

Greater Nottingham

Broxtowe Borough Council
Erewash Borough Council
Gedling Borough Council
Nottingham City Council

Sustainability Appraisal

Publication Version

(Non Technical Summary)

June 2012



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Non-Technical Summary

Introduction to Sustainability Appraisal

- i. The Sustainability Appraisal is an ongoing process undertaken throughout the preparation of a plan or strategy. Its purpose is to assess the economic, social and environmental impacts of projects, strategies or plans, so that the chosen option promotes sustainable development.
- ii. The Planning and Compulsory Purchase Act (2004) introduced the requirement to carry out Sustainability Appraisals as an integral part of the preparation of new or revised Development Plan Documents.
- iii. This report is the final phase of the Sustainability Appraisal (SA) of the Greater Nottingham Aligned Core Strategies for Broxtowe, Erewash (see paragraphs v and vi), Gedling and Nottingham City. The Core Strategies will form part of the Local Plans for these Councils.
- iv. The previous stages of Core Strategy and SA production were undertaken with the other Greater Nottingham authorities as consisting of Broxtowe, Erewash, Gedling and Nottingham City Councils along with Rushcliffe and the Hucknall part of Ashfield. These stages were undertaken on the understanding that the Greater Nottingham local planning authorities (Ashfield District Council, Broxtowe Borough Council, Erewash Borough Council in Derbyshire, Gedling Borough Council, Nottingham City Council and Rushcliffe Borough Council) were working together to produce the Aligned Core Strategies. The situation with some Greater Nottingham authorities has changed since the publication of the previous phase of the SA. Rushcliffe has taken the decision to produce its own Core Strategy. This remains closely aligned with the Greater Nottingham Broxtowe, Gedling and Nottingham City Aligned Core Strategies as well as the Erewash Core Strategy (see para v), but is a separate document. Ashfield District Council has also decided to determine the appropriate level and distribution of housing around their District and will be producing their own Local Plan in due course. Therefore this final SA report does not include the Hucknall part of Ashfield or the policies within the Rushcliffe Core Strategy.
- v. Due to the differing timings of when Councils will go out for consultation, Erewash Borough Council will be releasing a separate Publication Core Strategy after those of Broxtowe, Gedling and Nottingham Councils. Whilst a significant amount of its content remains aligned, it differs in a number of ways, particularly with the inclusion of policies setting out Erewash's local spatial strategy, regeneration of its retail centres and how the long-term redevelopment of the Stanton Ironworks site will be managed. Erewash Borough Council will produce an addendum to this SA to cover new Erewash Policies that are additional or replace existing policies within the Greater Nottingham Core Strategy (the addendum will also contain updated baseline indicator information for Erewash).

- vi. Unlike Rushcliffe however, Erewash will not be producing a separate Sustainability Appraisal. This is because the Council continues to plan for future housing requirements in alignment with Broxtowe, Gedling and Nottingham. This work is based upon a shared evidence base which is presented within the Councils' Housing Background Paper, 2012 and considers an appropriate housing figure for Greater Nottingham and each of the individual districts.
- vii. Copies of all the SA reports from each stage are available at www.gngrowthpoint.com/sa.

Period of Representations

- viii. This Sustainability Appraisal Report is published alongside the Publication Aligned Core Strategies in order to seek representations. This will provide the opportunity for the public and statutory bodies to use the findings of the Sustainability Appraisal Report to inform comments which may be made on the Aligned Core Strategies. The deadline for comments is **5.00pm on 23 July 2012**.
- ix. For more information on the SA process, please contact either your local authority (Planning Policy Team) or the Greater Nottingham Growth Point team:

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Habitats Regulations Assessment and Appropriate Assessment

- x. The Aligned Core Strategies are required to be subject to a Habitats Regulations Assessment, including Appropriate Assessment if necessary. A potential significant effect on an area of land that may be designated in the future as a European site was identified. Habitats Regulations Assessment Screening and Scoping reports on the Aligned Core Strategies have been published. A screening of the Aligned Core Strategies Option for Consultation was completed in September 2010. It found that there could be potentially significant effects of the Aligned Core Strategies on the prospective Sherwood Forest Special Protection Area.
- xi. The Aligned Core Strategies have been therefore subject to further assessment in respect of the potential effects on the Park Forest part of the prospective Sherwood Forest Special Protection Area, as a result of the Top Wighay Farm allocation, in combination with other plans or projects. The scoping of this 'Appropriate Assessment' was completed in September 2010 and the Assessment subsequently broadened to include noise impacts as well as nitrogen disposition.
- xii. This further assessment was completed in September 2011 and concluded no likely significant effect from the development at Top Wighay Farm.
- xiii. In January 2012 a further Habitats Regulation Appraisal Screening Record was undertaken to assess whether development around Bestwood, Calverton and Ravenshead would result in potential significant effects on the prospective Special Protection Area. This concluded that there would be no significant effects at Bestwood and Ravenshead but that significant effects could not be ruled out at Calverton unless a mitigation package is put in to place. This mitigation package has been agreed with Natural England and is set out in the Infrastructure Delivery Plan and at Appendix B in the Aligned Core Strategies.

Equality Impact Assessment

- xiv. The Aligned Core Strategies are required to be subject to an Equality Impact Assessment to ensure that it meets the needs of all members

of the community. Undertaking Equality Impact Assessments allows local authorities to identify any potential discrimination caused by their policies or the way they work and take steps to make sure that it is removed.

- xv. A two stage approach to the Equality Impact Assessment has been taken. Firstly the policies within the Option for Consultation stage have been assessed. A public consultation on the Phase 1 Report of the Equality Impact Assessment was undertaken during April and May 2011. Changes have been made to the Aligned Core Strategies based on recommendations from Phase 1 Report. The second stage (Phase 2) of the process has assessed the policies prepared for the Publication Draft. Two suggested changes to the Publication Draft were made which needed to be considered:
- Policy 1 (Climate Change) - Ensure that Buildings which will serve these groups should be designed to take account of any specific impacts from climate change; and
 - Policy 8 (Housing Size, Mix and Choice) - Ensure that all new dwellings are built to Lifetime Homes Standard.
- xvi. In relation to Policy 1 (Climate Change) it was decided to make the change. In relation to Policy 8 after consideration it was decided not to make the suggested change as requiring the Lifetime Homes standard increases the build cost of a new dwelling. This may have an impact on the viability of development and will need to be considered along with the other factors which affect cost and viability such as the requirements for the Code for Sustainable Homes, S106 requirements, Community Infrastructure and other costs.

Development of the Aligned Core Strategies

- xvii. The first stage of the Aligned Core Strategies, publishing and consulting on aligned Issues and Options took place in June and July of 2009, and a 'Consultation Option' version of the Aligned Core Strategies were published in February 2010 for an 8 week consultation period. Both of these stages were undertaken on the understanding that all partner authorities were working together in the production of the Aligned Core Strategies.
- xviii. In July 2010 the Secretary of State for Local Government and Communities gave the intention to abolish Regional Strategies. As a result, the Greater Nottingham Councils decided to revisit the housing provision levels to be included in the Aligned Core Strategies. To this end, a consultation was undertaken during the summer of 2011, focussed on whether the previous housing provision figures remained appropriate. At the same time, Rushcliffe Borough Council undertook local consultation to ascertain a housing figure considered more appropriate for their area.
- xix. The Aligned Core Strategies contain 19 policies and are based around 12 objectives (see Erewash Addendum for Erewash Core Strategy Objectives which are exactly the same as the 12 spatial

objectives listed below but have slightly different explanation text).
The objectives are:

- I. Environmentally responsible development addressing climate change
- II. High quality new housing
- III. Economic prosperity for all
- IV. Flourishing and vibrant town centres
- V. Regeneration
- VI. Protecting and enhancing the area's individual and historic character and local distinctiveness
- VII. Strong, safe and cohesive communities
- VIII. Health and well being
- IX. Opportunities for all
- X. Excellent transport systems and reducing the need to travel
- XI. Protecting and improving natural assets
- XII. Timely and viable infrastructure

xx. The 19 policies are:

- Policy 1: Climate Change
- Policy 2: The Spatial Strategy
- Policy 3: The Green Belt
- Policy 4: Employment Provision and Economic Development
- Policy 5: Nottingham City Centre
- Policy 6: The Role of Town and Local Centres
- Policy 7: Regeneration
- Policy 8: Housing Size, Mix and Choice
- Policy 9: Gypsies, Travellers and Travelling Showpeople
- Policy 10: Design and Enhancing Local Identity
- Policy 11: The Historic Environment
- Policy 12: Local Services and Healthy Lifestyles
- Policy 13: Culture, Sport and Tourism
- Policy 14: Managing Travel Demand
- Policy 15: Transport Infrastructure Priorities
- Policy 16: Green Infrastructure, Parks and Open Space
- Policy 17: Biodiversity
- Policy 18: Infrastructure
- Policy 19: Developer Contributions

- xxi. Erewash's addendum to this SA will cover policies that are additional or replace existing policies within the Greater Nottingham Aligned Core Strategies.

Development of the Sustainability Appraisal

- xxii. The SA has been fully integrated with the development of the Aligned Core Strategies. The first stage of the SA process was the Scoping Report which was published alongside the Issues and Options stage in June 2009. Feedback from the consultation on the Scoping Report was incorporated into the SA process. The second phase of the SA was produced in conjunction with the second stage of Core Strategy for the 'Option for Consultation' (February 2010). The Scoping data has been updated for this report to enable appraisal based on current information and is included in Appendix 13.
- xxiii. The SA Interim Report examined the options considered in the Issues and Options report which informed the production of the options taken forward into the Option for Consultation stage of the Core Strategy. The Further Interim Report (third SA phase) then considered the cumulative impact of the policies of the Option for Consultation. The findings helped inform the production of the policies that have been taken forward into the publication draft of the Aligned Core Strategies.
- xxiv. The second phase of the SA was produced in conjunction with the second stage of the Core Strategy for the 'Option for Consultation' (February 2010).
- xxv. This is the final Sustainability Appraisal Report produced for the publication version of the Aligned Core Strategies. **Error! Reference source not found.** in Section 2 shows the main stages of a Sustainability Appraisal. Each stage (A, B and C) of the SA is explained in greater detail in the Sustainability Appraisal Report. The remaining stages of the SA (D and E) will be completed once the Aligned Core Strategies are adopted and will form addendums to the report.

Baseline and Key Issues for the Plan Areas

Spatial Portrait

- xxvi. The four local authorities of Broxtowe, Erewash, Gedling and Nottingham making up the plan areas have a population of 643,000 (Greater Nottingham including Rushcliffe and Hucknall has a population of 786,600). The plan areas include the City Centre, the built up parts of the four authorities and their surrounding rural areas. It is centrally located within England, and lies close to Derby and Leicester with important and complementary economic linkages between the cities.
- xxvii. There are two Sub Regional Centres within Greater Nottingham, Hucknall and Ilkeston. Hucknall is in Ashfield District, but will extend into Gedling once the proposed Sustainable Urban Extensions are

implemented. The suburban centres of Arnold, Beeston, Bulwell, Carlton, Clifton and Long Eaton all have an important role as more local centres providing a range of services. The conurbation is surrounded by designated Green Belt which is drawn very tightly to the urban area, offering limited opportunities for development unless its boundaries are reviewed.

Economy and Employment

- xxviii. Nottingham is a designated Core City, recognised as a city of national importance, and an important driver of the wider economy. It is also a designated Science City, in recognition of the vital importance of the two hospital campuses and two universities to its economy, particularly in terms of offering knowledge intensive jobs and spin out opportunities. There is a strong service sector presence including education, health, public administration and business services. However, manufacturing industry remains a significant part of the economy.
- xxix. Economic activity and employment rates in the plan areas are relatively low. This is partly due to the large number of students, but there are also challenges in terms of skills and qualifications, which need to be addressed if the economy is to become more service based and knowledge orientated.

Culture

- xxx. The area has an excellent and improving cultural offer. There are a wealth of listed buildings, conservation areas, scheduled ancient monuments, and registered historic parks and gardens, which all contribute to its quality of life, local distinctiveness and sense of place. The area is also the home of several nationally important sports facilities.

Population Trends

- xxxi. The population of the area rose by 49,000 (8.2%), between 2001 and 2010 (53,100 or 7.2% within Greater Nottingham) due to natural growth in the population, people living longer, international migration, and the growth in student numbers. Children and people aged 45 to 69 are particularly “under-represented”. The percentage of the population who are aged 65 and over is projected to rise from 15% in 2010 to about 19% in 2028.
- xxxii. Much out-migration is short distance, leading to in-commuting from neighbouring areas. The in-migration of 16 to 24 year olds is largely due to students attending the two Universities.

Connections

- xxxiii. Being centrally located within the UK, the area has good connectivity to most of the country. There are direct rail connections from Nottingham to London, Manchester, Birmingham, Sheffield, Leeds

and Liverpool but currently no direct rail services to the south west, north east or Scotland.

- xxxiv. The opening of the International Rail Terminal at St Pancras now allows connections to mainland Europe via High Speed One and the Channel Tunnel. Additionally an increasing number of international destinations are available by air from East Midlands Airport which can be accessed by the new railway station of East Midlands Parkway located close to the M1.
- xxxv. The area is connected to the M1 and the national motorway network via the A453 to junction 24, the A52 to junction 25 and the A610 to junction 26. The A46 is currently being upgraded to a dual carriageway and scheduled to open in the summer of 2012. In April 2012, the Government gave final commitment to improvements to the A453 linking Nottingham with junction 24 of the M1. Orbital movements are less well accommodated, there being only a partial Ring Road (A52 and A6514).
- xxxvi. The area now benefits from a high quality local public transport system. Use of high frequency bus services is growing year on year and there are over 10 million passengers a year using Line One of the Nottingham Express Transit system, and construction began on two further lines in 2012.

Housing Mix

- xxxvii. Nottingham City has a large proportion of smaller homes (36.6% having 4 rooms or fewer compared with 29.9% for the Plan Area(s) as a whole), and more social rented accommodation (33.4% compared to 22.0% for the Plan Area(s) as a whole). House price to income ratios are lower for the northwest of Greater Nottingham, but high for the south eastern part, giving rise to affordability problems.
- xxxviii. The housing stock rose by about 19,900 (7.6%) in the plan area(s) (24,500 or 9.0% within Greater Nottingham) between April 2001 and March 2011. Reflecting the national trend for smaller households and building at higher densities, a large proportion of new dwellings are smaller properties. For instance, 52% of dwellings completed in 2007/08 were flats and 56% had 1 or 2 bedrooms.

Social Need

- xxxix. There are significant contrasts within the area, with the wealth of the City Centre, and some suburbs set alongside areas of significant deprivation. It includes some areas of the highest multiple deprivation in the region, including parts of the inner city and outer estates. Social need also exists in more rural areas, but tends to be in smaller pockets that are not fully reflected in statistics, and this is often exacerbated by poor access to services, including public transport.

Health

- xl. Broxtowe, Erewash and Gedling all have life expectancy above the national average, whereas for men in Nottingham it is 3 years less than the national figure (78.2 years at birth).

Green Infrastructure, Open Space and Landscape

- xli. Although it contains no nationally designated landscapes, the area's countryside and open spaces are an important part of its local distinctiveness. There are a significant number of Sites of Special Scientific Interest, and other locally important sites, such as Sites of Importance for Nature Conservation, and Local Nature Reserves, together with a number of strategically important green corridors, such as those along rivers and canals. The area has a wide range of habitats, ranging from river washlands to mixed woodland.

Climate Change and Flooding

- xlii. There is a particular issue with flood risk in the area, especially along the Trent Valley, which passes through the heart of the built up area, but also related to other watercourses, as demonstrated by flooding at Lambley in 2007.

District Spatial Portraits

- xliii. Individual Spatial Portraits have been produced for each of the Districts and can be found in the main document (Section 3).

Sustainability Appraisal Framework

- xliv. The first stage of the SA process was the Scoping Report which was published alongside the Issues and Options stage in June 2009. The scoping stage involved identifying the policy context that informs the Aligned Core Strategies; describing the baseline environment; identifying key sustainability issues and problems; and setting up an SA framework.
- xlv. The SA framework (objectives) has also been fine-tuned and finalised, taking into account the comments received by the consultees at the Scoping and Option for Consultation stages. The 14 SA objectives are:
1. Housing: To ensure that the housing stock meets the housing needs of the plan areas
 2. Health: To improve health and reduce health inequalities
 3. Heritage: To provide better opportunities for people to value and enjoy the plan areas heritage including the preservation, enhancement and promotion of the cultural and built environment (including archaeological assets)
 4. Crime: To improve community safety, reduce crime and the fear of crime in the plan areas
 5. Social: To promote and support the development and growth of social capital across the plan areas
 6. Environment, Biodiversity and Green Infrastructure: To increase biodiversity levels and protect and enhance Green Infrastructure and the natural environment across the plan areas

7. Landscape: To protect and enhance the landscape character of the plan areas, including heritage and its setting
8. Natural Resources and Flooding: To prudently manage the natural resources of the area including water, air quality, soils and minerals whilst also minimising the risk of flooding
9. Waste: To minimise waste and increase the re-use and recycling of waste materials
10. Energy and Climate Change: To minimise energy usage and to develop the area’s renewable energy resource, reducing dependency on non-renewable sources
11. Transport: To make efficient use of the existing transport infrastructure, help reduce the need to travel by car, improve accessibility to jobs and services for all and to ensure that all journeys are undertaken by the most sustainable mode available
12. Employment: To create high quality employment opportunities
13. Innovation: To develop a strong culture of enterprise and innovation
14. Economic Structure: To provide the physical conditions for a modern economic structure including infrastructure to support the use of new technologies

Testing the Aligned Core Strategies Objectives Against the Sustainability Appraisal Framework

- xlvi. The SA process involved testing the 12 draft spatial objectives against the SA Framework. This ensured that any incompatibility would be addressed as the Core Strategies developed. Both the spatial objectives and SA Framework have been revised which meant that the testing of the 12 draft spatial objectives against the SA framework has to be carried out again. Table 7 and Table 8 in Section 6 summarises the revised appraisal findings and Appendix 3 presents them in more detail.
- xlvii. The following table is used throughout this document for the various sustainability appraisals that have been undertaken and the colour coding has been used to provide a visual summary of the overall results for each of the appraisals of the SA objectives.

+++	Very major / important positive
++	Moderate to major positive
+	Minor to moderate positive
+/-	Minor positive and minor negative
?	Unknown impact

	Negligible impact / not relevant
+/-	Minor positive and minor negative
-	Minor to moderate negative
--	Moderate to major negative
---	Very major / important negative

Developing and Appraising the Core Strategies Strategic Options

- xlvi. The appraisal of each option involved:
- predicting and appraising the significant effects of the options
 - considering ways of mitigating adverse effects and maximising beneficial impacts
 - developing and refining the options for the Core Strategies
- xlix. The role of the SA is to assist the option(s) to be chosen by highlighting the sustainability implications of each. The assessment of options should be a continual process, starting from the options put forward at scoping stages, all the way through to the options being worked into the draft Development Plan Document for publication. Section 7 describes the options considered for the Core Strategies, the impacts of the options, and the reasons for choosing the preferred options:

A. Housing Growth Options

- i. The development of the Core Strategies started in 2009 by assuming that the level of housing provision set by the Regional Plan would need to be achieved and so there were no 'reasonable alternatives' in terms of growth. The forthcoming abolition of Regional Plans means that reasonable growth options needed to be appraised:
1. High growth: 71,700 housing based on 2008 household projections which is loosely aligned with the Regional Plan SA scenario of 'going for growth';
 2. Medium growth: Aligned Core Strategies Option for Consultation/RS figures (52,050); and
 3. Low growth: based on past house building rates (41,888) which is loosely aligned with the Regional Plan SA scenario of 'limiting growth'.
- ii. The high growth option has mixed findings. The appraisal resulted in a very major/important positive effect against the Housing SA objective. In stark contrast to that, the impact on the Heritage, Environment, Biodiversity and Green Infrastructure, Landscape, Natural Resources and Flooding, Waste, Energy and Transport SA objectives were all negative. There is an unknown impact on the crime and social SA objectives as well as the innovation SA objective.

There is a positive impact on the Economic Structure SA objective and a mixed outcome for the Employment SA objective. This level of growth is unlikely to be achievable: it is unlikely to be deliverable, going on past building trends and current economic circumstances plus the known constraints within the plan areas. However if the high growth option was to be followed more mitigation would be required.

- lii. The medium growth option would provide housing to meet the objectively assessed housing needs for the plan areas (see Housing Background Paper, 2012). This level of growth would have a positive impact on the Housing and Health SA objectives but a negative impact on Heritage, Environment, Biodiversity and Green Infrastructure, Landscape, Natural Resources and Flooding, Waste, Energy and Transport SA objectives. There is similar negligible or neutral impact on the other SA objectives (Crime, Social, Innovation and Economic Structure).
- liii. The low growth option proposes housing growth below that of the Regional Plan. This only has a minor positive impact on Housing SA objective. All other SA objectives either have a negative, neutral or unknown score. This level of housing provision would not meet the needs of the local population (using the 2008 based household projections), out- migration would therefore also be likely. The impact on sensitive land or sites would be less, hence the lower negative scores for Heritage, Environment, Biodiversity and Green Infrastructure, Landscape, Natural Resources and Flooding, Waste, Energy and Transport SA objectives. There would also be a negative impact on the Employment SA objective.

B. Growth Scenarios for Rushcliffe

- liv. Rushcliffe's decision in autumn 2011 to prepare its own Core Strategy required a reconsideration of these housing numbers. Three scenarios were considered:
 - 1. planned growth of the 4 councils without Rushcliffe (total 36,773 dwellings);
 - 2. planned growth of the 4 councils, plus 7,500 in Rushcliffe (total 44,273 dwellings); and
 - 3. planned growth of the 4 councils, 7,500 in Rushcliffe and SUE at Clifton (2,500) (total 46,733 dwellings).
- lv. Section 7 summarises the scenarios appraisal findings.

C. Spatial Options

- lvi. Two broad spatial options for growth were considered and appraised:
 - 1. Urban concentration with regeneration concentrating development around the main built up area of Nottingham, Sub Regional Centres with development and support by growth in key settlements; and
 - 2. More dispersed development: 'Growth based on Localism'.

- lvii. Overall it was found that development concentrated in the Principal Urban Area of Nottingham or to a lesser extent the Sub Regional Centres, has major benefits, and therefore an urban concentration with regeneration policy is still preferred. A movement away from the pure built up area/non built up area split could result in a sustainable pattern of development, depending on the sites chosen.

D. Employment Growth Options

- lviii. Three options were considered for the level of employment growth which are linked to the housing growth options.
1. High employment growth linked to the high growth housing option;
 2. Medium employment growth linked to the medium growth housing option; and
 3. Low employment growth linked to the low growth housing option
- lix. The preferred option is for medium growth as this would be more positive in terms of employment than the low growth scenario but has less negative impacts than the high growth scenario. The appraisals emphasised the importance of finding the right balance between housing growth and meeting the needs of the population through providing the correct number of houses and jobs. Economic growth is not only important for economy, but also has a direct impact on the SA objective for health as those in work are generally more active and have improved mental health. Producing the right level of employment land is also important to ensure that there is no out commuting (increasing travel to work times, use of materials and reduction in air quality) as people have to travel further afield to find work. The appraisals also emphasises the importance of choosing the right location for employment land away from areas of high sensitivity to counteract the possible negative effects in terms of flood risk, biodiversity and sensitive landscapes.

E. Alternative Approaches to Policies (where relevant)

- lx. Section 7 summarises the appraisal findings on alternative approaches to policies on climate change, Community Infrastructure Levy, housing mix based on housing submarkets, affordable housing, rural housing and provision of sport, leisure and cultural facilities

Developing and Appraising the Core Strategies Site Options

- lxi. The Greater Nottingham Councils commissioned two pieces of evidence to identify sustainable sites, the Appraisal of Sustainable Urban Extensions Tribal Report (June 2008) and the Greater Nottingham Sustainable Locations for Growth Tribal study (February 2010). In addition to the two studies, it was also considered important to examine the environmental and sustainability characteristics of areas for growth (strategic sites including settlements for growth). In order to do this for each key site a sustainability evidence base

schedule has been created to give background information to the site. Schedules have been created for both sites taken forward and the key sites that have been rejected and can be found in each district's separate appendix (6A, 7A, 8A and 9A).

- Ixii. Sections 8-12 of the full Report describe the sites and settlements considered for the Core Strategies, the impacts of the site and settlement options, and the reasons for choosing the preferred sites and settlements:

Development Site and Settlement Options – Broxtowe Borough Council

- Ixiii. Broxtowe Borough is to provide 6,150 dwellings (about 362 dwellings per annum) to meet its housing provision over the period 2011 - 2028.
- Ixiv. In accordance with the appraisal of the growth strategy for Greater Nottingham (in Section 7 of the full Report and Appendix 5), a strategy of urban concentration with regeneration is considered to be the most sustainable for Broxtowe; therefore, the appraisal details for the following places are included.
- Ixv. A site at Severn Trent and Boots within the main built up area of Nottingham has been identified for strategic location and is the most sustainable of the options appraised.
- Ixvi. A Sustainable Urban Extension site at Field Farm has been identified to be allocated. The Appraisal of Sustainable Urban Extensions (2008) stated that; on the basis of the information set out in the report, including its performance on sustainable transport, landscape, environmental constraints, Green Belt criteria and regeneration potential, the consultant's report recommended that Site H2, of which Field Farm formed the southern part, is suitable for residential-led mixed-use development. It stated also that; in some parts of the site, sensitive design should be used to mitigate the concerns of the Inspector at the Broxtowe Local Plan Inquiry but it could have been allocated then on his advice. A significant 450 dwelling residential development is proposed with insignificant landscape effect in the context of the Housing Market Area. Flood risk has been tested through the sequential test and there is no objection from the Environment Agency.
- Ixvii. The key settlements identified for growth are Awsworth, Brinsley, Eastwood, and Kimberley (including parts of Nuthall and Watnall) for reasons given throughout this Report.
- Ixviii. The Sustainability Appraisal found that the spatial strategy for Broxtowe Borough has positive effects in terms of new housing as it will increase the range, availability and affordability of housing in the Borough which will have services and facilities to cope with their levels of growth. The strategy shows mixed positive and negative effects in terms of environment, biodiversity and Green Infrastructure. Without knowing specific locations for future development in the four settlements, it is difficult to know what the effect on biodiversity would

be. The strategy shows negative effects in terms of natural resources and flooding. The new homes would have an impact on air quality and water quality. The strategy also shows mixed positive and negative effects in terms of transport. The allocated sites being more sustainable than the key settlements identified for growth.

Development Site and Settlement Options – Erewash Borough Council

- Ixix. The Option for Consultation Aligned Core Strategy, published in February 2010, was a document that first looked at how many new houses should be built in Greater Nottingham. Since then the government has published new 2008-based Household Projections. As a result the councils decided to review the housing figures to check to see if they remain an appropriate basis for planning for housing. The 'Housing Position Paper' published for consultation in July 2011 set out the findings of that review. Following this consultation Erewash Borough Council now requires 6,250 dwellings to meet its housing provision over the Core Strategy period (2011 - 2028)
- Ixx. The Borough Council then decided that this housing would be distributed as follows within Erewash. 4,250 dwellings have been identified for Ilkeston (including approx 2000 dwellings at the Stanton Regeneration Site which will be allocated in the Core Strategy) and other sites within the SHLAA including Quarry Hill (350 dwellings) helping to meet the overall requirement for Ilkeston. 1,700 dwellings have been identified as being appropriate for Long Eaton with sites identified through the SHLAA meeting this requirement. Finally 300 dwellings will be developed within the settlement boundaries of rural settlements. Again, the Erewash SHLAA identifies sites which help to deliver this figure. This results in 6,250 dwellings overall.

Development Site and Settlement Options – Gedling Borough Council

- Ixxi. The Aligned Core Strategies requires Gedling Borough to provide 7,250 dwellings (about 426 dwellings per annum) to meet its housing provision over the period 2011 - 2028.
- Ixxii. Two Sustainable Urban Extension sites in the Hucknall area have been identified to be allocated. The Appraisal of Sustainable Urban Extensions (2008) stated that some residential and employment growth in the Hucknall area is suitable and desirable, and should support the role of Hucknall as a sub-regional centre. 1,000 dwellings have been identified for the Top Wighay Farm site which includes the site that allocated in the Replacement Local Plan (2005). 600 dwellings have been identified for the North of Papplewick Lane which is identified safeguarded land in the Replacement Local Plan (2005).
- Ixxiii. The Gedling Colliery/Chase Farm site, also allocated in the Replacement Local Plan (2005), will be identified as a broad location for future housing development, potentially beyond the plan period,

and therefore it has no specific housing provision figure associated with it.

- lxxiv. The key settlements identified for growth are Bestwood Village, Calverton and Ravenshead which have the greatest potential in sustainability terms compared to other villages within the Borough. The villages have been assessed for their sustainability against a range of factors such as access to services and environmental constraints. Alongside this, consideration has been given to opportunities to regenerate certain villages or improve the level of services within them. Up to 600 dwellings have been identified for Bestwood Village (up to 500 on new sites and 79 on existing commitments), up to 1,600 dwellings for Calverton (up to 1,300 on new sites and 218 on existing commitments) and up to 500 for Ravenshead (up to 330 on new sites and 116 on existing commitments). These dwellings have been identified through the SHLAA. This results in up to 2,700 dwellings for the three key settlements. Up to 260 homes (120 on new sites and 140 on existing commitments) will be provided in other villages not specifically identified above, solely to meet local needs.
- lxxv. The Sustainability Appraisal found that the spatial strategy for Gedling Borough has positive effects in terms of new housing as it will increase the range, availability and affordability of housing in the Borough which will have services and facilities to cope with their levels of growth. The strategy shows mixed positive and negative effects in terms of environment, biodiversity and Green Infrastructure. All sites and settlements have access to the countryside. Without knowing specific locations for future development in the three settlements, it is difficult to know what impact biodiversity would be. For Top Wighay Farm there are several local wildlife sites and the River Leen near North of Papplewick Lane. The strategy shows negative effects in terms of resources and flooding. The new homes would have an impact on air quality and water quality. Bestwood Village, Calverton and North of Papplewick Lane have identified flood-risk areas. The strategy also shows mixed positive and negative effects in terms of transport. Bestwood Village and Ravenshead are isolated locations but the size of development proposed would help to sustain local facilities. Calverton has good public transport accessibility but accessibility to facilities is poor. The Top Wighay Farm and North of Papplewick Lane sites are on the edge of Hucknall which has good transport links but development will not improve alternative modes of transports. Development at Top Wighay Farm has positive effects in terms of employment as new employment will be proposed on the site.

Development Site Options – Nottingham City

- lxxvi. Nottingham City is a tightly bounded area with a limited supply of large sites. Site selection was guided by a wide evidence base, including SHLAA tool assessment and public and stakeholder

consultation. As a result of this selection process it was concluded that no reasonable alternative sites to those identified were available within the City boundary.

- lxxvii. The Spatial Strategy for the area has been developed to maximise the benefits of the area, proposing urban concentration with regeneration. This approach seeks to concentrate growth within and adjoining existing main built up area (local authority boundaries are tightly drawn around the city and the Green Belt limits opportunities for development adjoining the main built up area without amending the boundary), where new development could benefit from the sustainable advantages of use of existing facilities and infrastructure, the strong City Centre and a very strong public transport network. The scale of growth is sufficient to support the significant regeneration opportunities available in Nottingham City. To support the proposed growth, the strategy seeks to promote enhancements to facilities and infrastructure appropriate to the level of development likely to take place during the plan period.
- lxxviii. The Spatial Strategy for Nottingham City therefore proposes the development of 17,150 new homes across the area, including 3,000 at Waterside Regeneration Zone, 600 within the city area of the Boots/Severn Trent site, and 500 at Stanton Tip, Hempshill Vale. This level of housing provision is also aimed at diversifying the housing stock, especially allowing for the provision of family housing and developing mixed and balanced communities. The City Centre will be the primary focus for new office development, and its retail role will also be enhanced.
- lxxix. Significant employment development is proposed at the Boots site, now designated as an Enterprise Zone site, the Southside and Eastside Regeneration Zones and the Eastcroft area of the Waterside Regeneration Zone. These strategic sites within Nottingham were selected in the context of the very constrained area referred to above, and no other suitable alternative sites of sufficient size are available.

Developing and Appraising the Core Strategies Policies

- lxxx. The detailed appraisal findings of the 19 policies of the Aligned Core Strategies are presented at Appendix 10.
- lxxxi. In summary, the findings for each Policy are:

Policy 1: Climate Change

The policy is considered to be sustainable, with a positive overall impact anticipated. A major positive effect can be expected for the Energy objective. It is considered that sufficient and appropriate mitigation against minor negative effects arising from the policy can be made.

Policy 2: The Spatial Strategy

The strategy of urban concentration and regeneration is considered to be a sustainable approach to the development of the area when

compared to alternative options, whilst the housing provision is considered to be appropriate when compared to higher and lower housing provision options. The housing element of policy will be applied over a number of sites as identified. See the individual site appraisals for further information. Those elements of the policy not related to overall strategy or housing are also separately appraised under the topic based policies.

Policy 3: The Green Belt

The policy is considered to be sustainable with positive overall effects likely because Green Belt boundary reviews are necessary to accommodate new development in sustainable locations. Moderate to major positive effects are envisaged for the Housing and Transport objectives. It is considered that sufficient and appropriate mitigation against minor negative effects arising from the policy can be made.

Policy 4: Employment Provision and Economic Development

The policy is considered likely to have a broadly neutral overall impact against the sustainability objectives. The policy is likely to provide positive impact, particularly in respect to Employment, Innovation and Economic Development objectives, but may also result in some negative impact relating to the environmental objectives depending on subsequent Development Plan Document allocations. However, in this respect it is considered that sufficient and appropriate mitigation can be made. See individual site appraisals for further information.

Policy 5: Nottingham City Centre

The policy is considered to be highly sustainable. A very strong overall positive impact is considered likely, with important positive effects on employment. Major positive effects also anticipated in relation to Transport, Innovation and Economic Structure. It is considered that sufficient and appropriate mitigation against possible minor negative waste and energy impact can be made.

Policy 6: The Role of Town and Local Centres

The policy is considered to be sustainable with an overall positive impact anticipated. No negative effects expected.

Policy 7: Regeneration

The policy is considered to be sustainable with an overall positive impact anticipated. The policy could provide moderate to major positive impacts for the Housing objective. It is considered that sufficient and appropriate mitigation can be made against possible minor negative impact arising against the Waste objective. See individual site appraisals for information.

Policy 8: Housing Size, Mix and Choice

The policy is considered to be sustainable with overall positive impact anticipated. Very major positive impact can be anticipated in respect of Housing objectives. No negative impact is expected.

Policy 9: Gypsies, Travellers and Travelling Showpeople

The policy is considered to be sustainable with overall positive impact anticipated. The Housing and Health objectives in particular should experience positive effects. No negative impact is expected.

Policy 10: Design and Enhancing Local Identity

The policy is considered to be sustainable with overall positive impact anticipated. The policy is likely to provide moderate to major positive impacts in relation to the Heritage and Crime objectives. No negative impact is expected.

Policy 11: The Historic Environment

The policy is considered to be sustainable and is likely to have a significantly positive impact overall, with very important positive effects expected for the Heritage objective. No negative impact is expected.

Policy 12: Local Services and Healthy Lifestyles

The policy is considered to be highly sustainable and likely to provide significant positive outcomes. Major positive benefits are anticipated for the Health, Social and Transport objectives. No negative policy effects are expected.

Policy 13: Culture, Sport and Tourism

The policy is considered to be sustainable and should result in positive overall impacts, providing major positive effects for the Health objective. No negative impacts are expected.

Policy 14: Managing Travel Demand

The policy is considered to be sustainable and should have a positive effect overall. Beneficial impact, particularly in relation to Health and Transport objectives, can be expected.

Policy 15: Transport Infrastructure Priorities

The policy is considered to be sustainable, with likely moderate to major positive impacts suggested for the Employment and Economic Structure SA objectives, moderate positive outcomes for social and transport objectives and a minor positive impact for Health. The appraisal also highlighted potential for minor to moderate negative impact against the Environment, Biodiversity and Green Infrastructure, Landscape, Natural Resources and Flooding and Energy and Climate Change objectives, although in these respects it is considered that sufficient mitigation can be made.

Policies 16: Green Infrastructure, Parks and Open Space

The policy is considered to be sustainable and likely to result in positive impacts overall. Very important positive impact is suggested for the Environment, Biodiversity and Green Infrastructure and Landscape objectives. It is considered that sufficient and appropriate mitigation can be made for possible minor negative impact arising against the Housing objective.

Policy 17: Biodiversity

The policy is considered to be sustainable and likely to result in positive impacts overall. Very important/Major positive impact is suggested for the Biodiversity, Green Infrastructure and Landscape objectives. It is considered that sufficient and appropriate mitigation can be made for possible minor negative impact arising against the Housing objective.

Policy 18: Infrastructure

The policy is considered to be sustainable and should have a positive effect overall. In particular, beneficial impact for the Employment objective is anticipated. The appraisal did not identify any significant adverse effects with the policy.

Policy 19: Developer Contributions

The policy is considered to be sustainable and should result in a positive effect overall. No negative impact is expected.

Sustainability Impacts of the Policies

lxxxii. In addition, assessment has been made of the impact of the Aligned Core Strategies on each of the SA objectives. The main findings from this assessment are:

SA Objective 1: Housing = mostly positive with some negative effects

The objective seeks to ensure that the housing stock meets the housing needs of the plan areas. It is considered that the overall effect of the policies will be to support and promote this objective. Individual policy appraisals have suggested that implementation of the Climate Change policy may affect the viability of housing schemes, to the possible detriment of the objective.

SA Objective 2: Health = significant positive effects

The objective aims to improve health and reduce health inequalities. The policies of the plan support the objective, creating the conditions for a healthier population by provision of a balanced mix of decent housing and recreational, leisure and job opportunities, meeting the needs of the population, as well as by addressing environmental factors underpinning health and wellbeing.

SA Objective 3: Heritage = mostly positive with some negative effects

The objective promotes the provision of better opportunities for people to value and enjoy the heritage of the area. Overall the policies of the plan are supportive of this objective and will serve to protect heritage within the area, whilst promoting improvements in access to heritage.

SA Objective 4: Crime = positive

The objective seeks to improve community safety, reduce crime and the fear of crime. The policies of the plan will serve to locate development in areas that are accessible and to ensure that new developments are laid out and designed in such a way that crime and antisocial behaviour are discouraged. The policies of the plan should provide a cumulatively positive effect to the objective.

SA Objective 5: Social = significant positives

The objective relates to the promotion and support of the development and growth of social capital across the plan areas. Appraisals have suggested that the policies of the plan are highly compatible with this objective, and a positive cumulative outcome is likely.

SA Objective 6: Environment, Biodiversity and Green Infrastructure = mostly positive with some negative effects

The objective aims to increase biodiversity levels and protect and enhance Green Infrastructure across the plan areas. Appraisal of the plan policies suggests an overall positive impact for this objective, although growth through residential, employment and economic development, and the supporting transport infrastructure were identified as having a cumulatively negative impact.

SA Objective 7: Landscape = mostly positive with some negative effects

The objective is concerned with the protection and enhancement of the rich diversity of the natural, cultural and built environmental and archaeological/geological assets, and landscape character of the plan areas, including heritage assets and their settings. Overall the policies of the plan are supportive of this objective.

SA Objective 8: Natural Resources and Flooding = both positive and negative effects

The objective seeks to prudently manage the natural resources of the area including water, air quality, soils and minerals whilst also minimising the risk of flooding. Plan policies seeking to locate new development in sustainable locations, reduce the need to travel, and protect open space and Green Infrastructure, will all contribute towards this objective. However, the significant level of residential and employment development and the associated transport infrastructure proposed in the plan could produce a cumulative impact against this objective that would have to be carefully mitigated against.

SA Objective 9: Waste = Mostly negative with some positive effects

- 15.1 The objective seeks to minimise waste and increase the re-use and recycling of waste materials. The significant level of residential and employment/regeneration development proposed in the plan is likely to produce a cumulative negative impact against this objective. Mitigation may be provided through the sustainable development approach proposed throughout the plan, alongside policies within waste core strategies for the area.

SA Objective 10: Energy and Climate Change = both positive and negative effects

The objective seeks to minimise energy usage and to develop the area's renewable energy resource, reducing dependency on non-renewable sources. Plan policies promoting renewable energy, sustainable development and transport will provide a cumulative positive contribution towards this objective. However the scale of development and supporting transport infrastructure proposed will result in additional energy use.

SA Objective 11: Transport = significant positive effects

The objective seeks to make efficient use of the existing transport infrastructure, help reduce the need to travel by car, improve accessibility to jobs and services for all and to ensure that all journeys are undertaken by the most sustainable mode available.

SA Objective 12: Employment = positive effects

The objective focuses on the creation of high quality employment opportunities. Overall, the policies of the plan are highly compatible with this objective and are likely to give rise to a cumulatively positive impact.

SA Objective 13: Innovation = positive effects

The objective seeks to develop a strong culture of enterprise and innovation. Policy appraisals have suggested that a positive cumulative outcome is likely for this objective.

SA Objective 14: Economic Structure = positive effects

The objective seeks to provide the physical conditions for a modern economic structure including infrastructure to support the use of new technologies. Policy appraisals have suggested that a positive cumulative outcome is likely for this objective.

Overall positive outcomes are anticipated for all objectives, apart from Waste, where a small potential impact has been identified. Particularly strong positive impacts are predicted in respect of the Health, Social, and Transport objectives, with significant overall positive impact also suggested for the Housing, Heritage, Landscape and Employment objectives. The small cumulative impact predicted against the waste objective is perhaps unsurprising, given the overall scale of development proposed within the plan. However, it is considered that sufficient mitigation could be provided through implementation of Waste Local Plan policies applicable across the area.

Monitoring

- lxxxiii. A monitoring framework will need to be finalised post adoption of the Aligned Core Strategies so that the implementation of the policies can be monitored. The Directive requires the significant environmental effects of implementing the plan or programme to be monitored “in order, inter alia, to identify ... unforeseen adverse effects and to be able to undertake remedial action”.
- lxxxiv. Local planning authorities are responsible for responding to any significant negative environmental effects of implementation of the local plan. Similarly, local planning authorities are responsible for identifying and responding to unforeseen adverse effects of implementation of the plan, with help from the ‘Duty to Co-operate’ bodies.
- lxxxv. Section 10 provides a list of indicators for monitoring the effects of the Aligned Core Strategies and some of those are already monitored in the councils’ monitoring reports. Ongoing review of environmental targets and indicators will be undertaken as consequential DPDs and revisions of the Core Strategies are prepared. The monitoring programme will be available to designated environmental authorities and the community through monitoring reports.

Assessment of having ‘no Aligned Core Strategies’

- lxxxvi. An assessment of a ‘no Aligned Core Strategies’ has also been undertaken which has shown that without Core Strategies much more unsustainable development would result.

What Happens Next?

- lxxxvii. The remaining stages of the SA will be completed once the Aligned Core Strategies are adopted:
 - D3: Making decisions and providing information;
 - E1: Finalising aims and methods for monitoring; and
 - E2: Responding to adverse effects.
- lxxxviii. The outcomes of these additional stages will form addendums to the final Sustainability Appraisal Report.