of climate change. It will help to ensure that new development reduces the need to travel (and associated greenhouse gas emissions) and promotes resource (including water) efficiency. It will also ensure that development is safe from flood risk and not to worsen flood risk elsewhere. The policy has therefore been assessed as having a significance positive effect on this objective. Policy S6 is also considered to have a significant positive effect on this objective. Enhancing green infrastructure can positively contribute to addressing flood risk in the Chelmsford City Area including by providing space for flood storage and increased infiltration. The integration of SUDS can also help to mitigate flood risk. This policy also requires the appropriate management of water on sites.</p> <p>Together, Policies S4 and S7 promote community inclusion and ensure that both existing and new community facilities are accessible. This is likely to help reduce the need to travel (and associated greenhouse gas emissions) and they have therefore been assessed as having a positive effect on this objective.</p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>Policy S2 will seek, wherever possible, to secure development that improves the (inter alia) environmental conditions in the area. This has been assessed as having a positive effect on this objective.</p> <p>Policies S5 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the effect of the policies in this section on achieving this objective is considered to be significantly positive.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	+	++	0	0	+	0	++	<p><u>Likely Significant Effects</u></p> <p>Policy S3 encourages new development that minimises the use of natural resources which has been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 will seek, wherever possible, to secure development that improves the (inter alia) environmental conditions in the area. Policy S6, meanwhile, will ensure that development does not contribute to the pollution of water and seeks enhancements to water quality where appropriate. These policies have therefore been assessed as having a positive effect on this objective.</p> <p>The remaining policies in this section have been assessed as having a neutral effect on this objective.</p> <p>Cumulatively, the policies in this section will have a significant positive effect on this objective.</p> <p><u>Mitigation</u></p>

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	+	0	0	++	0	0	++	<p>Likely Significant Effects</p> <p>The Chelmsford City Area's cultural heritage is a key feature of the local authority area. There are 1,006 Listed Buildings, 19 Scheduled Monuments, 6 Registered Parks and Gardens of Special Interest and 25 Conservation Areas. There are also currently 1 Conservation Area, 1 Listed Building and 2 Scheduled Monuments on the Historic England 'At Risk' Register.</p> <p>Policy S5 is the overarching policy to conserve and enhance the historic environment. The policy will ensure a presumption in favour of the preservation and enhancement of heritage assets and their setting and a presumption in favour of protecting the significance of non-designated heritage assets are applied. This will help to protect and enhance the cultural heritage of the area and may help reduce the number of assets at risk. In consequence, the policy has been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 will seek, wherever possible, to secure development that improves (inter alia) the environmental conditions in the area. This policy is therefore considered to have a minor positive effect on the protection and enhancement of cultural heritage.</p> <p>The remaining policies in this section have been assessed as having a neutral effect on this objective.</p> <p>The policies in this section are considered to have a significant positive effect on achievement of this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified.

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								<p>Uncertainties</p> <ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
<p>14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.</p>	+	0	0	++	+	+	++	<p>Likely Significant Effects</p> <p>Policy S6 seeks to conserve and enhance the natural environment by (inter alia) directing development away from landscapes of ecological value. This will help to conserve the landscape of the Chelmsford City Area. The conservation and enhancement of the historic environment (Policy S5) will also help to ensure that key historic features that contribute to the landscape and townscape of the area are protected and enhanced. Policies S5 and S6 have therefore been assessed as having a significant positive effect on this objective.</p> <p>Policy S2 seeks development that improves (inter alia) the environmental conditions in the area as part of the presumption in sustainable development. This policy will therefore have a minor positive effect on the protection and enhancement of landscape and townscape.</p> <p>Policy S7 promotes the provision of open space which can provide landscape and amenity value and mitigate adverse impacts associated with new development. Policy S5 notes that land south of New Hall School, east and west of Avenue Approach and land around Moulsham Hall, Great Leighs is allocated for conservation/strategic landscape enhancement to protect the setting of Moulsham Hall and to create an enhanced parkland setting to the Hall. Overall, these policies have been assessed as having a positive effect on this objective.</p> <p>Policies S3 and S4 have been assessed as having a neutral effect on this objective.</p> <p>The policies in this section are considered to have a significant positive effect on this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> None identified (except those above).

SA Objective	S2	S3	S4	S5	S6	S7	Cumulative Effect	Commentary
								Assumptions <ul style="list-style-type: none">None identified.

How will Future Development Growth be Accommodated?

Policy S8 sets out the overall level of development that will be provided over the plan period. The appraisal of development requirements is contained in **Appendix F** and is therefore not repeated here. Policy S9, meanwhile, sets out the spatial strategy. This has also been assessed separately (see **Appendix F**) and is not repeated here. In both instances, the scores are still shown for ease of reference.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	-/?	+/-/?	-/?	+/-/?	+	+	0	0	+/-/?	<p><u>Likely Significant Effects</u></p> <p>Within the Chelmsford City Council administrative area (the City Area) there are three European sites: Crouch and Roach Estuaries (Mid-Essex Coast Phase 3) SPA; Crouch and Roach Estuaries Ramsar; and the Essex Estuaries SAC together with the Blackwater, Crouch, Roach and Colne Estuaries Marine Conservation Zone three additional sites within approximately 10km. In addition, there are eight Sites of Special Scientific Interest (SSSI), five Local Nature Reserves (LNRs) and 171 Local Wildlife Sites (LoWS). Policy S13 defines the role of the countryside and seeks to protect areas of ecological value from inappropriate development. The designation of Green Wedges and Green Corridors will also help to conserve and enhance biodiversity by protecting important habitats. Overall, this policy has been assessed as having a significant positive effect on this objective.</p> <p>Policy S10 prioritises the use of previously developed land in sustainable locations for employment development. However, greenfield releases will be required, which may have an effect on biodiversity. Policy S10 has therefore been assessed as having a negative effect on this objective, although the magnitude of effect is uncertain and will be dependent on the exact location of development and the ecological value of sites.</p> <p>Policy S11 explicitly refers to supporting green infrastructure, which would have positive effect on this objective. However the policy will also support development of a range of infrastructure, including significant transport projects, which may adversely affect biodiversity, <u>but it should be noted that contributions towards recreational disturbance avoidance and mitigation measures for European designated sites as identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy are required.</u></p> <p>Policies S14 and S15 have been assessed as having a neutral effect on this objective.</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p>Overall, the policies in this section are considered to have mixed positive and negative effects on this objective.</p> <p><u>Mitigation</u></p> <p>None identified.</p> <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (except those identified above). <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	+	+	0	+	+	0	0	0	++/-/?	<p><u>Likely Significant Effects</u></p> <p>The City Area's objectively assessed housing need as identified in the Objectively Assessed Housing Needs (OAHN) Study (2016) is 18,515 dwellings between 2013 and 2036 (the Plan makes provision for 21,893 dwellings), equating to an average annual rate of 805 net new homes per-year.</p> <p>The implementation of Policy S11 will enable delivery of infrastructure and services in line with new development. This provision is considered to have a positive effect on this objective by ensuring housing is supported by commensurate infrastructure investment. Policy S12 will also ensure timely delivery of infrastructure to support new development.</p> <p>Policies S10, S13, S14 and S15 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective, although some uncertainty remains.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	+	+	+	+	+	0	++	0	++/-	<p>Likely Significant Effects</p> <p>Policy S10 specifically supports economic growth through a flexible and market-responsive allocation of employment land. The policy seeks to (inter alia): safeguard allocated employment areas; support the growth of rural businesses; and support large new office development in the City Centre. In addition, the policy encourages links between businesses and the two universities in the area. By seeking to focus employment growth in locations well-served by public transport, this policy should also ensure that jobs are accessible. Overall, the policy has been assessed as having a significant positive effect on this objective.</p> <p>The implementation of Policy S11 and Policy S12 will enable the delivery of infrastructure and services in line with new development. This provision is considered to have a positive effect on this objective by ensuring employment development is supported by commensurate infrastructure investment and which could also help to attract inward investment. The delivery of infrastructure itself could also support the creation of employment opportunities. It is noted that the infrastructure listed in Policy S11 includes educational facilities, the delivery of which could help to ensure that there is sufficient schools capacity to accommodate future growth, and neighbourhood centres, which could support the City Area's retail offer. Overall, Policies S11 and S12 have been assessed as having a significant positive effect on this objective.</p> <p>Chelmsford has a strong retail sector that supports over 10,000 jobs. The implementation of Policy S14 will ensure that development follows the town centre first approach, which concentrates retail development in Chelmsford City Centre, South Woodham Ferrers Town Centre and Principal and Local Neighbourhood Centres. This will support retail development in these locations, strengthening the role of the City Centre and will help to ensure that employment opportunities are accessible. This policy has therefore also been assessed as having a significant positive effect on this objective.</p> <p>Policies S10 and S15 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective, although some uncertainty remains.</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (except those identified above). <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.</p>	+/ -	+ +/ -	+ +	+ +	+ +	+ +	+ +	0	++/-	<p><u>Likely Significant Effects</u></p> <p>Policy S10 will support rural businesses and reinforce the City Centre as a location for economic investment and growth. Similarly, Policy S14 will ensure that the vitality and vibrancy of the Designated Centres is maintained through a town centre first approach to main town centre uses. Both policies are expected to promote sustainable living and urban renaissance and may help to ensure that employment opportunities, facilities and services are accessible to all. In consequence, they have been assessed as having a significant positive effect on this objective.</p> <p>The implementation of Policy S11 will support the delivery of infrastructure and services in line with new development. This provision is considered to have a significant positive effect on this objective by ensuring new development is supported by commensurate infrastructure investment to make it sustainable. The policy may also support improvements to the public realm and help to address deprivation. Similarly, Policy S12 will ensure timely delivery of infrastructure, services and facilities to support new development.</p> <p>Policy S13 will indirectly contribute to ensuring most new development takes place within or around the urban areas and Key Service Settlements. This will help to ensure that development is accessible to key services and facilities as well as public transport thereby reducing the need to travel by car. This has been assessed as having a positive effect on this objective.</p> <p>Policy S15 has been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City Area.</p>	+/ -/?	+ +/ -	+	+ +/ -	+ +	+	+	0	++/-	<p><u>Likely Significant Effects</u></p> <p>Policy S11 is assessed as having a significant positive effect on this objective by enabling delivery of infrastructure and services in line with new development, including healthcare facilities, open space, green infrastructure, recreation provision, and cycle lanes and walking routes.</p> <p>The Policy also specifically notes improvements to the Army and Navy Junction (which is identified as within an Air Quality Management Area (AQMA)) as a key requirement. This could help reduce emission here and have positive impacts on human health. Additionally, the provision of facilities and services alongside new development could reduce the need to travel and promote walking and cycling, thereby encouraging healthy lifestyles.</p> <p>The construction of some of the infrastructure required may have localised impacts on health for those close to the development sites. However, these effects are expected to be temporary and not significant. New development may place pressure on existing facilities and services such as healthcare.</p> <p>Policy S12 will help to ensure the timely delivery of infrastructure, services and facilities to meet this increased demand and has therefore also been assessed as having a significant positive effect on this objective.</p> <p>The implementation of Policy S10 would help to retain employment land across the City Area and create further employment opportunities in the urban and rural areas. The implementation of Policy S14, meanwhile, will support vibrant and vital town centres. Together, these policies could ensure that employment opportunities and services facilities are accessible, helping to promote healthy lifestyles. There is also strong evidence showing that work is generally good</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p>for physical and mental health and well-being. In this context, these policies have been assessed as having a positive effect on this objective.</p> <p>By restricting development in the countryside, Policy S13 is expected to encourage growth in the Chelmsford Urban Area, South Woodham Ferrers and Key Service Settlements outside the Green Belt, thereby helping to ensure that development is accessible to healthcare facilities. Development in accessible locations may also help to promote walking and cycling. The protection of the Green Corridors and Green Wedges will also provide opportunities for outdoor recreation, thereby supporting healthy and active lifestyles.</p> <p>Policy S15 has been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	+/ -/?	+ +/ -	+ +/ -	+ +	+ +	+	++	0	++/-	<p><u>Likely Significant Effects</u></p> <p>Policy S10 specifically requires that employment development is located in sustainable locations well-served by existing or planned public transport provision. This is expected to help reduce the need to travel by car by ensuring that jobs are accessible. The creation of local employment opportunities could also help to reduce out-commuting from the City Area. However, development is likely to lead to an increase in vehicle movements both during construction and when complete. Therefore, a minor negative effect has also been identified.</p> <p>The Chelmsford City Area includes several primary road routes which can suffer from congestion on and around them. These roads include: the main A12, which connects Chelmsford to the M25 and London; the A130, which runs north-south across Essex; and the A414. Chelmsford rail station is one of the busiest in the East of England, accommodating up to 7.5 million passenger trips per year.</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p>Policy S11 includes a range of transportation infrastructure development requirements including: additional Park and Ride sites to serve West Chelmsford and North East Chelmsford; cycle routes and footway improvements; bus priority and rapid transit measures; and highways improvements including a Chelmsford North East By-pass. The policy also supports public transport use, sustainable transport measures and other transport improvements in the locality or directly related to development. Once implemented, these measures will help to mitigate the adverse impacts of new development and would help to relieve existing congestion and promote sustainable modes of transport. Policy S11 has therefore been assessed as having a significant positive effect on this objective. Policy S12 will help to ensure the timely delivery of transport infrastructure and has therefore also been assessed as having a positive effect on this objective.</p> <p>The implementation of Policy S14 would ensure that retail development and other uses follow the 'town centre first' approach which contributes to the delivery of vibrant and viable town centres and is expected to reduce the need to travel to meet daily shopping needs/access jobs. Policy S14 has therefore been assessed as having a significant positive effect on this objective.</p> <p>As set out above, by restricting development in the countryside, Policy S13 is expected to encourage growth in and around existing built-up or urban areas. This will help to ensure that development is accessible to key services and facilities as well as public transport thereby reducing the need to travel by car. This has been assessed as having a positive effect on this objective.</p> <p>Policy S15 has been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> • None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> • None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> • None identified.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	+/--	+/--	+/--	+/--	0	+	+	0	+/--	<p><u>Likely Significant Effects</u></p> <p>Policy S13 directs development to and around the urban areas and Designated Settlements, which is expected to support opportunities for the reuse of brownfield land in turn could help to protect agricultural land. This has been assessed as having a significant positive effect on this objective. The implementation of Policy S14, meanwhile, would support the City, Town and Neighbourhood Centres; concentrating retail development in towns and designated centres, which is also expected to encourage the reuse of previously developed land. This has been assessed as having a positive effect on this objective.</p> <p>The implementation of Policy S10 will ensure that brownfield land is maximised in meeting employment need and prioritised in developing employment land. However, it is recognised that there are a limited number of brownfield sites that have not been earmarked for employment development and a large area of greenfield land will therefore be required to accommodate future growth. In consequence, a mixed positive and significant negative effect has been identified on this objective in respect of Policy S10.</p> <p>Policy S11 promotes (inter alia) the provision of green infrastructure and open space within new development. This is assessed as having a minor positive effect on this objective. However, the Policy also identifies the development of (inter alia) road improvement schemes, Park and Ride facilities, and education facilities as key infrastructure requirements. The development of this infrastructure will necessitate the development of greenfield land.</p> <p>Policies S12 and S15 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed positive and significant negative effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
8. Water: To conserve and enhance water quality and resources.	-	+/-	-	+	+	+	0	0	++/-	<p><u>Likely Significant Effects</u></p> <p>Together, Policy S11 and Policy S12 will help to ensure that development contributes towards the delivery of water supply and treatment infrastructure necessary to accommodate growth as well as green infrastructure (which can help to minimise surface water runoff). Both policies have therefore been assessed as having a significant positive effect on this objective. The implementation of Policy S13, meanwhile, will help to protect open areas, including river corridors, which can contribute to protecting water quality. This has been assessed as having a positive effect on this objective.</p> <p>Economic growth will increase pressure on water resources. Therefore, Policy S10 has been assessed as having a negative effect on this objective.</p> <p>Policy S14 and S15 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a mixed significant positive and minor negative effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking	-/?	+/-	+/?	+	+	+	0	0	++/-	<p><u>Likely Significant Effects</u></p> <p>The baseline analysis highlights that flood risk is a potentially significant constraint to future development in the City Area with large parts of the Chelmsford Urban Area in particular being at risk of fluvial flooding and parts of South Woodham Ferrers at risk from coastal flooding.</p> <p>In this context, ensuring that economic growth is supported (Policy S10) may have an impact on flood risk, the requirement for sites to be in a sustainable location is likely to ensure flood risk is not increased (although this will be in part dependent on the exact location of development). The loss of greenfield land to support development could lead to an increased risk of flooding off site (as a result of the increase</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
into account the effects of climate change.										<p>in impermeable surfaces). However, it can be reasonably assumed that new development proposals which may result in an increase in flood risk will be accompanied by an FRA and incorporate suitable flood alleviation measures (thereby minimising the risk of flooding). Overall, Policy S10 has been assessed as having a positive effect on this objective although the overall effect is uncertain dependent on location and design.</p> <p>Policy S11 specifically refers to the requirement for strategic flood defence measures for Chelmsford City Centre and may lead to other flood risk management measures being delivered in addition to green infrastructure which can help to manage flood risk. In consequence, this policy, together with Policy S12, are considered to have a significant positive effect on this objective. Policy S13, meanwhile, will help protect (inter alia) river corridors, which often act as floodplains, thereby having a positive effect on this objective.</p> <p>Policies S14 and S15 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a significant positive and minor negative effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (except those noted above). <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
10. Air: To improve air quality.	+/-	+/-	+/-	+	+	+/?	+/-	0	+/-	<p><u>Likely Significant Effects</u></p> <p>Policy S11 includes a range of transportation infrastructure development requirements including: additional Park and Ride sites to serve West Chelmsford; North East Chelmsford; cycle routes and footway improvements; bus priority and rapid transit measures; and highways improvements including a Chelmsford North East By-pass. The policy also supports public transport use, sustainable transport measures and other transport improvements in the locality or directly related to development. Once implemented, these measures will help to mitigate the adverse impacts of new development and would help to relieve existing congestion and promote sustainable modes of transport, generating positive air quality effects (although it is recognised that their construction could result in increased emissions to air in the short term).</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p>This policy also explicitly refers to improvements to the Army and Navy Junction, which may help to address existing air quality issues in this location, and the provision of green infrastructure and open space, which can help to improve local air quality. Overall, Policy S11 has been assessed as having a significant positive effect on this objective.</p> <p>Policy S13 is expected to encourage growth primarily in and around the Chelmsford Urban Area, South Woodham Ferrers and other Key Service Settlements outside the Green Belt. This will help to ensure that the majority of new development is accessible to key services and facilities as well as public transport, reducing the need to travel by car and associated emissions to the air. However, dependent on the location of development, existing air quality issues in the urban area, such as those in the designated Army and Navy AQMA, may be exacerbated. The policy also promotes Green Wedges and Green Corridors which could provide air quality benefits (as 'green lungs'). On balance, Policy S13 has been assessed as having a positive effect on this objective, although some uncertainty remains. Policy S12 will help to ensure the timely delivery of transport infrastructure and has therefore also been assessed as having a positive effect on this objective.</p> <p>Policy S10 specifically requires that employment development is located in sustainable locations well-served by existing or planned public transport provision. This is expected to help reduce the need to travel by car and associated emissions to air. The creation of local employment opportunities could also help to reduce out-commuting from the City Area. However, economic development is likely to lead to an overall increase in vehicle movements during both construction and operation. Overall, Policy S10 has also been assessed as having a minor positive and negative effect on this objective.</p> <p>Policy S14 is expected to have positive and negative effects. Whilst reinforcing town centres as the primary location for retail and other town centre use development it may reduce the number of journeys required to meet day-to-day needs and support sustainable transport methods. However, patterns of car use may lead to further emissions to air in these locations, thereby contributing negatively to air quality.</p> <p>Policy S15 has been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have minor positive and negative effects on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										Assumptions <ul style="list-style-type: none"> None identified.
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	+/-/?	+	+/-	++	+	+	+	0	+/-	Likely Significant Effects <p>Policy S11 includes a range of transportation infrastructure development requirements including: additional Park and Ride sites to serve West Chelmsford and North East Chelmsford; cycle routes and footway improvements; bus priority and rapid transit measures; and highways improvements including a Chelmsford North East By-pass. The policy also supports public transport use, sustainable transport measures and other transport improvements in the locality or directly related to development. Once implemented, these measures will help to mitigate the adverse impacts of new development and would help to relieve existing congestion and promote sustainable modes of transport, generating positive effects on greenhouse gas emissions. Policy S11 specifically refers to the requirement for strategic flood defence measures for Chelmsford City Centre and may lead to other flood risk management measures being delivered in addition to green infrastructure which can help to manage flood risk. In consequence, this policy is considered to have a significant positive effect on this objective. Policy S12 will help to ensure the timely delivery of transport infrastructure and required improvements and has therefore also been assessed as having a positive effect on this objective.</p> <p>Policy S13 is expected to encourage growth primarily in and around the Chelmsford Urban Area, South Woodham Ferrers and at the Key Service Settlements. This will help to ensure that the majority of new development is accessible to key services and facilities as well as public transport, reducing the need to travel by car and associated greenhouse gas emissions. The protection of these areas can also contribute to the mitigation of the effects of climate change, particularly through flood management. The policy has therefore been assessed as having a positive effect on this objective.</p> <p>Policy S10 specifically requires that employment development is located in sustainable locations well-served by existing or planned public transport provision. This is expected to help reduce the need to travel by car and associated greenhouse gas emissions. The creation of local employment opportunities could also help to reduce out-commuting from the City Area. However, economic development is likely to lead to an overall increase in vehicle movements during both construction and operation. Overall, Policy S10 has also been assessed as having a minor positive and negative effect on this objective.</p> <p>Policy S14 is expected to have positive effects. Reinforcing town centres as the primary location for retail and other town centre use development may reduce the number of journeys required to meet day-to-day needs and support sustainable transport methods.</p>

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<p>Policy S15 has been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have minor positive and negative effects on this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> The extent to which trends in car use, for example, can be stemmed and substituted with more sustainable modes of transport is uncertain. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	-	-	-	+-	0	0	0	0	-	<p>Likely Significant Effects</p> <p>Delivering economic growth (Policy S10) and supporting infrastructure delivery (Policy S11) will require the use of natural resources and raw materials during construction and operation and generate waste.</p> <p>Policies S12 - S15 have been identified as having a neutral effect on this objective.</p> <p>Overall, the policies in this chapter are therefore considered to have a negative effect on this objective.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	+/ -/?	+/ -/?	+/ -/?	+/ - + +	0	+	0	0	+/-/?	<p><u>Likely Significant Effects</u></p> <p>The cultural heritage of the Chelmsford City Area is a key asset. Employment development (Policy S10) may have a negative effect on cultural heritage but it could also bring forward improvements by, for example, heritage-led development. On balance, Policy S10 has been assessed as having a mixed positive and negative effect on this objective, although some uncertainty remains.</p> <p>Policy S11 identifies the delivery of green infrastructure, open spaces and public realm improvements as key infrastructure requirements. Green infrastructure and open spaces often play a role in providing a setting for cultural heritage assets. However, the development of the full range of identified infrastructure could also have negative effects on cultural heritage dependent on location and design. The policy is therefore considered to have a positive and negative effect on this objective requires that the infrastructure necessary to support new development seeks to preserve or enhance the historic environment and mitigate adverse effects on nearby heritage assets and their settings.</p> <p>Protecting the countryside (Policy S13) will concentrate development in and around the urban areas and Key Service Settlements outside of the Green Belt where the City Area's listed buildings and conservation areas are largely concentrated. This may increase pressure on these assets. However, protection of the countryside can also positively support the significance and setting of these assets and historic landscapes. Overall, this policy is considered to have a positive effect on this objective.</p> <p>Policies S12 and S14 and S15 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have minor positive and negative effects on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (except those identified above). <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	+/-/?	+/-	+/-/?	+/-	0	+	+	0	+/-/?	<p><u>Likely Significant Effects</u></p> <p>There are no national landscape designations in the Chelmsford City Area but the landscape plays a key role in supporting the natural environment quality of the area. Townscapes are varied and the City Centre has areas of distinct character areas based on history and land use.</p> <p>Delivering employment development (Policy S10) may have a negative effect on landscape and townscapes. Effects may be incurred during both the construction and operational phases, although the likelihood of adverse effects occurring and their magnitude will be dependent on the scale, density and location of new development in the context of the landscape sensitivity of the receiving environment. However, there may also be potential for new development to enhance the quality of the built environment and to improve townscapes, particularly where brownfield sites are redeveloped (although as noted previously, there are only a limited number of brownfield sites). On balance, Policy S10 has been assessed as having a mixed positive and negative effect on this objective, although some uncertainty remains.</p> <p>Policy S11 identifies the delivery of green infrastructure, open spaces and public realm improvements as key infrastructure requirements. Green infrastructure and open spaces are central to the landscape and townscape of the City Area. However, the development of the full range of identified infrastructure could also have negative effects on landscape. The policy is therefore considered to have a positive and negative effect on this objective.</p> <p>Policy S13 supports the protection of the countryside including through Green Belt, Green Wedge and Green Corridor designations. This will help to maintain and potentially enhance landscape character and in consequence, the policy has been assessed as having a significant positive effect on this objective.</p> <p>Policy S14 will direct new retail development to the Designated Centres, within the urban area and existing built-up areas. This is considered to have a positive effect on protecting and conserving landscapes.</p> <p>Policies S12 and S15 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have positive and negative effects on this objective, although some uncertainty remains.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (except those identified above).

SA Objective	S8	S9	S10	S11	S12	S13	S14	S15	Cumulative Effect	Commentary
										<u>Assumptions</u> <ul style="list-style-type: none">None identified.

Protecting and Securing Important Assets: Protecting the Natural Environment

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	++	++	0	+	++	<p><u>Likely Significant Effects</u></p> <p>The policies in this section of the Pre-Submission Local Plan will make a significant contribution to the protection and enhancement of Chelmsford City Council Administrative Area's (the City Area's) rich and varied natural environment. This includes three European sites: Crouch and Roach Estuaries (Mid-Essex Coast Phase 3) SPA; Crouch and Roach Estuaries Ramsar; and the Essex Estuaries SAC, together with four additional sites within approximately 10 km. <u>Policy NE1 requires that "Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS) which will be completed by the time the Local Plan is adopted. Prior to RAMS completion, the authority will seek contributions, where appropriate, from proposed residential development to deliver all measures identified (including strategic measures) through project level HRAs, or otherwise, to mitigate any recreational disturbance impacts in compliance with the Habitat Regulations and Habitats Directive."</u></p> <p>There are also eight SSSIs covering over 2,412 hectares and a range of LNRs and LoWSs. The area also contains examples of 14 of the 20 habitats included in the Essex Biodiversity Action Plan. In particular, Policy NE1 specifically seeks to ensure that these biodiversity assets are conserved by protecting them from harm and encouraging biodiversity enhancement.</p> <p>Policy NE2 will also have a significant positive effect on this objective as it seeks the conservation of protected trees and woodland. They are important habitats for a variety of species.</p> <p>Policy NE4 requires that renewable energy and low carbon technology development causes no demonstrable harm to local wildlife or their habitats. This will have a minor positive effect on this objective by helping to ensure that development does not have adverse ecological impacts.</p> <p>Policy NE3 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section will have a significant positive effect on achieving this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p>

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
						<ul style="list-style-type: none"> None identified. <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	-/?	-/?	0	0	-/?	<p>Likely Significant Effects</p> <p>Policy NE1 would ensure development does not result in unacceptable harm to designated sites of international, national and local importance and any other site where protected species are likely or known to be present. Policy NE2 would ensure that there is no unacceptable harm from new development on protected trees, woodland and non-protected landscapes. These policies may therefore restrict the delivery of housing and in consequence, negative effects have been identified in respect of these policies (although this would be dependent on the exact location of development proposals).</p> <p>The effect of Policies NE3 and NE4 on achievement of the objective is considered to be neutral.</p> <p>Overall, these policies are considered to have a minor negative effect on this objective, although some uncertainty remains.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. <p>Uncertainties</p> <ul style="list-style-type: none"> None identified (except those identified above). <p>Assumptions</p> <ul style="list-style-type: none"> None identified.
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment	-/?	-/?	0	+	+/-/?	<p>Likely Significant Effects</p> <p>Policy NE1 would ensure development does not result in unacceptable harm to designated sites of international, national and local importance and any other site where protected species are likely or known to be present. Policy NE2 would ensure that there is no unacceptable harm from new development on protected trees, woodland and non-protected landscapes. These policies may therefore restrict the delivery of employment land and in consequence, negative effects have been identified in respect of these policies (although this would be dependent on the exact location of development proposals).</p>

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
opportunities to everyone.						<p>Policy NE4 would support development of renewable energy and low carbon developments, thereby supporting the potential for economic growth and jobs in these sectors. This policy is therefore considered to have a positive effect on this objective.</p> <p>The effect of Policy NE3 on achievement of the objective is considered to be neutral.</p> <p>Overall, these policies are considered to have a minor positive and negative effect on this objective, although some uncertainty remains.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	0	0	0	0	0	<p><u>Likely Significant Effects</u></p> <p>The effect of the policies in this section on achievement of the objective is considered to be neutral.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City Area.	+	+	+	+	+	<p><u>Likely Significant Effects</u></p> <p>The implementation of Policies NE1 and NE2 will help to protect and enhance the City Area's habitats which can also provide recreational benefits and support the promotion of healthy lifestyles and 'green lungs'. In this context, the policies have been assessed as having a positive effect on this objective.</p> <p>The implementation of Policy NE3 will help to ensure that development does not take place in areas of flood risk, helping to protect human health. This has also been assessed as having a positive effect on this objective.</p> <p>Policy NE4 requires that renewable energy and low carbon development causes no demonstrable harm to residential amenity which may help to avoid adverse impacts on human health arising from the construction and operation of development.</p> <p>Overall, the policies in this section are considered to have a positive effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	0	0	0	0	0	<p><u>Likely Significant Effects</u></p> <p>The policies in this section are considered to have a neutral effect on this objective. The development of renewable energy and low carbon technologies may have an impact on transport movements during construction although any effects would be temporary (i.e. during construction) and not significant. It is also noted that Policy NE4 requires that proposals do not have a detrimental impact on highway safety.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
						<p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.</p>	0	0	0	0	0	<p><u>Likely Significant Effects</u></p> <p>The effect of the policies in this section on achievement of the objective is considered to be neutral.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>8. Water: To conserve and enhance water quality and resources.</p>	+	+	++	0	+	<p><u>Likely Significant Effects</u></p> <p>The implementation of Policy NE3 will ensure appropriate water management infrastructure, such as Sustainable Urban Drainage Systems (SUDS) supports new major development in the Chelmsford City Area. Other policies in this section will ensure conservation of biodiversity (NE1) and protection of preserved trees and woodland which can play a role in managing water resources.</p> <p>Policy NE4 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies are considered to have a minor positive effect on achievement of this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
						<p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.</p>	0	+	++	0	++	<p><u>Likely Significant Effects</u></p> <p>The 2008 Strategic Flood Risk Assessment (SFRA) for the Chelmsford City Area highlights that there are 502 properties at risk of flooding in the River Chelmer Catchment. Surface water flooding is also a potential constraint, particularly in the urban areas of Chelmsford and South Woodham Ferrers where a number of areas are identified as being at a medium or high risk of coastal flooding. Policy NE3 will ensure that inappropriate development in areas at risk of flooding is discouraged/effects are mitigated in accordance with a sequential, risk-based approach and that new development does not give rise to flood risk elsewhere. The incorporation of techniques such as Sustainable Urban Drainage Systems (SUDS) in major development is also required by Policy NE3.</p> <p>The retention of tree cover (Policy NE2) can also contribute positively to the management of flood risk. Trees use more water than other vegetation types, and can also delay the passage of rainwater to streams and rivers.</p> <p>Policies NE1 and NE4 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section will have a significant positive effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
10. Air: To improve air quality.	+	+	0	+	+	<p><u>Likely Significant Effects</u></p> <p>The implementation of Policies NE1 and NE2 will help to protect and enhance the City Area's habitats which can provide 'green lungs' that assist in maintaining and improving air quality. In this context, the policies have been assessed as having a positive effect on this objective. Policy NE4 will support the transition towards a low carbon economy. This will have positive effects on air quality by reducing the emissions associated with the combustion of fossil fuels.</p> <p>Policy NE3 has been assessed as having a neutral effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	0	+	++	++	++	<p><u>Likely Significant Effects</u></p> <p>Policy NE4 is the primary policy in the Pre-Submission Local Plan relating to the development of renewable and low carbon technologies and it is expected to help reduce greenhouse gas emissions associated with energy use. The policy has therefore been assessed as having a significant positive effect on this objective (although it is recognised that renewable energy development can result in greenhouse gas emissions during construction and through the embodied carbon in materials).</p> <p>Policy NE3 will contribute to mitigating the effects of climate change by ensuring that new development avoids areas of flood risk. This has been assessed as having a significant positive effect on this objective.</p> <p>Policy NE2 is considered to have a minor positive effect on this objective. Trees have an important role in managing the effects of climate change as well as natural variability in climate, through flood alleviation, the temporary storage of flood water and shading of buildings, for example. Their protection can therefore contribute to meeting this objective.</p> <p>Policy NE1 has been assessed as having a neutral effect on this objective.</p>

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
						<p>Overall, the policies in this section are considered to have a significant positive effect on this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
<p>12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.</p>	0	0	0	+	+	<p><u>Likely Significant Effects</u></p> <p>Low carbon and renewable energy development will help reduce the use of fossil fuels, thereby having a positive effect on this objective. Their development will result in increased resource use and the generation of waste. However, given the scale of anticipated development, this is not expected to be significant, and overall the policy is assessed as having a positive effect on this objective.</p> <p>Other policies in this section are considered to have a minor positive effect on this objective.</p> <p>The policies in this section are considered to have a minor positive effect on achieving this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	0	++	0	+/?	++/?	<p><u>Likely Significant Effects</u></p> <p>Policy NE2 seeks to protect preserved trees, woodland and non-protected landscapes which contribute to character and setting. It also seeks to preserve trees in Conservation Areas, which often form a significant part of the character of these assets. Overall, Policy NE2 has been assessed as having a significant positive effect on this objective.</p> <p>The implementation of Policy NE4 will ensure that renewable energy development does not have an unacceptable visual impact which may help to avoid adverse impacts on heritage assets arising from development, although some uncertainty remains.</p> <p>Policies NE1 and NE3 have been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section have been assessed as having a significant positive effect on this objective, although some uncertainty remains.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified (beyond those noted above). <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	+	++	0	+	++	<p><u>Likely Significant Effects</u></p> <p>The implementation of Policy NE1 would protect designated sites and other areas where protected species are likely to be present. Designated sites often form part of broader landscapes and contribute to their character. Policy NE1 has therefore been assessed as having a positive effect on this objective.</p> <p>Policy NE2 seeks protection of preserved trees, trees in conservation areas, woodland and non-protected landscapes. The policy would therefore support the important contribution that these elements make to the Chelmsford City Area's landscapes and townscapes. This has been assessed as having a significant positive effect on this objective.</p>

SA Objective	NE1	NE2	NE3	NE4	Cumulative Effect	Commentary
						<p>Policy NE4 would not allow renewable energy development that would have an unacceptable visual impact. This has been assessed as having a positive effect on this objective.</p> <p>Policy NE3 has been assessed as having a neutral effect on this objective.</p> <p>Overall, the policies in this section are considered to have a significant positive effect on the achievement of this objective.</p> <p><u>Mitigation</u></p> <ul style="list-style-type: none"> None identified. <p><u>Uncertainties</u></p> <ul style="list-style-type: none"> None identified. <p><u>Assumptions</u></p> <ul style="list-style-type: none"> None identified.

Appendix E

Appraisal of Growth Site Policies

This appendix presents the assessment of the growth site policies, including the overarching growth site policy (Policy GR1 – Growth in Chelmsford Urban Area) and the Council's policy with regards to sites previously allocated or secured through the Council's adopted Local Development Framework which have not yet been granted planning permission (Existing Commitment EC5 – St Giles, Moor Hall Lane, Bicknacre).

The appraisal scores shown within the appraisal matrices are the residual scores taking into account other policies within the Pre-Submission Local Plan. The growth site policies do not repeat the requirements of other development management policies, for example, they do not list the key infrastructure needed to support the delivery of the Local Plan as set out in Strategic Policy S11 – Infrastructure Requirements and Strategic Policy S12 – Securing Infrastructure and Impact mitigation. Policies such as S11 and S12 and other policies relating to development management provide the framework that the growth policies are intended to act within. Where particularly relevant, certain development management policies have been identified within the appraisal text. To avoid unnecessary repetition, each appraisal briefly identifies further policies that would act in mitigation of the anticipated effects of the policy under the heading 'Mitigation' and the scores within the matrices reflect this.

Growth Area 1: Central and Urban Chelmsford

Please note that whilst potentially significant effects were noted for Strategic Growth Sites 3A, 3C and 3D, these sites already had a negligible score for biodiversity (SA Objective 1) and the potential additional Recreational Disturbance Avoidance and Mitigation Strategy (RAMS) mitigation would not have affected the score. As such, the score and supporting commentary remain the same but are provided here for clarity.

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
POLICY GR1 - GROWTH IN CHELMSFORD URBAN AREA	0	++	++	++	++	+	0	0	0	+	+	0	++	0	<p>Likely Significant Effects</p> <p>The policy does not have any specific provision in relation to biodiversity, hence a neutral effect is identified in relation to SA Objective 1 (Biodiversity).</p> <p>The policy encourages a range of housing, including affordable housing to be provided, hence a significant positive effect has been identified in respect SA Objective 2 (Housing). The policy requires contributions towards education facilities and integration of workspace and community facilities, which could provide employment. A significant positive effect is therefore identified in relation to SA Objective 3 (Economy).</p> <p>A significant positive effect is identified in relation to sustainable living and revitalisation (SA Objective 4) as the policy encourages development within the City Centre and Urban Area.</p> <p>A significant positive effect is anticipated in respect of SA Objective 5 (Health) as the policy requires financial contributions towards new healthcare facilities and new or enhanced sport and leisure facilities.</p> <p>A minor positive effect is anticipated in relation to SA Objective 6 (Transport) as the policy encourages access to public transport.</p> <p>A neutral effect is identified in relation to SA Objectives 7, 8, 9 12 and 14) as the policy does not discuss these issues.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>A minor positive effect has been identified for objectives 10 and 11 as the policies emphasis on sustainable transport would be expected to improve air quality and reduce greenhouse gas emissions.</p> <p>Significant positive has been identified for SA Objective 13 due to the policy's emphasis on the need to protect both designated and non-designated heritage assets and preserve or enhance Conservation Areas.</p> <p>Additional mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan, e.g. Policy NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment' should help ensure that potential effects are considered when sites associated with this policy come forward for development.
STRATEGIC GROWTH SITE 1a – CHELMER WATERSIDE	-/?	++	+/?	++	+	++	++	0	-	-	~	0	+/- /?	+	<p>Likely Significant Effects</p> <p>A number of sites that sit within this policy are adjacent to the Chelmer Valley Riverside and Chelmsford Watermeadows LoWS and the potential for a minor negative effect (with some uncertainty) is identified for SA Objective 1 (Biodiversity) on this basis.</p> <p>A significant positive effect is anticipated in relation to SA Objective 2 (Housing) given the combined contribution of sites that sit within this policy to housing need (1,100 homes).</p> <p>The policy encourages and facilitates commercial uses so some employment could be provided as a result of this. Development would be required to make a financial contribution to early years, primary and secondary education. A minor positive effect has therefore been identified (with some uncertainty) against SA Objective 3 (Economy).</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>A significant positive effect is anticipated in relation to Objective 4 'Sustainable Living and Revitalisation' (as was the case at individual site level).</p> <p>A minor positive effect is anticipated in relation to SA Objective 5 (Health and Wellbeing) on the grounds that the policy includes an allowance for open space (e.g., generous waterside margins, green infrastructure and improved or new facilities for water-based clubs), which could enable increased participation in recreation.</p> <p>A significant positive effect is anticipated in relation to SA Objective 6 (Transport) on the grounds that the policy includes improved pedestrian and cycle connections and the site is well located towards the centre of Chelmsford. A car club is also required. The need for improvements to local and strategic road network are identified.</p> <p>A significant positive effect is anticipated in relation to SA Objective 7 (Land Use) given the use of previously developed land.</p> <p>The potential for negative and significant negative effects in relation to water were identified for individual sites because of their proximity to the river. However, Policy NE3 requires the use of SuDS which should help maintain water quality. Strategic Policy S6 is also relevant in this respect. No significant effects are therefore anticipated.</p> <p>A residual minor negative effect is anticipated in relation to flood risk. The site includes areas within Flood Zones 2 and 3 and the potential for significant negative effects was therefore identified for some sites that sit within the policy on that basis. The policy requires natural flood risk and surface water management measures which is expected to help manage this risk.</p> <p>Sites are within 500m of the Chelmsford Army and Navy AQMA so there is potential for a minor negative effect in relation to SA Objective 10 (Air Quality) (reflecting the appraisal for individual</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>sites). Whilst the policy for this site does not contain any criteria in relation to air quality, it does encourage alternatives to the car (and car sharing) which could help reduce impacts on air quality. Policy PA2 'Contamination and Pollution' also requires developments to demonstrate that they will not have an unacceptable significant impact on air quality, health and wellbeing.</p> <p>The performance of the policy against SA Objective 11 (Climate Change) is assessed as 'no relationship' for individual sites. The policy for this site does not contain any requirements in relation to climate change adaptation and mitigation and is assessed on the same basis.</p> <p>The performance of the policy against SA Objective 12 (Waste and Resource Use) is assessed as 'no significant effect' for individual sites. The policy does not contain any requirements in relation to natural resources and is assessed on the same basis.</p> <p>At the individual site level, the potential for significant negative effects was identified in relation to SA Objective 13 (Cultural Heritage) due to proximity to listed buildings and the fact that the site is within a Conservation Area. Strategic Policy S5 provides the policy context for ensuring that these features are taken into account when the site comes forward for development. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment. The policy for the site requires a layout that contributes towards the distinct identity of Chelmer Waterside and encourages use of the waterways and their environs and the provision of public art among other landscape and design requirements. A minor positive effect is therefore anticipated in relation to SA Objective 14 (Landscape and Townscape).</p> <p>Mitigation</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<ul style="list-style-type: none"> General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when sites associated with this policy come forward for development.
STRATEGIC GROWTH SITE 1c – NORTH OF GLOUCESTER AVENUE (JOHN SHENNAN)	0/?	++	+/-	++	-	++/-	-/0	0	0	0	~	0	0	0	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. However, the policy does encourage the provision of pedestrian/cycle links and in consequence, mixed positive and negative effects have been identified in respect of SA Objective 6 (Transport).</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 1d – FORMER ST PETER'S COLLEGE, FOX CRESCENT	-/?	++	++	++	++	++/-	++/-	0	0	0	~	0	0	0	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The appraisal against SA Objective 3 (Economy) has been altered from a mixed minor negative/positive effect to a significant positive effect as the policy requires provision of new education facilities on site and also opportunities for small workspaces. A significant positive effect is also identified in respect of SA Objective 5 (Health and Wellbeing) as the policy seeks to deliver new open space for community use.</p> <p>Mitigation</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. 'NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 1e – FORMER ROYAL MAIL PREMISES, VICTORIA ROAD	0/?	?	+	++	-	++/?	++	0	-	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G). The site is within Flood Zone 2 and the policy requires adequate tree planting and other green infrastructure, natural flood risk and surface water management measures.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 1f – RIVERSIDE ICE AND LEISURE LAND, VICTORIA ROAD	-/?	++	+/-/?	++	-	++/-	++	-	-	0	~	0	-	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). Effects on SA Objective 8 (Water) and SA Objective 9 (Flood Risk) are assessed as minor negative rather than significant negative on basis that the policy identifies the need for flood risk mitigation and SuDS.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															'Conserving and Enhancing the Natural Environment' should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 1g – CIVIC CENTRE LAND, FAIRFIELD ROAD	0/?	++	+/-	++	-	++/-	++	0	0	0	~	0	+	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) except for objective 13 (Cultural Heritage) as the policy identifies the need to protect and enhance locally listed buildings and the West End Conservation Area..</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1h – EASTWOOD HOUSE CAR PARK, GLEBE ROAD	0/?	++	+/-	++	+	++	++	0	0	0	~	0	+	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) objective 13 (Cultural Heritage) as the policy identifies the need to protect and enhance the West End Conservation Area.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															when the site associated with this policy comes forward for development.
GROWTH SITE 1i – CHELMSFORD SOCIAL CLUB AND PRIVATE CAR PARK, 55 SPRINGFIELD ROAD	-/?	+	+/-	++	+	++/-	++	-	-	-	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). Effects on SA Objective 8 (Water) and SA Objective 9 (Flood Risk) are assessed as minor negative rather than significant negative on basis that the policy identifies the need for flood risk mitigation and SuDS. Effects on objectives 5 (Health) is now a minor positive as the policy seeks to maintain space for recreation. Effects on objectives 13 (Cultural Heritage) are neutral as the policy seeks to protect the adjacent listed buildings.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1j – ASHBY HOUSE CAR PARKS, NEW STREET	-/?	+	+/-	++	0	++/-	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy does acknowledge the need to respect the character of Globe House and Marriages Mill and requires financial contributions to improve Brook Street public realm.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,'

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1K RECTORY LANE CAR PARK WEST	0/?	+	+/-	++	+	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy does acknowledge the need to respect the character of King Edward VI School.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1I – CAR PARK WEST OF COUNTY HOTEL	0/?	+	+/-	++	+	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy does acknowledge the need to protect the setting of the locally listed Trinity Methodist Church, and protection or enhancement of the adjoining West End Conservation Area.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															'Conserving and Enhancing the Natural Environment' should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1m – FORMER CHELMSFORD ELECTRICAL AND CAR WASH, BROOK STREET	0/?	+	+/- /?	++	0	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. It is, however, noted that the policy requires financial contributions to improve Brook Street public realm and seeks to protect the character of Globe House and Marriages Mill.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1n – BT TELEPHONE EXCHANGE, COTTAGE PLACE	0/?	+	+/- /?	++	0	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. It is, however, noted that the policy requires financial contributions to improve Church Street/Cottage Place public realm and protects locally listed buildings.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment')

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1o RECTORY LANE CAR PARK EAST	0/?	+	+/-	++	+	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy does acknowledge the need to protect the locally listed Cemetery Gatehouse and Lodge on Rectory Lane</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1p – WATERHOUSE LANE DEPOT AND NURSERY	0/?	+	+/-	++	+	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
GROWTH SITE 1q – CHURCH HALL SITE, WOODHALL ROAD	0/?	+	+/-	+	-	++	-	0	0	0	~	0	0	0	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1r - BRITISH LEGION, NEW LONDON ROAD	0/?	+	+/-	++	0	++/-	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The policy acknowledges the need to respect the New London Road Conservation Area, and an adjacent building listed on the Council's Register of Buildings of Local Value.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1s – REAR OF 17 TO 37	0/?	+	+/-	+	+	++	++	0	-	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
BEACH'S DRIVE															Mitigation <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1t - GARAGE SITE, ST NAZAIRE ROAD	-/?	+	+/-	++	+	++	++	0	0	0	~	0	0	0	Likely Significant Effects The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. Mitigation <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 1u – GARAGE SITE AND LAND, MEDWAY CLOSE	0/?	+	+/-	+	-	++/-	++/-	-	-	0	~	0	0	-	Likely Significant Effects The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. Mitigation <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															when the site associated with this policy comes forward for development.
GROWTH SITE 1v – CAR PARK R/O BELLAMY COURT, BROOMFIELD ROAD	0/?	+	+/-	++	0	++	++	0	0	0	~	0	-	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy does acknowledge the need to respect the setting of the Listed Building to the east.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. GR1 'Growth in Chelmsford Urban Area,' NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
OPPORTUNITY SITE OS1a – RIVERMEAD, BISHOP HALL LANE	-/?	+	+	++	+	++	++	0	0	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The appraisal against SA Objective 5 (Health and Wellbeing) is amended to a minor positive (from a negative) effect as the site will help deliver new publicly accessible riverside areas (although the scale of these is uncertain). The policy also encourages the provision of pedestrian/cycle links and in consequence, a positive effect has been identified in respect of SA Objective 6 (Transport). The policy also identifies the need to respect the character of the adjacent listed Mill House.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
OPPORTUNITY SITE OS1b – RAILWAY SIDINGS, BROOK STREET	-/?	0	++	++	+/-	++/?	++	-	-	0	~	0	0	+	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The potential for significant negative effects in relation to water (SA Objective 8) has been identified for this site. However, plan policies require the use of SuDS, which should help maintain water quality and ensure that adverse effects are mitigated.</p> <p>The policy encourages the improvement of pedestrian/cycle links and in consequence, a positive effect has been identified in respect of SA Objective 6 (Transport).</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 2 – WEST CHELMSFORD	0/?	++	++	++	++	++	--	-	-	0	~	--	0/?	--	<p>Likely Significant Effects</p> <p>This policy requires a new neighbourhood centre including retail, circa 2.1 hectares of land for a co-located primary school and early years and childcare nursery. The policy also requires circa 0.13 hectares of land for a stand-alone early years and childcare nursery and contributions towards the cost of physical scheme provision with delivery through the Local Education Authority. In consequence, the appraisal of the associated site against SA Objective 3 (Economy) (see Appendix G) has moved from a mixed minor positive and negative effect to a significant positive</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>effect. The policy also requires a financial contribution to indoor leisure facilities and new pedestrian and cycle links and other green infrastructure and therefore the appraisal of this site against SA Objective 5 (Health and Wellbeing) has moved from a minor negative to significant positive effect. These measures are also expected to further enhance positive effects identified during the site appraisal in respect of SA Objective 4 (Sustainable Living and Revitalisation).</p> <p>The appraisal of this site against SA Objective 6 (Transport) is a significant positive effect as the policy requires measures to enable travel by sustainable modes and improvements to the local and strategic road network.</p> <p>The potential for significant negative effects in relation to water (SA Objective 8) and flood risk (SA Objective 9) has been identified for this site because of its proximity to a water course and presence of Flood Zones 2 and 3 (see Appendix G). However, plan policies require the use of flood mitigation measures and SUDS which should help maintain water quality and minimise flood risk. No significant effects are therefore anticipated.</p> <p>The site may contain archaeological deposits and as such the policy requires an archaeological evaluation.</p> <p>Whilst the policy requires an appropriate landscaped edge to mitigate the visual impact of the development, in view of the scale of development and loss of greenfield land, effects on landscape and townscape (SA Objective 14) are still considered to be significant.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S11 'Infrastructure Requirements') should help ensure that potential effects are considered when the

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 3A – EAST CHELMSFORD – MANOR FARM	0/?	++	+/-	+	++	++	--	-	-	0	~	--/?	-/?	-	<p>Likely Significant Effects</p> <p>This policy requires a new Country Park and in consequence, the appraisal of the associated site against SA Objective 5 (Health and Wellbeing) (see Appendix G) has moved from a minor negative effect to a significant positive effect.</p> <p>The potential for a significant negative effect in relation to water (SA Objective 8) has been identified for this site because of its proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures and SUDS which should help maintain water quality. No significant effects are therefore anticipated.</p> <p>The Policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending results of the Minerals Resource Assessment.</p> <p>The policy does require a robust northern landscaped edge to the development and green buffering to the Green Wedge and Conservation Area to mitigate visual impact together with design that respects local landscape character and protects views into the site, including the removal of overhead power lines. Whilst this is likely to help minimise landscape and visual effects, in the absence of more detail, the potential for minor negative effects against SA Objectives 13 (Cultural Heritage) and 14 (Landscape and Townscape) remains. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>The measures included within this policy, including (inter alia) improvements to the local highways network, provision for walking and cycling and sustainable modes of transport and requirement for financial contributions to education and other community facilities, will further enhance the positive effects identified during the appraisal of this site in respect of SA Objectives 4 (Sustainable Living and Revitalisation) and 6 (Transport) (although the scores awarded in Appendix G remain unchanged).</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 3b – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD	0/?	0	++	+	++	++	--	0	0	0	~	--/?	-/?	-	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The appraisal against SA Objective 6 (Transport) has, however, been identified as a significant positive as the policy requires measures to enable travel by sustainable modes (including the safeguarding of space for the future extension of Sandon Park and Ride) and provision for walking/cycling.</p> <p>Objective 5 (health) has been scored as a significant positive as the policy requires provision of a coherent network of public open space, formal and informal sport, recreation and community space within the site.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>The policy does require appropriate landscaping which is likely to help minimise landscape and visual effects. However, in the absence of more detail, the potential for minor negative effects against SA Objectives 13 (Cultural Heritage) and 14 (Landscape and Townscape) remains. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>The measures included within this policy, including (inter alia) the requirement for financial contributions to education facilities/a new nursery, will further enhance the positive effects identified during the appraisal of this site in respect of SA Objective 3 (Economy) and SA Objective 4 (Sustainable Living and Revitalisation) (although the scores awarded in Appendix G remain unchanged).</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
STRATEGIC GROWTH SITE 3C – EAST CHELMSFORD – LAND SOUTH OF MALDON ROAD	0/?	++	+/-	+	++	++	--	0	0	0	~	--/?	-/?	-	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The appraisal against SA objective 5 (Health and Wellbeing), has move from a mixed positive and negative to a significant positive as the policy requires provision of a coherent network of public open space, formal and informal sport, recreation and community space within the site.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>The appraisal against SA Objective 6 (Transport) has, however, moved from mixed positive and negative effect to a significant positive effect as the policy requires measures to improve the highways network, enable travel by sustainable modes and provide for walking/cycling.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>The policy acknowledges the need for the provision of public open space. Consideration is also given to the need to protect historic assets in the area including the WWII pillbox and listed building to the east and the Sandon Conservation Area. Mitigating the visual impact from the existing pylons and substation is also required.</p> <p>Whilst the policy requires that proposals minimise the impact on Croft Wood, the tree belt that lines the site to the north and north west, in the absence of more detail, the potential for minor negative effects against SA Objectives 13 (Cultural Heritage) and 14 (Landscape and Townscape) remains. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>The requirement for financial contributions to education and early years facilities will further enhance the positive effects identified during the appraisal of this site in respect of SA Objective 3 (Economy) and SA Objective 4 (Sustainable Living and Revitalisation) (although the scores awarded in Appendix G remain unchanged).</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 3d – EAST CHELMSFORD – LAND NORTH OF MALDON ROAD (RESIDENTIAL)	0/?	+	+/-	+	+++	++	--	0	0	0	~	--	0/?	-	<p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The appraisal against SA objective 5 (Health and Wellbeing), has move from a mixed positive and negative to a significant positive as the policy requires provision of a coherent network of public open space, formal and informal sport, recreation and community space within the site.</p> <p>The appraisal against SA Objective 6 (Transport) has, however, moved from mixed positive and negative effect to a significant positive effect as the policy requires measures to improve the highways network, enable travel by sustainable modes and provide for walking/cycling.</p> <p>The site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which on SA Objective 13 (Cultural Heritage) are uncertain pending the results of the assessment.</p> <p>The effect on SA Objective 14 (landscape) has moved from a significant negative to a minor negative as the policy seeks to conserve and enhance the Chelmer and Blackwater Conservation Area and retain the WWII pillbox in the northern part of the site and provide interpretation boards.</p> <p>The requirement for financial contributions to education and early years facilities will further enhance the positive effects identified during the appraisal of this site in respect of SA Objective 3 (Economy) and SA Objective 4 (Sustainable Living and Revitalisation) (although the scores awarded in Appendix G remain unchanged).</p> <p>Mitigation</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
EXISTING COMMITMENT EC1 – LAND NORTH OF GALLEYWOOD RESERVOIR	-	+	+/-	+	+	++	++/-	-	0	0	~	0	0	0	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G). The score awarded in respect of SA Objective 5 (Health and Wellbeing) has been amended from a minor negative to minor positive effect as the policy confirms a financial contribution to leisure and healthcare facilities will be sought.</p> <p>The potential for significant negative effects in relation to water (SA Objective 8) has been identified for this site because of its proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures and SUDS which should help maintain water quality and minimise flood risk. No significant effects are therefore anticipated.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
EXISTING COMMITMENT EC2 - LAND SURROUNDIN	0/?	+	+/-	++	+	++	++/-	0	0	0	~	0	-	+/-0	<p>Likely Significant Effects</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
G TELEPHONE EXCHANGE, ONGAR ROAD, WRITTLE															<p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>It is noted that the policy requires that proposals respect surrounding listed buildings and Conservation Area, although until further details are known, negative effect in respect of SA Objective 13 (Cultural Heritage) remain.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.

Growth Area 2: North Chelmsford

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
STRATEGIC GROWTH SITE 4 – NORTH EAST CHELMSFORD	+/- /?	++	++	++	++	++	--	-	0	0	+	--/?	--/?	--	<p>Likely Significant Effects</p> <p>This policy requires a new garden community incorporating a Country Park, Neighbourhood Centres, land for a co-located secondary school, two co-located primary schools and a standalone nursery schools with delivery through the Local Education Authority. It also includes 45,000 sqm of retail floorspace and 9 serviced plots for travelling showpeople. In consequence, the appraisal of the associated site against SA Objective 4 (Sustainable Living and Revitalisation) (see Appendix G) has moved from a minor positive effect to a significant positive effect (significant positive effects on SA Objective 3 are also expected to be further strengthened). As a result of the supporting on-site development, the minor negative effect for the site identified against SA Objective 5 (Health and Wellbeing) has moved to a significant positive effect. The provision of a Country Park has also been assessed as having a positive effect on biodiversity (SA Objective 1), although the potential for negative effects remains.</p> <p>The assessment of the site against SA Objective 6 (Transport) has also moved from mixed negative and positive effects to a significant positive effect. This reflects the type/scale of required transportation improvements including a single carriageway road (or Phase 1) of the Chelmsford North East Bypass, extension to the Chelmsford Area Bus Based Rapid Transit (ChART) infrastructure, improvements to the highways network and the provision of pedestrian and cycling links and a car club.</p> <p>The site is predominantly greenfield with a limited area of brownfield associated with the Channels Lodge Bar and Brasserie. As such, the site has been assessed as a significant negative against SA Objective 7.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>The potential for a significant negative effect in relation to water (SA Objective 8) has been identified for this site because of proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures which should help maintain water quality. No significant effects are therefore anticipated.</p> <p>The policy states that renewable, low carbon and decentralised energy schemes will be encouraged on site alongside the proposed sustainable transport improvements. As a result, the score for SA Objective 11 (Climate Change) has moved from no relationship to minor positive.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment. It should be noted that there may be an opportunity to utilise sand and gravel within the former site as part of the development.</p> <p><u>The policy requires provision of a generous landscape buffer to preserve the settings of nearby heritage assets. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment. Overall, a minor adverse effect is anticipated.</u></p> <p>The policy includes a requirement for development to be planned around a coherent framework of routes, blocks and spaces that deliver areas of distinct character, nonetheless it is considered that the potential for significant negative effects on SA Objective 13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain.</p> <p>Mitigation</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<ul style="list-style-type: none"> General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development. Supporting text to the policy could make reference to the opportunity to utilise sand and gravel within the former site as part of the development.
STRATEGIC GROWTH SITE 5a – GREAT LEIGHS – LAND AT MOUSLSHAM HALL	- 0/?	++	++	++	++	++	++/-	-0	0	0	~	--/?	--/?	--	<p>Likely Significant Effects</p> <p>The policy includes requirements for the provision of a neighbourhood centre, a new primary school and employment space on site.</p> <p>This site has been assessed as having a <u>significant negative negligible</u> effect on biodiversity (SA Objective 1), <u>due to the presence of nature conservation sites within/in close proximity to the site boundary including The River Ter SSSI is in close proximity to the site boundary, however the policy requires any new development to protect and enhance this feature</u> (see Appendix G). This policy requires the creation of a network of green infrastructure alongside park space. In consequence, effects on this objective have moved to minor negative, although some uncertainty remains.</p> <p>In light of the supporting development on site which includes employment space, the score for this site against SA Objective 3 (Economy) (see Appendix G) has moved from a minor negative effect to a significant positive effect (these measures may also enhance the positive effects identified in respect of SA Objective 4, although the score awarded remains as detailed in Appendix G).</p> <p>This policy seeks appropriate provision of open space and healthcare and leisure facilities together with walking and cycling</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>links. In consequence, the negative effects identified during the appraisal of this site in respect of SA Objective 5 (Health and Wellbeing) (see Appendix G) have moved to a significant positive effect.</p> <p>The assessment of this site against SA Objective 6 (Transport) has also moved to a significant positive effect in recognition of the requirements for sustainable transport infrastructure provision set out in the policy.</p> <p>The potential for a significant negative effect in relation to water (SA Objective 8) has been identified for this site because of proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures which should help maintain water quality. No significant effects are therefore anticipated.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>Whilst the policy includes a requirement for landscaping to mitigate the visual impact of the development, it is considered that the potential for significant negative effects on SA Objective 13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>Mitigation</p> <ul style="list-style-type: none"> General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>when the site associated with this policy comes forward for development.</p> <ul style="list-style-type: none"> Consideration should be given to the inclusion of specific requirements relating to the avoidance of adverse impacts on the River Ter SSSI.
STRATEGIC GROWTH SITE 5b – GREAT LEIGHS – LAND EAST OF LONDON ROAD	- 0/?	++	+	++	++	++	--	0	0	0	~	--/?	--/?	--	<p>Likely Significant Effects</p> <p>The anticipated effect on objective 1 (biodiversity) has been moved from a significant negative to a minor negative <u>negligible</u> in light of the policies requirements to create a network of green infrastructure, and ensure appropriate habitat mitigation and creation is provided <u>and protect and enhance the River Ter SSSI</u>.</p> <p>The anticipated effect on objective 3 (economy) has moved from mixed positive and negative effects to a minor positive effect as a result of the anticipated employment opportunities associated with care for the elderly.</p> <p>A significant positive effect has been identified against objective 4 (Sustainable Living and Revitalisation) as a result of the important contribution that the site will make to the development of the Great Leighs area, in particular by providing accommodation for the elderly.</p> <p>As a result of the supporting on-site development, including promoting walking and cycling and a financial contribution to health facilities, the minor negative effect for the site identified against SA Objective 5 (Health and Wellbeing) has moved to a significant positive effect.</p> <p>The assessment of this site against SA Objective 6 (Transport) has also moved to a significant positive effect in recognition of the requirements for sustainable transport infrastructure provision set out in the policy.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>The potential for a significant negative effect in relation to water (SA Objective 8) has been identified for this site because of proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures which should help maintain water quality. No significant effects are therefore anticipated.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>Whilst the policy includes a requirement for landscaping to mitigate the visual impact of the development, it is considered that the potential for significant negative effects on SA Objective 13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>Mitigation</p> <ul style="list-style-type: none"> General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development. Consideration should be given to the inclusion of specific requirements relating to the avoidance of adverse impacts on the River Ter SSSI.
STRATEGIC GROWTH SITE 5c – GREAT	- 0/?	++	+/-	++	++	++	++/-	0	0	0	~	--/?	--/?	--	<p>Likely Significant Effects</p> <p>The anticipated effect on objective 1 (biodiversity) has been moved from a significant negative to a minor negative negligible</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
LEIGHS – LAND NORTH AND SOUTH OF BANTERS LANE															<p>in light of the policies requirements to create a network of green infrastructure, and ensure appropriate habitat mitigation and creation is provided and protect and enhance the River Ter SSSI. Mitigation measures are also required to minimise effects on Sandylay/Moat Woods Nature Reserve.</p> <p>A significant positive effect has been identified against objective 4 (Sustainable Living and Revitalisation) as a result of the important contribution that the site will make to the development of the Great Leighs area, in particular by providing a mixed use housing-led development.</p> <p>As a result of the supporting on-site development, including promoting walking and cycling and a financial contribution to health facilities, the minor negative effect for the site identified against SA Objective 5 (Health and Wellbeing) has moved to a significant positive effect.</p> <p>The assessment of this site against SA Objective 6 (Transport) has also moved to a significant positive effect in recognition of the requirements for sustainable transport infrastructure provision set out in the policy.</p> <p>The potential for a significant negative effect in relation to water (SA Objective 8) has been identified for this site because of proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures which should help maintain water quality. No significant effects are therefore anticipated.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>Whilst the policy includes a requirement for landscaping to mitigate the visual impact of the development, it is considered that the potential for significant negative effects on SA Objective</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>Mitigation</p> <ul style="list-style-type: none"> General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development. Consideration should be given to the inclusion of specific requirements relating to the avoidance of adverse impacts on the River Ter SSSI.
STRATEGIC GROWTH SITE 6 – NORTH OF BROOMFIELD	-/?	++	++	++	++	++	++/-	-	0	0	~	--/?	-/?	-	<p>Likely Significant Effects</p> <p>The policy requires a new vehicular access road into Broomfield Hospital Campus which would pass through the Puddings Wood Local Wildlife Site. Ecological surveys including arboricultural surveys and a Phase 1 Habitats Assessment have identified no sensitive receptors that would be adversely affected and the policy requires that compensatory habitat be created. As such, the minor negative score remains.</p> <p>This policy requires a new neighbourhood centre and standalone nursery school with delivery through the local education authority. Financial contributions are required towards primary and secondary education provision. In consequence, the appraisal of the associated site against SA Objective 4 (Sustainable Living and Revitalisation) (see Appendix G) has moved from a minor positive effect to a significant positive effect (positive effects on SA Objective 3 are also expected to be further strengthened). The policy also requires (inter alia)</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>walking/cycling links public open space, formal and informal sport, recreation and community space within the site (including to the surrounding countryside). As a result, the neutral effect for the site identified against SA Objective 5 (Health and Wellbeing) has moved to a significant positive effect.</p> <p>The assessment of the site against SA Objective 6 (Transport) has moved to a significant positive as the policy requires measures to enable travel by sustainable modes (including walking and cycling) and improvements to the local road network.</p> <p>The policy identifies the need for a Minerals Resource Assessment and in consequence, the appraisal of the associated site against SA Objective 12 (Waste and Resource Use) has moved from significant negative to significant/uncertain, pending the results of this Assessment.</p> <p>Whilst the policy includes a requirement for landscaping to mitigate the visual impact of the development and for design to respond to the local landscape context, it is considered that the potential for negative effects on SA Objective 13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain. In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>Mitigation</p> <ul style="list-style-type: none"> The policy could include protection for LoWSs in close proximity to the site. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															when the site associated with this policy comes forward for development.
TRAVELLERS SITE GT1 – DRAKES LANE GYPSY AND TRAVELLER SITE	+	+	+/-	-	-	-	--	-	0	0	~	--	0	0	<p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G).</p> <p>The score for objective 1 (biodiversity) has been moved to a minor positive due to the policy's requirement for Appropriate habitat mitigation and creation.</p> <p>The potential for significant negative effects in relation to water (SA Objective 8) has been identified for this site because of its proximity to a water course (see Appendix G). However, the policy requires the use of flood mitigation measures and SUDS which should help maintain water quality and minimise flood risk. No significant effects are therefore anticipated.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g., 'NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
EXISTING COMMITMENT EC3 - GREAT LEIGHS - LAND EAST OF MAIN ROAD	-/?	++	+/-	++/- -	+	++	--	-	0	0	~	--	-	-	<p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G).</p> <p>The reasoned justification for this policy requires that the layout should incorporate compensation measures for landscape impact from the development including, appropriate tree and hedge planting along countryside edges, and green buffers to protect the Sandylay and Moot Wood Local Wildlife Sites to the south east of the site. Therefore, the score for objective 1 (biodiversity) has been moved from a significant negative to a minor negative.</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>The assessment of the site against SA Objective 6 (Transport) has moved to a positive as the policy requires the provision of pedestrian and cycle connections.</p> <p>The effect on SA objective 9 (water) has been moved to a minor negative as a result of the result of the policy requirement for SuDS and flood risk management measures.</p> <p>The policy requires protection for the listed buildings along main road and mitigation to reduce the visual impact of the development. As such, a minor negative is identified in relation to SA objective 13 (cultural heritage) and SA objective 14 (landscape and townscape)</p> <p>Mitigation</p> <p>None identified. General policies in the Pre-Submission Local Plan (e.g., 'NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development</p>
EXISTING COMMITMENT EC4 - EAST OF BOREHAM	0/?	++	+/-	++	+	++	--	0	0	0	~	0	-	-	<p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G).</p> <p>The assessment of the site against SA Objective 6 (Transport) has moved to a significant positive as the policy requires the provision of pedestrian and cycle connections.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g., 'NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development

Growth Area 3: South and East Chelmsford

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
STRATEGIC GROWTH SITE 7 – NORTH OF SOUTH WOODHAM FERRERS	-	++	++	++	++	++	-	-	-	0	~	0	-/?	--	<p>Likely Significant Effects</p> <p>The significant negative identified for biodiversity (SA Objective 1) has been moved to a minor as the policy requires that where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS). The remains the potential for an adverse effect of local wildlife sites affected by development of the site.</p> <p>This policy requires a new neighbourhood centre, potential primary school and nursery provision. Additionally, the policy requires the provision of flexible business floorspace and flexible retail floorspace.</p> <p>The policy includes a specific requirement relating to the mitigation of potential impacts on biodiversity, including landscape buffers to the development edges and Local Wildlife sites. The policy also requires the provision of and/or financial contributions towards, recreation disturbance avoidance and mitigation measures for European designated sites including the Crouch Estuary.</p> <p>Due to the development required on site, the appraisal of the associated site against SA Objective 3 (Economy) (see Appendix G) has moved from a mixed minor positive and negative effect to a significant positive effect (positive effects on SA Objective 4 are also expected to be further strengthened). The policy also requires (inter alia) open space, health facilities, leisure facilities and walking/cycling links. As a result, the positive effect for the site identified against SA Objective 5 (Health and Wellbeing) has moved to a significant positive effect.</p> <p>The assessment of the site against SA Objective 6 (Transport) has moved to a significant positive as the policy requires measures to enable travel by sustainable modes (including</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>walking and cycling) and improvements to the local road network (supported by a traffic management strategy). The policy also requires a car club.</p> <p>The potential for significant negative effects in relation to water (SA Objective 8) and flood risk (SA Objective 9) has been identified for this site because of its proximity to a water course and presence of Flood Zones 2 and 3 (see Appendix G). However, the policy requires the use of flood mitigation measures which should help maintain water quality and minimise flood risk. No significant effects are therefore anticipated.</p> <p>Whilst the policy includes requirements relating to landscaping and design in order to mitigate the landscape/visual and heritage impacts of the development, it is considered that the potential for significant negative effects on SA Objective 13 (Cultural Heritage) and SA Objective 14 (Landscape and Townscape) remain. The policy requires development to conserve and enhance nearby listed buildings and their settings, mitigating the potentially significant adverse effect on cultural heritage (SA Objective 13) to a minor effect, noting that – In addition, the site may contain archaeological deposits and as such the policy requires an archaeological evaluation, the effects of which are uncertain pending the results of the assessment.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
GROWTH SITE 8 – SOUTH OF BICKNACRE	- 0/?	+	+/-	+	+/-	++	--	0	0	0	~	0	-	-	<p>Likely Significant Effects</p> <p>The scoring for this policy is largely unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors.</p> <p>The policy requires that the Thrift Wood Site of Special Scientific Interest (SSSI) to the southeast of the site be <u>respected protected and enhanced</u> and that any new development provides any required mitigation measures. and that contributions be collected towards recreation disturbance avoidance and mitigation measures for European sites as a part of the Essex-wide Recreational Disturbance Avoidance and Mitigation Strategy (RAMS). Where appropriate, contributions from developments will be secured towards mitigation measures identified in the Essex Recreational disturbance Avoidance and Mitigation Strategy (RAMS). Therefore the anticipated effect on SA objective 1 (biodiversity) has been moved from significant negative to minor negative negligible.</p> <p>The policy includes requirements relating to transport, landscape and heritage, however these have not changed the scores for the site.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.
GROWTH SITE 9 - DANBURY	?	++	?	?	?	?	?	?	?	?	?	?	?	?	<p>Likely Significant Effects</p> <p>This policy is a statement of intent to provide 100 dwellings in Danbury through sites allocated in a Neighbourhood Development Plan. A significant positive effect has therefore</p>

Policy	1. Biodiversity	2. Housing	3. Economy	4. Sustainable Living and Revitalisation	5. Health and Wellbeing	6. Transport	7. Land Use	8. Water	9. Flood Risk	10. Air Quality	11. Climate Change	12. Waste and Natural Resources	13. Cultural Heritage	14. Landscape and Townscape	Commentary
															<p>been identified in respect of SA Objective 2 (Housing). Uncertainties in relation to other objectives are identified at this stage until the exact location of development is known.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified.
EXISTING COMMITMENT EC5 – ST GILES, MOOR HALL LANE, BICKNACRE	0/?	+	+/-	+	+/-	++/-	++/-	--	0	0	~	0	0	0	<p>Likely Significant Effects</p> <p>The scoring for this policy is unchanged from the scoring for the associated site (see Appendix G) as the policy does not introduce any significant factors. The policy confirms that the site will be developed for specialist residential accommodation to complement the existing use.</p> <p>Mitigation</p> <ul style="list-style-type: none"> None identified. General policies in the Pre-Submission Local Plan (e.g. NE1 'Ecology and Biodiversity' and Strategic Policy S6 'Conserving and Enhancing the Natural Environment') should help ensure that potential effects are considered when the site associated with this policy comes forward for development.

Appendix F

Reasonable Alternative Site Assessments

Site Appraisal Criteria

The following site appraisal criteria and associated thresholds of significance have been used to appraise the proposed site allocations contained in the Pre-Submission Local Plan and reasonable alternatives.

SA Objective	Appraisal Criteria	Threshold	Score
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	Proximity to: -statutory international/national nature conservation designations (SAC, SPA, Ramsar, National Nature Reserve, Ancient Woodland); -local nature conservation designations (Local Nature Reserve, County Wildlife Site)	No designations affecting site.	0
		Within 100m of a locally designated/Within 500m from an international/national site.	-
		Within 100m of a statutory designated site.	--
	Presence of protected species. Presence of BAP habitats and species	Does not contain protected species/BAP priority habitats and species.	0
		Within 100m of protected species/BAP priority habitats and species.	-
		Contains protected species/BAP priority habitats and species.	--
	Green infrastructure provision. Enhancement of habitats and species.	Development would have a positive effect on European or national designated sites, habitats or species / create new habitat or significantly improve existing habitats / significantly enhance the green infrastructure network.	++
		Development would have a positive effect on regional or local designated sites, habitats or species / improve existing habitats / enhance the green infrastructure network.	+
		Development would not affect green infrastructure provision.	0

SA Objective	Appraisal Criteria	Threshold	Score
		Development would adversely affect the green infrastructure network.	-
		Development would have a significant adverse effect on the green infrastructure network.	--
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	Number of (net) new dwellings proposed/loss of dwellings.	100+ dwellings (3ha or more).	++
		1 to 99 dwellings (up to 2.9ha).	+
		0 dwellings.	0
		-1 to -99 dwellings (-2.9ha or more).	-
		-100+ dwellings (-3ha or more).	--
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	Net employment land provision/loss.	1ha+ of land.	++
		0.1ha to 0.99ha of land.	+
		0ha	0
		-0.1ha to -0.99ha of land.	-
		-1ha+ of land.	--
	Proximity to key employment sites.	Within 2,000m walking distance of a major employment site.	+
		In excess of 2,000m walking distance of a major employment site.	0
	Impact on educational establishments.	Development of the site would result in the creation of an educational establishment/support the substantial expansion of an existing establishment.	++
		Development would contribute to the provision of additional educational services/facilities.	+

SA Objective	Appraisal Criteria	Threshold	Score
		Development would not affect educational establishments.	0
		Development would not contribute to the provision of additional educational facilities and would increase pressure on existing educational facilities.	-
		Development would result in the loss of an existing educational establishment/building without replacement provision elsewhere in the Chelmsford City Area.	--
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	Walking distance to key services including: -GP surgeries -Primary schools -Secondary schools -Post Offices -Supermarkets (including local stores) Proximity to town centres. Accessibility by public transport.	Within 800m walking distance of all services and/or the City Centre/South Woodham Ferrers town centre.	++
		Within 800m of one or more key services and/or within 2,000m of all services/the City Centre or South Woodham Ferrers town centre and/or within 400m of public transport.	+
		Within 2,000m of a key service.	0
		In excess of 2,000m from all services/public transport/the City Centre or South Woodham Ferrers town centre.	-
	Provision/loss of community facilities and services.	Development would provide key services and facilities on site.	++
		Development would contribute to the provision of additional services and facilities.	+
		Development would not provide or result in the loss of key services and facilities.	0
		Development would not contribute to the provision of additional services and facilities and would increase pressure on existing services and facilities.	-
		Development would result in the loss of key services and facilities without their replacement elsewhere within the Chelmsford City Area.	--
5. Health and Wellbeing: To improve the health and wellbeing being of those living and working in the Chelmsford City Area.	Access to: -GP surgeries -open space (including sports and recreational facilities)	Within 800m walking distance of a GP surgery and open space.	++
		Within 800m of a GP surgery or open space.	+

SA Objective	Appraisal Criteria	Threshold	Score
		Within 2,000m of a GP surgery or open space.	0
		In excess of 2,000m from a GP surgery and/or open space.	-
	Provision/loss of open space or health facilities.	Would provide open space and/or health facilities on site.	++
		Development would contribute to the provision of additional open space and/or health facilities.	+
		Would not affect current provision of open space or health facilities.	0
		Development would not contribute to the provision of additional open space and/or health facilities and would increase pressure on existing open space and/or health facilities.	-
		Would result in the loss of open space and/or health facilities without their replacement elsewhere within the District.	--
	Neighbouring uses.	Not located in close proximity to unsuitable neighbouring uses.	0
		Located in close proximity to unsuitable neighbouring uses and which could have an adverse effect on human health.	-
		Located in close proximity to unsuitable neighbouring uses and which could have a significant adverse effect on human health.	--
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	Access to: -bus stops -railway stations -existing or proposed park and ride facility	Within 400m walking distance of all services or within a City, Town or Key Service Settlement.	++
		Within 400m or more of one or more services.	+
		In excess of 400m from all services.	-
	Impact on highway network.	Sites has good access to the strategic road network (employment uses only).	+
		No impact on highway network.	0

SA Objective	Appraisal Criteria	Threshold	Score
		Potential adverse impact on highway network.	-
		Potential significant adverse impact on highway network.	--
	Infrastructure investment.	Development would support investment in transportation infrastructure and/or services.	++
		Development would not support investment in, or result in the loss of, transportation infrastructure and/or services.	0
		Development would result in the loss of transportation infrastructure and/or services.	--
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	Development of brownfield / greenfield/ mixed land Development of agricultural land including best and most versatile agricultural land (Agricultural Land Classification (ALC) grades 1, 2 and 3)).	Previously developed (brownfield) land.	++
		Mixed greenfield/brownfield land.	+/-
		Greenfield (not in ALC Grades 1, 2 or 3).	-
		Greenfield (in ALC Grade 1, 2 or 3).	--
	Soil contamination.	Development would result in existing land / soil contamination being remediated.	++
		Development would not affect the contamination of land/soils.	0
		Development could be affected by existing contaminated land.	-
		Development would result in the contamination of land/soils.	--
8. Water: To conserve and enhance water quality and resources.	Proximity to waterbodies	In excess of 50m of a waterbody.	0
		Within 10-50m of a waterbody.	-
		Within 10m of a waterbody.	--

SA Objective	Appraisal Criteria	Threshold	Score
	Requirement for new or upgraded water management infrastructure.	No requirement to upgrade water management infrastructure.	0
		Requirement to upgrade water management infrastructure.	--
9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	Presence of Environment Agency Flood Zones.	Within Flood Zone 1.	0
		Within Flood Zone 2.	-
		Within Flood Zone 3a/b.	--
10. Air: To improve air quality.	Proximity to Army and Navy Air Quality Management Areas (AQMA)	In excess of 500m from the AQMA.	0
		Within 500m of the AQMA.	-
		Within the AQMA.	--
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	It has not been possible to identify specific site level criteria for this SA objective.	N/A	N/A
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	Development in Minerals Safeguarding Areas.	Outside a Minerals Safeguarding Area.	0
		Within a Minerals Safeguarding Areas.	--
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	Effects on designated heritage assets (for example, Scheduled Monuments, Listed Buildings, Conservation Areas, Registered Park and Gardens). Effects on non-designated heritage assets.	Development would enhance designated heritage assets or their settings.	++
		Development would result in an assets(s) being removed from the At Risk Register.	
		Development would enhance non-designated heritage assets or their settings.	+
		Development would increase access to heritage assets.	
		Development is unlikely to affect heritage assets or their settings.	0
		Development may have an adverse effect on designated heritage assets and/or their settings.	-
		Development may affect non-designated sites or their settings.	

SA Objective	Appraisal Criteria	Threshold	Score
		Development may have a significant adverse effect on a designated heritage assets or their settings	--
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	Effects on landscape/townscape character. Presence of Green Belt. Presence of Green Wedge. Presence of Coastal Protection Belt.	Development offers potential to significantly enhance landscape/townscape character.	++
		Development offers potential to enhance landscape/townscape character.	+
		Development is unlikely to have an effect on landscape/townscape character.	0
		Development may have an adverse effect on landscape/townscape character and/or site is located in a Green Wedge or the Coastal Protection Belt.	-
		Development may have a significant adverse effect on landscape/townscape character and/or site is located in the Green Belt.	--

NB: where more than one symbol/colour is presented in a box it indicates that the appraisal has identified both positive and negative effects. Where a box is coloured but also contains a '?', this indicates uncertainty over whether the effect could be a minor or significant effect although a professional judgement is expressed in the colour used. A conclusion of uncertainty arises where there is insufficient evidence for expert judgement to conclude an effect.

At the Pre-Submission stage an additional criteria was added to SA Objective 6 to recognise that those sites within a City, Town or Key Service Settlement would have good access to existing facilities and amenities via sustainable modes of transport.



Results of the Appraisal of Reasonable Alternative Site Allocations

The results of the appraisal of proposed site allocations is provided below.

Housing Site Appraisal												
		SA01	SA02	SA02	SA03.1	SA03.1	SA03.2	SA03.2	SA03.3	SA03.3	SA03	SA04.1
Site ID	Site Name	1. To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	Number of (net) new dwellings proposed/loss of dwellings.	2. To meet the housing needs of the Chelmsford City Area and deliver decent homes.	Net employment land provision/loss.	Net employment land provision/loss.	Proximity to key employment sites.	Proximity to key employment sites.	Impact on Educational Establishments	Impact on Educational Establishments	3. To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	Walking distance to key services including: -GP surgeries -Primary schools - Secondary schools - Post Offices -Supermarkets -Town Centres - Public Transport
18SLAA1	Land South of Rennie Place and Clements Close, Chelmer Village	0/?	16	+	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre, 2,325m away. Nearest post office is Chelmsford Post Office 1,549m away. Closest supermarket is ASDA Chelmsford, 624m away. Nearest primary school is Chancellor Park Primary School 134m away. Closest secondary school is Boswells School 2,011m away.Closest public transport is Portway Bus Stop 147m away. Closest GP is Chelmer Village Surgery 717m away.
18SLAA2	Land North of School Lane, Great Leighs	0/?	99	+	Development of the site would require the closure of the Bamfords Light Industrial Estate.	-	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 9,457m away. Closest Post Office is Great Leighs 315m away. Closest Supermarket is Great Leighs Village Store 315m away. Closest Primary School is Great Leighs Primary School 577m away. Closest Secondary School is Tabor Academy 6,710m away. Closest Public Transport is Aragon Road bus stop 550m away.
18SLAA4	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	-/?	339	++	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 5,202m away. Closest Post Office is Danbury 1,051m away. Closest Supermarket is the Danbury Co-Operative 1,051m away. Closest Primary School is Danbury Park Primary School 607m away. Closest Secondary School is The Sandon School 3,588m away. Closest Public Transport is The Memorial bus stop 370m away.
18SLAA7	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	-/?	138	++	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 1,554m away. Closest Post Office is Melbourne Avenue 859m away. Closest Supermarket is the Co-Operative 859m away. Closest Primary School is Parkwood Academy 836m away. Closest Secondary School is St John Payne School 611m away. Closest Public Transport is Woodhall Road bus stop 96m away.
18SLAA8	Land East of Patching Hall Lane North of Oatleys, Broomfield	0/?	43	+	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 1,707m away. Closest Post Office is The Parade 906m away. Closest Supermarket is the Tesco Express 912m away. Closest Primary School is Broomfield Primary School 729m away. Closest Secondary School is St John Payne School 917m away. Closest Public Transport is Woodhall Road bus stop 232m away.
18SLAA9	Land South of Mashbury Road, Chignall	0/?	84	+	None to be provided	0	Closest employment areas are approximately 45 minutes from the site via public transport.	0	No loss but would increase the pressure on existing educational facilities.	-	-	Closest City Centre is Chelmsford City Centre 2,763m away. Closest Post Office is Melbourne Avenue 1,435m away. Closest Supermarket is Morrisons 887m away. Closest Primary School is Newland Spring Primary School 717m away. Closest Secondary School is St John Payne School 2,025m away. Closest Public Transport is Chignall Road bus stop 589m away.
18SLAA11	Land West of Main Road and Soluth of School Road, Broomfield	0/?	613	++	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 1,707m away. Closest Post Office is The Parade 815m away. Closest Supermarket is the Tesco Express 20m away. Closest Primary School is Broomfield Primary School 112m away. Closest Secondary School is St John Payne School 713m away. Closest Public Transport is Erick Avenue bus stop adjacent to the site.
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	-/?	762	++	None to be provided	0	In excess of 2,000m walking distance and/or 30mins travel time by public transport of a major employment site.	0	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 2,311m away. Closest Post Office is Melbourne Avenue 1,033m away. Closest Supermarket is Morrisons 379m away. Closest Primary School is Newland Spring Primary School 231m away. Closest Secondary School is St John Payne School 1,282m away. Closest public transport is Micawber Way bus stop 73m away.
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	-/?	766	++	None to be provided	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 2,301m away. Closest Post Office is Melbourne Avenue 1,069m away. Closest Supermarket is Morrisons 506m away. Closest Primary School is Newland Spring Primary School 358m away. Closest Secondary School is St John Payne School 1,496m away. Closest public transport is Chignall Road bus stop 72m away.

Housing Site Appraisal											
		SA04.1	SA04.2	SA04.2	SA04	SA05.1	SA05.1	SA05.2	SA05.2	SA05.3	SA05.3
Site ID	Site Name	Walking distance to key services including: -GP surgeries -Primary schools - Secondary schools - Post Offices - Supermarkets -Town Centres - Public Transport	Provision/loss of community facilities and services.	Provision/loss of community facilities and services.	4. To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Provision / loss of open space or health facilities.	Provision / loss of open space or health facilities.	Neighbouring Uses	Neighbouring Uses
18SLAA1	Land South of Rennie Place and Clements Close, Chelmer Village	+	Unknown/no loss of existing facilities.	0/?	+	Closest GP is Chelmer Village Surgery 717m away. Closest open space is Harrington Mead Play Area adjacent to the eastern boundary of the site.	++	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	The land is in a residential area. Chelmsford Water Recycling Centre is 400m south of the site. It is not known whether this presents a potential risk of adverse odours to the site.	?
18SLAA2	Land North of School Lane, Great Leighs	+	Unknown/no loss of existing facilities.	0/?	+	Closest GP is Great Notley Surgery 3,379m away. Cloest open space is Fayrwood Park 140m from the site.	+	No loss but would put pressure on existing health facilities.	-	There are nurseries, farm buildings and residential properties in the local area. The A131, a dual carridgeway in this area, is 105m south east of the site and may lead to noise disturbance.	-
18SLAA4	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	+	Unknown/no loss of existing facilities.	0/?	+	Closest GP is Beacon Health Group 1,365m away. Closest open space is Lingwood Common adjacent to the site.	+	No loss but would put pressure on existing health facilities.	-	There is a residential area to the west of the site with no identified source of noise.	0
18SLAA7	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 555m away. Closest open space is Barnaby Rudge AGS adjacent to the site.	++	No loss but would put pressure on existing health facilities.	-	There is a residential area to the west of the site with no identified source of noise.	0
18SLAA8	Land East of Patching Hall Lane North of Oatleys, Broomfield	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 1,126m away. Closest open space is Essex Avenue Allotments 156m south of the site.	+	No loss but would put pressure on existing health facilities.	-	There is a residential area to the west of the site with no identified source of noise.	0
18SLAA9	Land South of Mashbury Road, Chignall	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 834m away. Closest open space is Pinswick Avenue Play Area 525m south east of the site.	+	No loss but would put pressure on existing health facilities.	-	The site is in the countryside adjacent to a nursery. No identified sources of noise.	0
18SLAA11	Land West of Main Road and Soluth of School Road, Broomfield	+	No loss of existing facilities.	0/?	+	Closest GP is Tennyson House Surgery 1,124m away. Closest open space is Broomfield Main Road Allotments adjacent to the site.	+	No loss but would put pressure on existing health facilities.	-	There is a residential area to the west of the site with no identified source of noise.	0
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 306m away. Closest open space is Pinswick Avenue AGS 60m south east of the site.	++	No loss but would put pressure on existing health facilities.	-	The south east of the site is adjacent to an existing urban area with no identified source of noise.	0
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 441m away. Closest open space is Pinswick Avenue Play Area 107m east of the site.	++	No loss but would put pressure on existing health facilities.	-	The east of the site is adjacent to an existing urban area with no identified source of noise.	0

Housing Site Appraisal												
		SA05	SA06.1	SA06.1	SA06.2	SA06.2	SA06.3	SA06.3	SA06	SA07.1	SA07.1	SA07.2
Site ID	Site Name	5. To improve the health and wellbeing of those living and working in the Chelmsford City Area.	Access to: - bus stops, -railway stations - existing or proposed park and ride facility.	Access to: - bus stops, - railway stations - existing or proposed park and ride facility.	Impact on highway network.	Impact on highway network.	Infrastructure investment.	Infrastructure investment.	6. To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Soil contamination.
18SLAA1	Land South of Rennie Place and Clements Close, Chelmer Village	++/-/?	Closest bus stop is Portway Bus Stop 147m away. Closest railway station is Chelmsford Rail Station 3,157m away. Nearest Park and Ride is Sandon 1,885m away.	++	It is anticipated that the site would be accessed from Clements Close. Given the small scale of the site no adverse effect on the highways network is anticipated.	0	Unknown	?	++	Comprises of Grade 3 agricultural land	--	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA2	Land North of School Lane, Great Leighs	+/-	Within Great Leigh. Closest Public Transport is Aragon Road bus stop 550m away. Crossing rail station 5,761m away. Closest Park and Ride is Chelmer Valley 5,739m away.	++	It is anticipated that the site would be accessed from School Lane. Whilst the increase in the number of residential dwellings on the site would be expected to lead to an increase in the number of vehicle movements, at present HGVs use School Lane, a minor single lane road, to access Bamfords Light Industrial Estate and this would cease.	+/-	Unknown	?	++/-/?	Site comprises predominantly brownfield land.	++	Development would result in existing land / soil contamination being remediated.
18SLAA4	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	+/-	Closest bus stop is The Memorial 370m away. Closest railway station is Hatfield Peverel Rail Station 6,414m away. Nearest Park and Ride is Sandon Valley 2,531m away.	+	It is anticipated that the site would be accessed from Elm Green Lane and / or Riffhams Lane, both of which are minor local roads. Due to the scale of the development, the local road network may be adversely affected by congestion.	-	Unknown	?	+/-	Comprises Grade 4 agricultural land.	-	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA7	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	++/-	Closest bus stop is Woodhall Road 96m away. Closest railway station is Chelmsford 2,398m away. Closest Park and Ride is Chelmer Valley 2,927m away.	++	It is anticipated that the site would be accessed from Patching Hill Lane. Due to the scale of the development, the local road network may be adversely affected by congestion.	-	Unknown	?	++/-	Comprises Grade 2 agricultural land.	--	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA8	Land East of Patching Hall Lane North of Oatleys, Broomfield	+/-	Closest bus stop is Woodhall Road 232m away. Closest railway station is Chelmsford 2,571m away. Closest Park and Ride is Chelmer Valley 2,794m away.	++	It is anticipated that the site would be accessed from Patching Hill Lane. Due to the scale of the development, the local road network may be adversely affected by congestion.	-	Unknown	?	++/-	Comprises Grade 2 agricultural land.	--	Development would result in existing land / soil contamination being remediated.
18SLAA9	Land South of Mashbury Road, Chignall	+/-	Closest bus stop is Chignall Road 589m away. Closest railway station is Chelmsford 3,191m away. Closest Park and Ride is Chelmer Valley 4,591m away.	-	It is anticipated that the site would be accessed from Mashbury Road. Due to the scale of the development, the local road network may be adversely affected by congestion.	-	Unknown	?	-	Comprises Grade 2 agricultural land.	--	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA11	Land West of Main Road and South of School Road, Broomfield	+/-	Closest bus stop is Erick Avenue adjacent to the site. Closest railway station is Chelmsford 2,465m away. Closest Park and Ride is Chelmer Valley 2,194m away.	++	It is anticipated that the site would be accessed from Main Road and/or School Lane. Whilst Main Road is a local secondary road, the scale of development may have a significant adverse effect on the local highway network.	--	Unknown	?	++/--	Comprises Grade 2 agricultural land.	--	Development would result in existing land / soil contamination being remediated.
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	++/-	Closest bus stop is Micawber Way bus stop 73m away. Closest railway station is Chelmsford 2,764m away. Closest Park and Ride is Chelmer Valley 3,767m away.	++	It is anticipated that the site would be accessed from Chignall Road and/or Mashbury Road. Whilst Chignall Road is a local secondary road, the scale of development may have a significant adverse effect on the local highway network.	--	Unknown	?	++/--	Comprises Grade 2 agricultural land.	--	Development would result in existing land / soil contamination being remediated.
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	++/-	Closest bus stop is Chignall Road bus stop 72m away. Closest railway station is Chelmsford 2,783m away. Closest Park and Ride is Chelmer Valley 4,340m away.	++	It is anticipated that the site would be accessed from Chignall Road and/or Mashbury Road. Whilst Chignall Road is a local secondary road, the scale of development may have a significant adverse effect on the local highway network.	--	Unknown	?	++/--	Comprises Grade 2 agricultural land.	--	Development would result in existing land / soil contamination being remediated.

Housing Site Appraisal															
		SA07.2	SA07	SA08.1	SA08.1	SA08.2	SA08.2	SA08	SA09	SA09	SA10	SA10	SA11	SA11	SA12
Site ID	Site Name	Soil contamination	7. To encourage the efficient use of land and conserve and enhance soils.	Proximity to waterbodies	Proximity to waterbodies	Requirement for new or upgraded water management infrastructure.	Requirement for new or upgraded water management infrastructure.	8. To conserve and enhance water quality and resources.	Presence of Environment Agency Flood Zones.	9. To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	Proximity to Army and Navy Air Quality Management Areas (AQMA)	10. To improve air quality.	It has not been possible to identify specific site level criteria for this SA objective.	11. To minimise greenhouse gas emissions and adapt to the effects of climate change.	Development in Minerals Safeguarding Areas
18SLAA1	Land South of Rennie Place and Clements Close, Chelmer Village	0	--	In excess of 50m of waterbody.	0	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	0	A very limited area on the eastern extent of the site is within Flood Zone 2.	-	In excess of 500m from the AQMA.	0	N/A	N/A	Falls within a Sand and Gravel Safeguarding Area
18SLAA2	Land North of School Lane, Great Leighs	++	++	In excess of 50m of waterbody.	0	The Chelmsford City Water Cycle Study Update 2018 concludes that the Great Leigh WRC has limited flow capacity under all growth scenarios, therefore growth upgrades and careful development phasing will be required. Treatment process upgrades are likely to be required to meet river quality targets.	--	--	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Falls within a Sand and Gravel Safeguarding Area
18SLAA4	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	0	-	In excess of 50m of waterbody.	0	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	0	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	The southern half of the site falls within a Snad and Gravel Mineral Safeguarding Area.
18SLAA7	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	0	--	In excess of 50m of waterbody.	0	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	0	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA8	Land East of Patching Hall Lane North of Oatleys, Broomfield	++	++/-	Within 10-50m of a waterbody.	-	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	-	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	The western area of the site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA9	Land South of Mashbury Road, Chignall	0	--	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	--	The eastern area of the site is in Flood Zone 3.	--	In excess of 500m from the AQMA.	0	N/A	N/A	The eastern area of the site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA11	Land West of Main Road and Soluth of School Road, Broomfield	++	++/-	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	--	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Outside a Minerals Safeguarding Area.
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	++	++/-	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	--	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	++	++/-	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	--	The central area of the site is within FZ3.	--	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area

Housing Site Appraisal						
		SA12	SA13	SA13	SA14	SA14
Site ID	Site Name	12. To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	Effects on designated heritage assets (for example Scheduled Monuments, Listed Buildings, Conservation Areas, Registered Park and Gardens). Effects on non designated heritage assets.	13. To conserve and enhance the historic environment, cultural heritage, character and setting.	Effects on landscape and townscape character. Presence of Green Belt. Presence of Green Wedge. Presence of Coastal Protection Belt.	14. To conserve and enhance landscape character and townscapes.
18SLAA1	Land South of Rennie Place and Clements Close, Chelmer Village	--	There are two Grade II listed buildings within 250m of the southern boundary of the site. The closest, Brook House, is 100m south of the site. It is anticipated that there would be an open line of site between the site and Brook House however given the existing residential context of the area, it is considered that any adverse affect on the setting of this listed building would be minor. The Chelmer and Blackwater Navigation Conservation Area is 404m to the east of the site. Given the intervening residential development and the A12 passing between them, it is considered that development would have a negligible effect on the conservation area.	-	The site is currently arable land, with residential development to the north, west and east and further arable fields to the south. The site topography is level. Given the site's location in a residential area and its small scale, the effect on the local landscape is considered to be negligible.	0
18SLAA2	Land North of School Lane, Great Leighs	--	There are 14 Grade II listed buildings located within 500m of the site. There are three Grade II Listed Buildings on School Lane, two of which are adjacent to the south western boundary of the site. Due to the scale of development and the proximity of these historic assets, it is considered that there is the potential for a significant adverse effect.	--	The site is currently a light industrial compound. Redevelopment of the site for residential use therefore has the potential to improve the aesthetic value of the site. There are public footpaths on both the northern and eastern boundaries of the site and long views across the site that would be adversely affected. Views from the limited number of residential properties in the area may also be adversely effected. Overall, the site is considered to have the potential for significant positive and negative effects.	++/--
18SLAA4	Land North of Elm Green Lane and East of Riffhams Lane, Danbury	--	Riffhams, a Grade II Registered Historic Park and Garden, is on the opposing side of Riffhams Lane. Danbury Park, a Grade II Registered Historic Park and Garden, is 365m south of the site. Danbury Conservation Area and an associated cluster of Grade II listed buildings is adjacent to the south eastern corner of the site. Danbury Camp Hill Fort Schduled Monument is 490m to the south east of the site. Given the sensitivity and proximity of these historic assets, it is considered that development of the site has the potential to have a signifiant adverse effect on cultural heritage.	--	The site is currently an agricultural field. Development of the site would extend the existing urban boundary of Danbury to the north west. Development may also affect views from the Saffron Trail that passes along Riffams Lane before becoming a public bridleway on the north western boundary of the site. Given the scale of development and extension of the existing settlement into the countryside, it would adversely affect the local landscape character and have an adverse visual impact on the surrounding residential receptors. Overall, due to the scale of the development and loss of greenfield land there is potential for significant adverse effects on landscape character.	--
18SLAA7	Land West of Patching Hall Lane North of Barnaby Rudge, Broomfield	--	141-145, Patching Hall Lane is a Grade II listed building less than 20m from the site boundary. Priors, also a Grade II listed building, is 220m north of the site. Given the scale of the proposed development and the visibility of these historic assets from the site, it is considered that there is the potential for an adverse effect. In light of the distance to the Priors building and the existing residential context of Patching Hall Lane, it is anticipated that the effect would be minor.	-	The site is currently an agricultural field. Development of the site would extend the urban boundary of Chelmsford to the north, but it should be noted that this would draw the urban boundary level with a recent Saxon Gate residential development on the opposing side of Patching Hall Lane. A public footpath passes along the south eastern boundary of the site, then north-south through the centre of the site. Development of the site is therefore likely to have a singificant adverse effect on views from this path. Development would adversely affect views to the north for existing residents along the southern boundary of the site.	--
18SLAA8	Land East of Patching Hall Lane North of Oatleys, Broomfield	--	141-145, Patching Hall Lane is a Grade II listed building 172m south of the site. Given the recent intervening development of Saxon Gate, it is considered that development of the site would have a negligible effect. There is a cluster of three Grade II listed buildings 230m north east of the site associated with Parsonage Farm. There is some intervening tree screening between Parsonage Farm and the development site, however there remains the potential for an adverse effect on the setting of these historic assets.	-	The site is currently agricultural fields. Development of the site may be seen to facilitate coalescence between Chelmsford and Parsonage Green, however there is already continuous buit development between Parsonage Green and Chelmsford along Main Road. Given the scale of development and extension of the existing settlement into the countryside, it would adversely affect the local landscape character and have an adverse visual impact on residential receptors to the south.	-
18SLAA9	Land South of Mashbury Road, Chignall	--	There are 3 Grade II listed buildings in the local area. Two are associated with Brickbarns Farm 250m east of the site, with Crows Farmhouse 405m east of the site. Due to the distance to these historic assets and the intervening tree screening, any adverse effect on their setting is anticipated to be minor.	-	The site is currently agricultural fields. It is in the open countryside adjacent to a nursery. Public footpaths pass along the northern and western boundaries of the site, with an additional footpath passing through the cente of the site. Development of the site would therefore be expected to adversely effect views from these paths. Given the scale of development proposed in the open countryside, it would be expected to have a significant adverse affect the local landscape character.	--
18SLAA11	Land West of Main Road and Soluth of School Road, Broomfield	0	141-145, Patching Hall Lane is a Grade II listed building 297m south of the site. Given the recent intervening development of Saxon Gate, it is considered that development of the site would have a negligible effect. There are a further 5 Grade II listed buildings close to the junction of School Lane and Main Road. Of these, it is considered that there is the pontential for an adverse effect on Broomfield Place, 136m east of the site. The Broomfield Conservation Area is 369m north of the site, however due to intervening built form development of the site would be expected to have a negligible effect.	-	The site is currently an agricultural field with residential development to the north, east and south. Views across the currently open space would be adversely affected for properties adjacent to the site. Development of the site would develop the existing gap between Parsonage Green and Chelmsford, with the potential to adversely affect the seperate identity of Parsonage Green. Overall, due to the scale of the development and loss of greenfield land there is potential for significant adverse effects on landscape character.	--
18SLAA12	Land North of Mashbury Road and West of Chignall Road, Chignall	--	There are two Grade II listed buildings on the opposing side of Mashbury Lane to the site, associated with Brickbarns Farm. There are a further three listed buildings associated with Chobblings Farmhouse adjacent to the north eastern boundary of the site, two of which are Grade II, however Chobbing's Farmhouse is Grade II*. Given the sensitivity of this historic asset, its location adjacent to the site and its curen setting of open countryside, it is considered that there is the potential for a significant adverse effect on this historic asset.	--	The site is currently agricultural fields with the urban area of Chelmsford to the south east. A public footpath forming a part of the Centenary Trail passes north-south through the site and as such views from the path may be adversely affected. Views from a limited number of residential receptors along the south eastern boundary of the site may also be affected. Overall, due to the large scale of the development and loss of greenfield land there is potential for significant adverse effects on landscape character.	--
18SLAA13	Land West of Avon Road and South of Mashbury Road, Chignall	--	There are two Grade II listed buildings adjacent to the northern boundary of the site associated with Brickbarns Farm. A third Grade II listed Building, Crows Farmhouse, is located 100m east of the site. Due the proximity of the site to these historic assets and the change in the local landscape from open countryside to residential, it is considered that development of the site has the potential to adversely effect their setting.	-	The site is currently an agricultural field on the west side of Chelmsford. Development of the site would extend Chelmsford west into open countryside. A public footpath forming a part of the Centenary Trail passes north-south through the site and as such views from the path may be adversely affected. Overall, due to the large scale of the development and loss of greenfield land there is potential for significant adverse effects on landscape character.	--

		SA01	SA02	SA02	SA03.1	SA03.1	SA03.2	SA03.2	SA03.3	SA03.3	SA03	SA04.1
Site ID	Site Name	1. To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	Number of (net) new dwellings proposed/loss of dwellings.	2. To meet the housing needs of the Chelmsford City Area and deliver decent homes.	Net employment land provision/loss.	Net employment land provision/loss.	Proximity to key employment sites.	Proximity to key employment sites.	Impact on Educational Establishments	Impact on Educational Establishments	3. To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	Walking distance to key services including: -GP surgeries -Primary schools - Secondary schools - Post Offices - Supermarkets -Town Centres - Public Transport
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	-/?	268	++	None to be provided	0	In excess of 2,000m walking distance and/or 30mins travel time by public transport of a major employment site.	0	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 2,175m away. Closest Post Office is Melbourne Avenue 2,100m away. Closest Supermarket is Morrisons 750m away. Closest Primary School is Newland Spring Primary School 600m away. Closest Secondary School is St John Payne School 1,900m away. Closest public transport is Micawber Way bus stop 400m away.
18SLAA16	Land South of Hoffmans Way, Chelmsford	-/?	214	++	Development would lead to the loss of 1.53 hectares of employment land (Use Classes B2 and B8)	--	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	The site is within Chelmsford City Centre. Closest Post Office is Chelmsford 709m away. Closest Supermarket is Tates Spar Bishop Hall Ln 133m away. Closest Primary School is The Cathedral Church of England Voluntary Aided Primary School, Chelmsford 283m away. Closest Secondary School is Chelmsford County High School for Girls 485m away. Closest Public Transport is Anglia Ruskin University Bus Stop 156m away. Closest GP is Rivermead Gate Medical Centre 175m away.
18SLAA20	Land North of Peartree Lane, Bicknacre	0/?	36	+	None to be provided.	0	In excess of 2,000m walking distance and/or 30mins travel time by public transport of a major employment site.	0	No loss but would increase the pressure on existing educational facilities.	-	-	Closest GP is Beacon Health Group 2,130m away. Closest Town Centre is South Woodham Ferrers Town Centre 5,936m away. Closest Post Office is Bicknacre 371m away. Closest Supermarket is Danbury Tesco Express 2,096m away. Closest Primary School is Priory Primary School, Bicknacre 342m away. Closest Secondary School is Heathcote School 2,216m away. Closest Public Transport is Bicknacre Road Bus Stop 287m away.
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	0/?	12	+	None to be provided.	0	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 1,974m away. Closest Post Office and supermarket is The Parade 1,400m away. Closest Primary School is Broomfield Primary School 230m away. Closest Secondary School is St John Payne School 1,900m away. Closest public transport is The Angel bus stop 50m away.
18SLAA2 and 17SLAA14	Great Leighs Cluster	--/?	367	++	Development of the site would require the closure of the Bamfords Light Industrial Estate.	--	Within 2000m walking distance and/or 30mins travel time by public transport of a major employment site.	+	No loss but would increase the pressure on existing educational facilities.	-	+/-	Closest City Centre is Chelmsford City Centre 9,265m away. Closest Post Office is Great Leighs 247m away. Closest Supermarket is Great Leighs Village Store 247m away. Closest Primary School is Great Leighs Primary School 480m away. Closest Secondary School is Chelmer Valley High School 6,475m away. Closest Public Transport is Main Road Bus Stop 193m away.
18SLAA9 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	-/?	914	++	None to be provided.	0	In excess of 2,000m walking distance and/or 30mins travel time by public transport of a major employment site.	0	No loss but would increase the pressure on existing educational facilities.	-	-	Closest City Centre is Chelmsford City Centre 2253m away. Closest Post Office is Melbourne Avenue 1029m away. Closest Supermarket is Morrisons Chelmsford 474m away. Closest Primary School is Newlands Spring Primary School 304m away. Closest Secondary School is The Chelmsford New Model Special School, Woodlands Campus 1276m away. Closest Public Transport is Chignal Road Bus Stop 24m away. Closest GP is Dickens Place 395m away.

		SA04.1	SA04.2	SA04.2	SA04	SA05.1	SA05.1	SA05.2	SA05.2	SA05.3	SA05.3
Site ID	Site Name	Walking distance to key services including: -GP surgeries -Primary schools - Secondary schools - Post Offices - Supermarkets -Town Centres - Public Transport	Provision/loss of community facilities and services.	Provision/loss of community facilities and services.	4. To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Provision / loss of open space or health facilities.	Provision / loss of open space or health facilities.	Neighbouring Uses	Neighbouring Uses
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	+	No loss of existing facilities.	0/?	+	Closest GP is Dickens Place Surgery 750m away. Closest open space is Spenlow Drive 600m from the site.	++	No loss but would put pressure on existing health facilities.	-	The south east of the site is adjacent to an existing urban area with no identified source of noise.	0
18SLAA16	Land South of Hoffmans Way, Chelmsford	++	Unknown	?	++	Closest GP is Rivermead Gate Medical Centre 175m away. Closest Open Space is Chelmer Valley LNR 37m away.	++	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	There is an industrial area including railway sidings to the south of the site. The main railway line is 92m south of the site. These uses have the potential to generate noise and vibration and adversely impact upon human health.	-
18SLAA20	Land North of Peartree Lane, Bicknacre	+	Unknown/no loss of existing facilities.	0/?	+	Closest GP is Beacon Health Group 2,130m away. Closest Open Space is B1418 amenity road verge 347m away.	+	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	Site surrounded by residential and agricultural fields so the surrounding land uses would not cause adverse impacts.	0
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	+	Unknown/no loss of existing facilities.	0/?	+	Closest GP is Mountbatten House Surgery 1,440m away. Closest Open Space Broomfield FC adjacent to the site.	+	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	The site is in a residential area with no identified source of noise.	0
18SLAA2 and 17SLAA14	Great Leighs Cluster	+	Unknown/no loss of existing facilities.	0/?	+	Closest Open Space is Fayrewood Park 58m away. The closest GP surgery is Great Notley Surgery, 2.6km north of site.	+	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	The A131 adjacent to the southern boundary of the site may lead to noise disturbance at the site.	-
18SLAA9 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	+	Unknown/no loss of existing facilities.	0/?	+	Closest open space is Avon Road Park adjacent to the site. Closest GP is Dickens Place 395m away.	+	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.	-	No unsuitable uses in the vicinity of the site.	0

		SA05	SA06.1	SA06.1	SA06.2	SA06.2	SA06.3	SA06.3	SA06	SA07.1	SA07.1	SA07.2
Site ID	Site Name	5. To improve the health and wellbeing of those living and working in the Chelmsford City Area.	Access to: - bus stops, - railway stations - existing or proposed park and ride facility.	Access to: - bus stops, - railway stations - existing or proposed park and ride facility.	Impact on highway network.	Impact on highway network.	Infrastructure investment.	Infrastructure investment.	6. To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Soil contamination.
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	++/-	Closest bus stop is Micawber Way bus stop 400m away. Closest railway station is Chelmsford 3,800m away. Closest Park and Ride is Chelmer Valley 3,900m away.	-	It is anticipated that the site would be accessed from Hollow Lane and/or Woodhall Hill. Both of these roads are relatively narrow local roads. As such the scale of development may have a significant adverse effect on the local highway network.	--	Unknown	?	--	Comprises Grade 2 agricultural land.	--	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA16	Land South of Hoffmans Way, Chelmsford	++/-	Within Chelmsford. Closest Bus Stop is Anglia Ruskin University 198m away. Closest Rail Station is Chelmsford Rail Station 800m away. Closest Park and Ride is Sandon Park and Ride 3,842m away.	++	The site is served by minor roads that connect to the existing industrial areas. Given the scale of development and location of the site there is potential to exacerbate existing congestion issues in Chelmsford centre.	-	Unknown	?	++/-	Previously developed (brownfield) land.	++	Development would result in existing land / soil contamination being remediated.
18SLAA20	Land North of Peartree Lane, Bicknacre	+/-	Within Bicknacre. Closest Bus Stop is Bicknacre Road 287m away. Closest Rail Station is South Woodham Ferrers Rail Station 5,385m away. Closest Park and Ride is Sandon Park and Ride 5,048m away.	++	Site appears to be accessible by Peartree Lane. Due to the size of the site and its location, there are no identified traffic constraints.	0	Unknown	?	++	Comprises Grade 3 agricultural land.	--	Unknown. However assume development would not affect the contamination of land/soils.
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	+/-	Closest bus stop is The Angel bus stop 50m away. Closest railway station is Chelmsford 3,300m away. Closest Park and Ride is Chelmer Valley 3,000m away.	++	It is anticipaedt that the site would be accessed via Main Road. In light of the small scale of the site, it is anticipated that development of the site would have a negligible effect on the local highways network.	0	Unknown	?	++	Greenfield site, classified as urban.	-	Unknown. However assume development would not affect the contamination of land/soils.
18SLAA2 and 17SLAA14	Great Leighs Cluster	+/-	Within Great Leigh. Closest Bus Stop is Main Road 193m away. Closest Rail Station is Cressing Rail Station 5,466m away. Closest Park and Ride is Chelmer Valley Park and Ride 5,311m away.	++	Accessed by School Lane, which at the location of the site is a single lane road. As such, given the scale of development it is anticipated that there would be significant impacts on the local highway network.	--	Unknown	?	++/-	Site comprises both brownfield land and Grades 2/3 agricultural land.	+/-	Development would result in existing land / soil contamination being remediated.
18SLAA9 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	+/-	Within Chelmsford. Closest Bus Stop is Welland Avenue 43m away. Closest Rail Station is Chelmsford Rail Station 2,607m away. Closest Park and Ride is Chelmer Valley Park and Ride 4,401m away.	++	There is currently no access to the site so a new access would need to be created from Chignall Road and/or Mashbury Road. Due to the large scale of the proposed development it is anticipated that there would be a significant adverse effect on the local hgihway network.	--	Unknown	?	++/-	Comprises Grade 2 agricultural land.	--	Development would result in existing land / soil contamination being remediated.

		SA07.2	SA07	SA08.1	SA08.1	SA08.2	SA08.2	SA08	SA09	SA09	SA10	SA10	SA11	SA11	SA12
Site ID	Site Name	Soil contamination	7. To encourage the efficient use of land and conserve and enhance soils.	Proximity to waterbodies	Proximity to waterbodies	Requirement for new or upgraded water management infrastructure.	Requirement for new or upgraded water management infrastructure.	8. To conserve and enhance water quality and resources.	Presence of Environment Agency Flood Zones.	9. To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	Proximity to Army and Navy Air Quality Management Areas (AQMA)	10. To improve air quality.	It has not been possible to identify specific site level criteria for this SA objective.	11. To minimise greenhouse gas emissions and adapt to the effects of climate change.	Development in Minerals Safeguarding Areas
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	0	--	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	--	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA16	Land South of Hoffmans Way, Chelmsford	++	++	Within 10-50m of a waterbody.	-	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	-	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area
18SLAA20	Land North of Peartree Lane, Bicknacre	0	--	Within 10-50m of a waterbody.	-	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	-	The northern edge of the site is within Flood Zone 2.	-	In excess of 500m from the AQMA.	0	N/A	N/A	Site falls within a Sand and Gravel Mineral Safeguarding Area.
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	0	-	Within 10-50m of a waterbody.	-	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new local plan in this area.	0	-	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Outside a Minerals Safeguarding Area.
18SLAA2 and 17SLAA14	Great Leighs Cluster	++	++/-/?	In excess of 50m of waterbody.	0	The Chelmsford City Water Cycle Study Update 2018 concludes that the Great Leigh WRC has limited flow capacity under all growth scenarios, therefore growth upgrades and careful development phasing will be required. Treatment process upgrades are likely to be required to meet river quality targets.	--	--	FZ1	0	In excess of 500m from the AQMA.	0	N/A	N/A	Falls within a Sand and Gravel Safeguarding Area
18SLAA9 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	++	++/--	Within 10m of a waterbody.	--	The Chelmsford City Water Cycle Study Update 2018 concludes that the Great Leigh WRC has limited flow capacity under all growth scenarios, therefore growth upgrades and careful development phasing will be required. Treatment process upgrades are likely to be required to meet river quality targets.	0	--	The site includes land in Flood Zones 1, 2 and 3.	--	In excess of 500m from the AQMA.	0	N/A	N/A	Falls within a Sand and Gravel Safeguarding Area

		SA12	SA13	SA13	SA14	SA14
Site ID	Site Name	12. To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	Effects on designated heritage assets (for example Scheduled Monuments, Listed Buildings, Conservation Areas, Registered Park and Gardens). Effects on non designated heritage assets.	13. To conserve and enhance the historic environment, cultural heritage, character and setting.	Effects on landscape and townscape character. Presence of Green Belt. Presence of Green Wedge. Presence of Coastal Protection Belt.	14. To conserve and enhance landscape character and townscapes.
18SLAA14	Land South of Broom Wood and North of Hollow Lane, Chignall	--	There are three listed buildings associated with Chobbings Farmhouse on the opposing side of Woodhall Hill road, two of which are Grade II, with the third, Chobbing's Farmhouse, being Grade II*. Given the sensitivity of this historic asset, it's location adjacent to the site and its current setting of open countryside, it is considered that there is the potential for a significant adverse effect on this historic asset. There are two further Grade II listed buildings approximately 190m from the eastern boundary of the site. Due to intervening tree screening, any effect on these historic assets is anticipated to be minor.	--	The site is currently agricultural fields, with the urban area of Chelmsford to the south. A public footpath passes along the northern boundary of the site, before passing through the site in its north eastern corner. As such, views from the path may be adversely affected. Views from a limited number of residential receptors approximately 100m south of the site may also be affected. Overall, due to the large scale of the development and loss of greenfield land there is potential for significant adverse effects on the local landscape character.	--
18SLAA16	Land South of Hoffmans Way, Chelmsford	--	There are 12 Grade II Listed Buildings within 500m of the site. Chelmsford Central conservation area, within which is the Grade I listed Cathedral Church of St Mary the Virgin, is 389m south of the site. The Chelmsford John Henry Keane Memorial Homes Conservation Area is 495m from the site. There are no other designated heritage assets within 500m of the site. With a well designed site, together with the surrounding built form providing screening, it is considered unlikely that there would be any adverse effects on these heritage assets.	0	Development of this site would result in infill on a site in Chelmsford centre currently used for various employment purposes. A well designed development could relate well to the surrounding built form and offers the potential to enhance landscape and townscape character. The development would also result in the remediation of brownfield land. It is therefore considered that development of the site would have a minor positive impact on the local townscape.	+
18SLAA20	Land North of Peartree Lane, Bicknacre	--	There is only one heritage asset within 500m of the site, which is The Bicknacre Priory Scheduled Ancient Monument located 471m to the southwest. The site would have little to no impact upon this SAM due to the intervening built environment of Bicknacre. The effect on historic assets is therefore considered to be negligible.	0	Development of this site would result in a small extension of Bicknacre to the north east. The site is well screened to the north, south and west but may be visible from long distance views to the east. The development would result in a small loss of greenfield land, which would result in a change to the local landscape character and could affect the visual amenity of residents to the west and south. Overall landscape effects are considered to be a minor negative.	-
CFS154	Land East of Broomfield Library, 180 Main Road, Broomfield	0	There are 12 Grade II listed buildings within 500m of the site. The setting of Brooklands, 45m north of the site, may be adversely affected by development. For all other listed buildings screening provided by intervening built form is anticipated to result in a negligible effect.	0	The site is currently green space on the eastern periphery of Broomfield. There is residential development to the north and south and open space / playing fields to the east. The Centenary Trail passes along the southern boundary of the site and views from this footpath may be adversely affected. The site is green space within a Green Wedge as identified in the extant Local Plan. Overall, a significant negative effect on the local landscape is anticipated.	--
18SLAA2 and 17SLAA14	Great Leighs Cluster	--	There are 14 Grade II listed buildings located within 500m of the site. There are three Grade II Listed Buildings on School Lane, between the two half's of the site including Fortune's Cottage and Chadwick's Farmhouse. Due to the scale of development and the proximity of these historic assets, it is considered that there is likely to be a significant adverse effect.	--	The site is currently comprises a light industrial compound and agricultural greenfield land. Due to the scale of the development and the loss of agricultural greenfield land, development of this site would result in a change to the local landscape character and could affect long distance views from the surrounding countryside including the public bridleways to the north and east of the site. However, redevelopment of the site for residential use has the potential to improve the aesthetic value of the site. Overall, development of the site has the potential for both significant positive and negative effects.	++/--
18SLAA9 and 18SLAA13 and CFS82 and CFS80	Land West of Chelmsford and South of Mashbury Road Cluster	--	There are two Grade II listed buildings adjacent to the northern boundary of the site associated with Brickbarns Farm. A Third Grade II listed Building, Crows Farmhouse, is located on the eastern boundary of the site. Due the proximity of the site to these historic assets and the change in local landscape from open countryside to residential, it is considered that development of the site has the potential to adversely effect their setting.	-	The site is currently agricultural land on the western periphery of Chelmsford. Development of the site would extend Chelmsford approximately 650m west into open countryside. A public footpath forming a part of the Centenary Trail passes north-south through the site and as such views from the path may be adversely affected. Overall, due to the large scale of the development and loss of greenfield land there is potential for significant adverse effects on landscape character.	--

Employment Site Appraisal														
		SA01.1	SA01.1	SA01.2	SA01.2	SA01.3	SA01.3	SA01	SA02	SA02	SA03.1	SA03.1	SA03.2	SA03.2
Site ID	Site Name	Proximity to statutory international/national nature conservation designations (SAC, SPA, Ramsar, National Nature Reserve, Ancient Woodland, SSSI) and local nature conservation designations (Local Nature Reserve, County Wildlife Site).	Proximity to statutory international/national nature conservation designations (SAC, SPA, Ramsar, National Nature Reserve, Ancient Woodland, SSSI) and local nature conservation designations (Local Nature Reserve, County Wildlife Site).	Presence of protected species. Presence of BAP habitats and species.	Presence of protected species. Presence of BAP habitats and species.	Green infrastructure provision. Enhancement of habitats and species.	Green infrastructure provision. Enhancement of habitats and species.	1. To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	Number of (net) new dwellings proposed/loss of dwellings.	2. To meet the housing needs of the Chelmsford City Area and deliver decent homes.	Net employment land provision/loss.	Net employment land provision/loss.	Proximity to key employment sites.	Proximity to key employment sites.
CFS125	Marriages Mill	Choppings Wood Ancient Woodland and Local Wildlife Site is 420m north of the site	—	Unknown	?	Unknown	?	--/?	0	0	14.26ha	++	Within 2,000m walking distance and/or 30mins travel time by public transport of a major employment site.	+

Employment Site Appraisal												
		SA03.3	SA03.3	SA03	SA04.1	SA04.1	SA04.2	SA04.2	SA04	SA05.1	SA05.1	SA05.2
Site ID	Site Name	Impact on Educational Establishments	Impact on Educational Establishments	3. To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	Walking distance to key services including: -GP surgeries -Primary schools -Secondary schools - Post Offices -Supermarkets -Town Centres Public Transport	Walking distance to key services including: -GP surgeries -Primary schools - Secondary schools - Post Offices - Supermarkets -Town Centres - Public Transport	Provision/loss of community facilities and services.	Provision/loss of community facilities and services.	4. To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Access to -GP Surgeries Open Space (including sports and recreational facilities).	Provision / loss of open space or health facilities.
CFS125	Marriages Mill	No impact upon educational establishments.	0	++	Closest GP is Little Waltham & GT Notley Surgery located 3,100m away. Closest City Centre is Chelmsford City Centre 6,013m away. Closest Post Office is Abercorn News and Post Office 3,675m away. Closest Supermarket is Shell Garage Eagle Way Little Waltham 3,100m away. Closest Primary School is Little Waltham CE Primary School 3,045m away. Closest Secondary School is Chelmer Valley High School 4,123m away. Closest Public Transport is over 3km away.	-	Unknown/no loss of existing facilities.	0/?	-	Closest GP is Little Waltham & GT Notley Surgery 3,100m away. Closest Open Space is Chopping's Wood 420m away.	+	Unknown. However, assume no loss but would increase the pressure on existing open space and health facilities.

Employment Site Appraisal												
		SA05.2	SA05.3	SA05.3	SA05	SA06.1	SA06.1	SA06.2	SA06.2	SA06.3	SA06.3	SA06
Site ID	Site Name	Provision / loss of open space or health facilities.	Neighbouring Uses	Neighbouring Uses	5. To improve the health and wellbeing of those living and working in the Chelmsford City Area.	Access to: - bus stops, -railway stations - existing or proposed park and ride facility.	Access to: - bus stops, -railway stations - existing or proposed park and ride facility.	Impact on highway network.	Impact on highway network.	Infrastructure investment.	Infrastructure investment.	6. To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.
CFS125	Marriages Mill	-	The Drakes Lane Industrial Estate is 265m east of the site and could have an impact upon this scheme, for example, through the creation of noise.	-	+/-	Closest bus stops are in Little Waltham circa 3km away. Closest Rail Station is Hatfield Peverel Rail Station 4,968m away. Closest Park and Ride is Chelmer Valley Park and Ride 2,545m away.	-	Accessed from Drakes Lane, due to the scale developemnt a minor negative impact to the local highway system is predicted.	-	Unknown	?	-

Employment Site Appraisal															
		SA07.1	SA07.1	SA07.2	SA07.2	SA07	SA08.1	SA08.1	SA08.2	SA08.2	SA08	SA09	SA09	SA10	SA10
Site ID	Site Name	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Development of brownfield / greenfield / mixed land / Development of agricultural land including best and most versatile agricultural land.	Soil contamination.	Soil contamination	7. To encourage the efficient use of land and conserve and enhance soils.	Proximity to waterbodies	Proximity to waterbodies	Requirement for new or upgraded water management infrastructure.	Requirement for new or upgraded water management infrastructure.	8. To conserve and enhance water quality and resources.	Presence of Environment Agency Flood Zones.	9. To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	Proximity to Army and Navy Air Quality Management Areas (AQMA)	10. To improve air quality.
CFS125	Marriages Mill	Comprises Grade 2 agricultural land.	—	Development would not result in existing land / soil contamination being remediated.	0	—	Within 10m of a waterbody.	—	The Chelmsford City Water Cycle Study Update 2018 concludes that there are no constraints with respect to water service infrastructure in delivering the development in the emerging new Local Plan in this area.	0	—	FZ1	0	In excess of 500m from the AQMA.	0

Employment Site Appraisal		SA11	SA11	SA12	SA12	SA13	SA13	SA14	SA14
Site ID	Site Name	It has not been possible to identify specific site level criteria for this SA objective.	11. To minimise greenhouse gas emissions and adapt to the effects of climate change.	Development in Minerals Safeguarding Areas	12. To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	Effects on designated heritage assets (for example Scheduled Monuments, Listed Buildings, Conservation Areas, Registered Park and Gardens). Effects on non designated heritage assets.	13. To conserve and enhance the historic environment, cultural heritage, character and setting.	Effects on landscape and townscape character. Presence of Green Belt. Presence of Green Wedge. Presence of Coastal Protection Belt.	14. To conserve and enhance landscape character and townscapes.
CFS125	Marriages Mill	N/A	N/A	Within sand and gravel mineral safeguarding area.	---	There are not national or local historic assets within 500m of the site. The effect on heritage assets is therefore considered to be neutral.	0	There are already two light industrial areas on Drakes Lane, with planning permission recently granted for an additional industrial area on the eastern boundary of the site (APP/W1525/W/17/3176484). Therefore, development of the site is considered inkeeping with existing and proposed uses in the local area. It is therefore considered that, overall, development of this site would have a neutral effect on the local landscape character.	0

Appendix G

Revised Monitoring Framework

SA Objective	Possible Indicator(s)	Sources(s)
1. Biodiversity and Geodiversity: To conserve and enhance biodiversity and geodiversity and promote improvements to the green infrastructure network.	Number of planning approvals that generated any adverse impacts on sites of acknowledged biodiversity importance.	Natural England/Chelmsford City Council
	Change in area of designated biodiversity sites.	Authority Monitoring Report (AMR)
	Number of TPO trees or woodland removed as a result of development permitted.	AMR
	Area of priority habitat delivered.	Natural England/Chelmsford City Council
	Number of major developments generating overall biodiversity enhancement.	Natural England/Chelmsford City Council
	Hectares of accessible open space per 1,000 population.	Chelmsford City Council
	Proportion of dwellings completed with access to natural greenspace within 400m.	Chelmsford City Council
2. Housing: To meet the housing needs of the Chelmsford City Area and deliver decent homes.	Net additional dwellings completed by size and type.	AMR
	Housing land available.	AMR
	Housing affordability ratio.	Department for Communities and Local Government
	Net affordable housing completions.	AMR
	Number of market homes provided on rural exception sites.	AMR
	Number of new Gypsy, Traveller and Travelling Showpeople pitches and plots approved.	AMR
	Number of existing Gypsy, Traveller and Travelling Showpeople pitches and plots approved for a change of use to other uses.	AMR
	Number of new dwellings achieving M4(2) of the Building Regulations 2015.	AMR
	Number of new dwellings achieving M4(3) of the Building Regulations 2015.	AMR
	Number of self-build homes completed.	AMR
	Number and type of specialist residential accommodation completed.	AMR
3. Economy, Skills and Employment: To achieve a strong and stable economy which offers rewarding and well located employment opportunities to everyone.	Net additional employment floorspace completed including by type.	AMR
	Loss of employment floorspace by type.	AMR
	Employment land availability by type.	AMR
	Location of large new office development.	AMR
	Number of businesses.	Nomis
	Jobs density.	Nomis
	Proportion of residents economically active/inactive.	Nomis

SA Objective	Possible Indicator(s)	Sources(s)
	Unemployment rates.	Nomis
	Employment by occupation.	Nomis
	Mean full time workers gross weekly pay.	Nomis
	The percentage of working age people with qualifications at, or equivalent to, NVQ Level 2 and above.	Nomis.
	School capacity/number of school places created.	Essex County Council
	Tourist and visitor numbers and spend.	Chelmsford City Council.
4. Sustainable Living and Revitalisation: To promote urban renaissance and support the vitality of rural centres, tackle deprivation and promote sustainable living.	Overall City Area ranking in English Indices of Deprivation.	Department for Communities and Local Government
	Ranking of Lower Super Output Areas (LSOAs) of deprivation in the City Area, out of the whole of England.	Department for Communities and Local Government
	Amount of retail floorspace completed.	AMR
	Loss of retail floorspace.	AMR
	New retail and leisure development in Chelmsford City Centre and South Woodham Ferrers Town Centre.	Chelmsford City Council
	Loss of retail floorspace in Chelmsford City Centre and South Woodham Ferrers Town Centre.	Chelmsford City Council
	Vacancy rates in Chelmsford City Centre and South Woodham Ferrers Town Centre.	Chelmsford City Council
	Number of applications permitted for new community facilities.	AMR
	Number of community facilities lost to other uses.	AMR
	Amount of new residential development within 30 minutes public transport time of: a GP; a hospital; a primary school; a secondary school; areas of employment; and major retail centres.	Chelmsford City Council
	Neighbourhood Plans and other community-led planning tools being put in place.	AMR
	Provision of key infrastructure.	AMR
	Amount of non-A1 uses permitted on ground floors within primary frontages in Chelmsford City Centre and South Woodham Ferrers Town Centre.	AMR
5. Health and Wellbeing: To improve the health and wellbeing of those living and working in the Chelmsford City Area.	Life expectancy at birth.	Public Health England
	Amount of eligible open spaces managed to Green Flag Award standard.	AMR
	Any planning permissions given contrary to Health and Safety Executive advice.	Chelmsford City Council
	Level of open space and sports facility provision.	AMR
6. Transport: To reduce the need to travel, promote more sustainable modes of transport and align investment in infrastructure with growth.	Average distance travelled to work.	Office for National Statistics
	Commuting flows.	Office for National Statistics
	Car ownership - % of households owning one or more car/van.	Office for National Statistics

SA Objective	Possible Indicator(s)	Sources(s)
	Travel to work by different modes (e.g. bus, train, car, bike, foot).	Office for National Statistics
	Traffic volumes.	Department for Transport
	Amount of completed development Complying with Car-Parking Standards.	Chelmsford City Council
	Bus and rail service provision.	Chelmsford City Council
	Park and ride provision.	Chelmsford City Council
	Residential development within 30 minutes public transport of: GP; hospital; primary school; a secondary school; and Chelmsford City Centre and/or South Woodham Ferrers Town Centre.	Chelmsford City Council
	Amount of development complying with the most up-to-date adopted car-parking standards	Chelmsford City Council
7. Land Use and Soils: To encourage the efficient use of land and conserve and enhance soils.	Net dwelling completions on previously developed land.	AMR
	Total amount of employment floorspace on previously developed land.	AMR
	New residential densities.	AMR
	Percentage of best and most versatile agricultural land lost to major development	AMR
8. Water: To conserve and enhance water quality and resources.	% of river stretches with good/very good biological water quality.	Environment Agency
	% of river stretches with good/very good chemical water quality.	Environment Agency
	Number of planning permissions granted contrary to the advice of the Environment Agency on water quality grounds.	AMR
	Water efficiency rate of new dwellings.	AMR
9. Flood Risk and Coastal Erosion: To reduce the risk of flooding and coastal erosion to people and property, taking into account the effects of climate change.	Number of planning permissions granted contrary to the advice of the Environment Agency on flood defence grounds.	AMR
	Number of new major developments that incorporate SUDS and reduce water run-off.	AMR
10. Air: To improve air quality.	Air Quality Management Areas declared as a consequence of development.	Chelmsford City Council
11. Climate Change: To minimise greenhouse gas emissions and adapt to the effects of climate change.	Renewable energy capacity installed by type.	Chelmsford City Council
	Number of applications permitted for renewable and low carbon energy development by type.	Chelmsford City Council
	Reduction in carbon dioxide emissions above the requirements of current Building Regulations for non-residential developments of 1,000 sqm or more.	AMR
	Number of new non-residential buildings achieving a minimum BREEAM rating of 'Very Good',	AMR

SA Objective	Possible Indicator(s)	Sources(s)
	CO2 emissions per capita.	Department for Business, Energy and Industry Strategy (BEIS)
	Energy consumption.	BEIS
	Number of new dwellings and non-residential buildings providing convenient access to EV charging point infrastructure	AMR
12. Waste and Natural Resources: To promote the waste hierarchy (reduce, reuse, recycle, recover) and ensure the sustainable use of natural resources.	Volumes of municipal and commercial and industrial waste generated.	Essex County Council
13. Cultural Heritage: To conserve and enhance the historic environment, cultural heritage, character and setting.	Number of listed buildings demolished.	Chelmsford City Council
	Number of developments permitted leading to substantial harm or loss of significance of designated heritage assets.	Chelmsford City Council
	Number of developments permitted leading to substantial harm or loss of significance of non-designated heritage assets.	Chelmsford City Council
	Number of developments permitted that are extensively harmful to archaeological sites.	Essex County Council (and Chelmsford City Council)
	Number of heritage assets identified as being 'at risk'.	Historic England
	Completion of Conservation Area Appraisals and Management Plans	AMR
14. Landscape and Townscape: To conserve and enhance landscape character and townscapes.	Harm to non-protected landscape features.	Chelmsford City Council

wood.