



**Newcastle-under-Lyme Borough Council
Stoke-on-Trent City Council**

Joint Local Plan

Preferred Options Consultation

Sustainability Appraisal Report

December 2017

Joint Local Plan

Preferred Options Consultation

Sustainability Appraisal Report

For further information on this document or to obtain it in other formats, please contact one of the Councils at:

Planning Policy
Stoke-on-Trent City Council
Civic Centre
Glebe Street
Stoke-on-Trent
ST4 1HH
Email: planning.policy@stoke.gov.uk
Telephone: 01782 236339
Website: www.stoke.gov.uk/planningpolicy

Or:

Planning Policy
Newcastle-under-Lyme Borough Council
Civic Offices
Merrial Street
Newcastle-under-Lyme
Staffordshire
ST5 2AG
Email: planningpolicy@newcastle-staffs.gov.uk
Telephone: 01782 742477
Website: <http://www.newcastle-staffs.gov.uk/planningpolicy>

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NON-TECHNICAL SUMMARY

Introduction

This is the Non-Technical Summary of the Sustainability Appraisal (SA) report for the Newcastle-under-Lyme Borough Council and Stoke-on-Trent Joint Local Plan Preferred Options Consultation document.

All Councils are required to undertake SA as a key part of preparing a Local Plan. Its purpose is to promote sustainable development by assessing if the Local Plan will help to achieve relevant environmental, economic and social objectives. It forms part of an ongoing process to develop, refine and choose between alternative planning approaches at each stage of preparing the Joint Local Plan.

The preparation of the SA for the Joint Local Plan has so far involved:

- The production of a draft Scoping Report setting out the scope of the Sustainability Appraisal, a copy of which can be found on either council's website.
- The production of an SA Report to accompany the Joint Local Plan Strategic Options Consultation document, which was published in July 2017.
- The production of this SA Report to accompany the Joint Local Plan Preferred Options Consultation document.

Joint Local Plan Preferred Options

The Joint Local Plan Preferred Options Consultation document has been prepared in accordance with the Planning and Compulsory Purchase Act 2004 (as amended). This sets out both councils preferred overall approaches for managing and enabling development across the plan area in the period up to 2033.

The Preferred Options Consultation document sets out at a strategic level the approaches that both councils intend to pursue in regard to delivering and managing future housing, employment, retail and main town and city centre uses. This includes identifying at this early stage the major mixed use development schemes which will help to deliver the Joint Local Plan's vision, aims, objectives and preferred growth strategy. It also establishes the councils preferred approach in regard to Green Belt, Green and Open Spaces and Mineral safeguarding.

These preferred options have each been subject to appraisal for their sustainability. The results and recommendations of these appraisals form the basis for this SA Report. This should be read in conjunction with the main Joint Local Plan Preferred Options Consultation document.

Sustainability Appraisal

The sustainability appraisal process incorporates Strategic Environmental Assessment (SEA). SEA seeks to identify where plan proposals are likely to have a significant future effect on the environment, the SA process incorporates this and also identifies potential social and economic effects. Measures to improve the

sustainability of the plan's proposals are to be recommended through the appraisal process along with ways of measuring how the plan performs in regard to sustainability once the plan has been adopted. The overall aim of this process is to ensure that the final adopted Joint Local Plan will contribute to the achievement of sustainable development.

SA is a valuable process in supporting the preparation of the Joint Local Plan as it helps to identify at each stage of plan production what the most appropriate approach might be in terms of delivering sustainable development. To do this, the SA aims to identify any potential social, economic or environmental effects that may arise as a result of the planning approaches to be pursued and make recommendations for how these effects can be avoided or improved where necessary.

The SA will be reviewed at each stage of plan production and this will take account of any consultation responses received during this stage on this report.

Amended Joint Local Plan Objectives

The Joint Local Plan Strategic Options Consultation document proposed twenty seven plan objectives which were subject to SA at that stage. Following the public consultation period, seven of the plan objectives were reviewed and amended. As a result of their amendment, the previous appraisals for these seven plan objectives have been reviewed. This has found that there is no overall change to the SA findings for these plan objectives but there may now be a neutral, rather than positive effect of the amended plan objective to encourage the development of brownfield land.

Sustainability Appraisal of the Preferred Options

Most of this report sets out the findings and recommendations resulting from the SA of the 19 preferred options set out within the main consultation document. These preferred options set out at a broad level the overall approaches that both councils propose to pursue in regard to the amount and location of development through the Joint Local Plan. These cover the preferred options for delivering housing, employment, retail and town and city centre developments as well as major schemes that can help to deliver this growth and proposed approaches in regard to the Green Belt, Green and Open Space and Minerals. Further information about these preferred options is set out within the Preferred Options Consultation document and the result of the sustainability appraisal process for each of these is set out later on in this report.

Next Steps

The Preferred Options Consultation document sets out both councils preferred approaches to be pursued by the Joint Local Plan. These have been selected having taken in to account the SA and public consultation responses of the previous Strategic Options stage, along with any new evidence or national policy and guidance that has become available since the Strategic Options consultation stage.

The Joint Local Plan production and SA processes are interlinked and iterative. This means that the development of the Joint Local Plan takes in to account the findings of the SA undertaken at each plan production stage and this then leads to the refinement of planning policies and proposals which are then again subject to SA.

The Draft Joint Local Plan is the next stage of plan production and this will set out the more detailed planning policies, site allocations and designations of land proposed to be taken forward in the Final Local Plan. The development of this detailed document will have been informed by the findings and recommendations of this SA report, as well as that of the Strategic Options consultation stage. The Draft Local Plan will also be subject to SA and the findings at that stage will inform the preparation of the Final Local Plan.

The Final Joint Local Plan will be submitted to the government so that an independent examination can be held by a Planning Inspector who will determine whether the plan has been prepared in accordance with the requirements of national planning policy and relevant legislation. This will include a judgement as to whether the plan has been subject to an appropriate SA process and to enable this a final SA Report will need to be submitted together with the Final Joint Local Plan.

Joint Local Plan Preferred Options Consultation – Sustainability Appraisal Report

1. Introduction

- 1.1 This report accompanies the Joint Local Plan Preferred Options Consultation document and should be read in conjunction with the content of that report.
- 1.2 Section 19 of the Planning and Compulsory Purchase Act (2004)¹ requires local planning authorities to;
 - a) carry out an appraisal of the sustainability of the proposals in each (development plan) document, and;
 - b) prepare a report of the findings of the appraisal.
- 1.3 This report sets out the findings of the appraisal of the sustainability of the Joint Local Plan Preferred Options, which are now being subject to public consultation.
- 1.4 Sustainability Appraisal is a process whereby the potential social, environmental and economic effects of a plan or project are identified and assessed. Mitigation or compensatory measures which may be required to overcome any negative effects are also identified as part of the appraisal process.
- 1.5 This sustainability appraisal process incorporates the requirements of the Strategic Environmental Assessment (SEA) Directive² to assess the environmental effects of new plans or programmes. The sustainability appraisal broadens this out to also assess the social and economic effects of plans and programmes.
- 1.6 Sustainability appraisal is an essential tool in ensuring that Local Plans meet the National Planning Policy Framework requirement that they are “prepared with the objective of contributing to the achievement of sustainable development”³

¹ <http://www.legislation.gov.uk/ukpga/2004/5/section/19>

² Directive 2001/42/EC of the European Parliament and of the Council of 27 June 2001 on the assessment of the effects of certain plans and programmes on the environment

³ National Planning Policy Framework (2012) Department for Communities and Local Government paragraph 151

2. Methodology

- 2.1 Planning Practice Guidance sets out five stages in the sustainability appraisal process;

Stage A	Setting the context and objectives, establishing the baseline and deciding on the scope.
Stage B	Developing and refining alternatives and assessing effects
Stage C	Prepare the Sustainability Appraisal Report
Stage D	Seek representations on the Sustainability Appraisal Report from consultation bodies and the public
Stage E	Post adoption report and monitoring

- 2.2 The Borough Council and the City Council prepared a joint Sustainability Appraisal Scoping Report which addresses the requirements of Stage A. This was subject to consultation with the consultation bodies prescribed by Regulation 4 of the Environmental Assessment of Plans and Programmes 2004 (the Environment Agency, Heritage England and Natural England) plus Staffordshire County Council and adjoining local authorities. The final version of the Scoping Report is available to download from either council's website and should be read in conjunction with this Preferred Options Sustainability Appraisal Report.
- 2.3 Previous stages of plan production so far have seen public consultation on the identification of the Issues for the Joint Local Plan to address and the exploration of Strategic Options for addressing the issues. The Issues Consultation Document was published for a public consultation period between 15th February 2016 and 29th March 2016. This was not subject to sustainability appraisal as it was a document that focused on what the Joint Local Plan should address and not the policy response to address the issues that were identified.
- 2.4 The Strategic Options Consultation document was published for public consultation between July and August 2017. This was accompanied by a Sustainability Appraisal Report which tested the proposed Aims and Objectives for the Joint Local Plan and the different Growth Scenarios and Broad Location Options that could be pursued to address the housing and employment development needs identified through evidence gathering and the Issues consultation responses. This was undertaken under Stages B, C and D of the above table.
- 2.5 The findings of the Sustainability Appraisal Report for the Strategic Options Consultation Document and the public comments received during the Issues and Strategic Options public consultation periods have informed the preparation of the Preferred Options Consultation document. It is these

Preferred Options which are now the subject of this Sustainability Appraisal Report.

- 2.6 Sustainability appraisal is an iterative process, and so Stages B, C and D will be repeated at each stage of plan production until the final version of the Joint Local Plan and associated documents are submitted to the Secretary of State for Examination.
- 2.7 Stage E of the process will follow when the Joint Local Plan has been adopted by both councils.
- 2.8 The Planning Practice Guidance provides further detail on what should be covered under Stage B. This includes the following;
 1. Test the Local Plan objectives against the sustainability appraisal framework
 2. Develop the Local Plan options including reasonable alternatives
 3. Evaluate the likely effects of the Local Plan and alternatives
 4. Consider ways of mitigating adverse effects and maximising beneficial effects
 5. Propose measures to monitor the significant effects of implementing the Local Plan
- 2.9 It should be noted that this SA Report is part of the options stage of plan production, which comprises of both the Strategic Options that were previously subject to public consultation and this current Preferred Options stage. The SA Reports for these two stages should therefore be considered alongside each other as the Strategic Options SA Report evaluated the reasonable alternatives, whilst this Preferred Options SA Report evaluates the chosen approaches.
- 2.10 The Strategic Options Consultation document proposed a set of plan objectives that were subject to sustainability appraisal at that plan production stage. Following the Strategic Options public consultation some of these plan objectives have been subject to minor amendment and have been reassessed for their potential sustainability. The outcome of the updated sustainability appraisals for these revised plan objectives is set out in Section 4 of this report.
- 2.11 The remainder of this Sustainability Appraisal Report sets out the appraisal for each of the preferred options that are being made subject to public consultation. The following sections provide more detail about how these preferred options have been tested and evaluated.

SA Team Approach

- 2.12 As established within the Sustainability Appraisal Scoping Report, the councils use an 'SA Team' approach to undertake sustainability appraisals at the various stages in the plan production process. This involves gathering together a range of internal officers from different departments in both authorities and

also Staffordshire County Council to discuss and undertake each individual sustainability appraisal.

2.13 The specialist officers within this group include, but are not limited to the following general work areas:

- Health
- Regeneration
- Economic development
- Housing
- Ecology
- Open space/ landscape
- Leisure
- Heritage
- Transport
- Environmental health
- Planning

2.14 It is not considered necessary for each stage to include someone representing each specialism but each meeting of the SA Team should comprise of several different specialisms from each authority.

3. Sustainability Appraisal Objectives

- 3.1 The Sustainability Appraisal Scoping Report reviewed the objectives that were used for testing the sustainability of the Core Spatial Strategy. These were updated to take account of new baseline evidence about the social, economic and environmental conditions of the plan area and to reflect relevant objectives arising from more recent international, national, sub-regional and local plans and programmes.
- 3.2 A new set of sustainability objectives were then identified which were discussed and agreed by specialist internal officers at an SA Team workshop. These were then subject to consultation with the Environment Agency, Heritage England, Natural England, Staffordshire County Council and adjoining local authorities as part of the consultation the draft Sustainability Appraisal Scoping Report in August and September 2015. The final sustainability objective were then finalised as set out in the table below.

Sustainability Appraisal Objectives	
1.	To contribute to carbon reduction and adapt to a changing climate, including increasing the use of renewable energy and energy efficiency in existing, new development and redevelopment
2.	To improve air quality, creating cleaner and healthier air
3.	To ensure that there is an overall net gain in the extent and quality of biodiversity
4.	To reduce contamination, regenerate degraded environments, re-use materials, and maintain soil, geological and land resources
5.	To reduce the amount of development within locations at risk of flooding and promote the use of sustainable drainage systems
6.	To increase the efficient use of water resources, improve water quality and meet the requirements of the Water Framework Directive
7.	To conserve, enhance and promote interest in local distinctiveness, the historic environment, heritage, cultural assets and their settings.
8.	To strengthen the quality of the landscape and city townscape including historic landscape character in urban and rural areas, and deliver well designed development which respects local character and distinctiveness
9.	To ensure the efficient use of mineral resources, including the recycling and reuse of existing materials where possible in order to limit the use of primary aggregates and to safeguard their supply
10.	Maintain and enhance quality and accessibility of green space
11.	Encourage schemes that contribute to self-sufficiency in waste treatment and encourage local communities to take responsibility for the waste that they generate
12.	To provide housing choice and help meet the housing needs of the whole community
13.	To increase life expectancy and improve the health and mental well-being of the population overall
14.	To provide a more equitable society where the provision of the widest possible range of community, cultural, educational, health, recreational and leisure

Sustainability Appraisal Objectives	
	facilities, and access to public transport are available to all sectors of the population with particular emphasis on deprived neighbourhoods
15.	Reduce crime and the fear of crime
16.	To reduce the need to travel while increasing transport choice and accessibility for all
17.	To enable access to the widest range possible of shopping and commercial services for the resident population
18.	To provide a range of employment land and premises that meets the needs of the business community and tackles socio- economic inequalities within the population
19.	To protect and enhance the vitality and viability of the city, town and district centres within the urban areas and village centres in the rural area
20.	To provide a safe, efficient transport network and increase the use of public transport, cycling and walking

3.3 These objectives have been used through the SA Team process to test the proposed plan objectives, growth scenarios and broad location options that are set out in Preferred Options Consultation document. The outcomes of the appraisals are set out in the next sections of this report.

4. The Sustainability Appraisal of the Revised Joint Local Plan Objectives

- 4.1 The Strategic Options Consultation document set out a proposed vision, six aims and twenty seven objectives to guide the direction of the Joint Local Plan period up to 2033. Following the public consultation period for the Strategic Options, amendments were made to seven of the plan objectives.
- 4.2 The previous sustainability appraisals for these plan objectives were reviewed by the SA Team who identified any appropriate changes to the potential effects of each objective. A summary of the updated sustainability appraisals and the changes identified by the SA Team are set out below.

Aim:	Amended Joint Local Plan Objective (amendments shown in red text):	Summary of the Updated Sustainability Appraisal:
UK Central Hub for Innovation and Investment	To support and boost existing and new opportunities for business growth, encouraging new investment; entrepreneurship and digital connectivity.	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.
Dynamic and Diverse Neighbourhoods	Increasing the number of homes delivered across the Housing Market Area, through a range of sites capable of delivering the type and mix of housing required	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.
Utilising our Natural Assets and Resources	To protect, and improve and enhance the countryside and the diversity of wildlife and habitats across the plan area.	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.
Utilising our Natural Assets and Resources	To prioritise encourage the development of sustainable Brownfield land taking into consideration account constraints , the need for sustainable development and the potential environmental and ecological impacts.	The potential effect identified against the sustainability appraisal objective to reduce contamination, regenerate degraded environments, re-use materials and maintain soil, geological and land resources was changed from minor positive to neutral. This was due to the increased flexibility that this revised plan objective has on the development of brownfield land.
Strong City Centre and Market Town with a Diverse Network of Towns and Villages	To grow and strengthen the strategic roles of Stoke-on-Trent City Centre and Newcastle Town Centre in the region to attract more visitors to the area and to support new employment opportunities and job growth.	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.
Making our Historic Past Work for the Future	To increase the attraction of the area as a tourist destination, to facilitate the development of leisure, arts and cultural attractions and to increase the number of	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.

Aim:	Amended Joint Local Plan Objective (amendments shown in red text):	Summary of the Updated Sustainability Appraisal:
	day and overnight visitors.	
Making our Historic Past Work for the Future	To protect and enhance the historic heritage assets and the unique character of both rural and urban areas by ensuring new developments are appropriate in terms of scale, location and their context.	No change was suggested from the previous sustainability appraisal undertaken at the Strategic Options stage.

4.3 The amendments to these plan objectives and the summaries of the updated sustainability appraisals should be read in the context of the Strategic Options Sustainability Appraisal Report, as this sets out how the plan objectives were originally assessed.

5. The Sustainability Appraisal of the Joint Local Plan Preferred Options

- 5.1 The main purpose of the Preferred Options Consultation document is to set out both councils preferred overall approach to delivering the amount and type of development, uses of land and initial principles for how development is proposed to be managed in Newcastle-under-Lyme and Stoke-on-Trent over the plan period 2013 to 2033.
- 5.2 The Preferred Options that are now subject to public consultation within the main consultation document are set out in the table below, together with a brief description of what the preferred option entails.

Preferred Option:	Brief Description:
Preferred Growth Option	The amount of new housing and employment land to be delivered over the plan period
Preferred Spatial Option	Splitting up of the plan area in to five broad spatial areas to support the delivery of development across distinct areas (see also Character Areas below)
Employment Land Supply	The sources of employment land supply to meet the Preferred Growth Option
Quality of Employment Land	Breakdown of the Preferred Employment Land Supply to provide for different types of employment development
Rural Employment	The preferred approach for accommodating employment development within Newcastle-under-Lyme's rural area
Spatial Distribution of Housing	The sources of housing land supply to meet the Preferred Growth Option
Key Strategic Developments	Major development schemes that will play a key role in meeting the Preferred Growth Option; <ul style="list-style-type: none"> ▪ Stoke-on-Trent City Centre ▪ Stoke-on-Trent Railway Station ▪ Newcastle Western Urban Extensions (including Keele University) ▪ Berryhill
Green Belt	Proposed amendments to Green Belt boundaries
Hierarchy of Centres	A new hierarchy of centres across the plan area to replace that set out in the Core Spatial Strategy
Centre	An overview of amendments proposed to existing city and town

Preferred Option:	Brief Description:
Boundaries	centre boundaries
Key Strategic Sites for Retail and Leisure Provision within Centres	Major retail and leisure development schemes in centres that will help to support the preferred levels of growth
Out of Town Shopping	Recognising the existing out of centre shopping locations that are already established in the plan area but restricting their further expansion
Retail Impact Threshold	Proposed new thresholds for major out of centre retail schemes where an assessment of the impact on the vitality and viability of the city and town centres will be required
Green and Open Space	The preferred approach for managing the future provision of green and open spaces across the plan area
Minerals	Proposed safeguarding of important mineral resources in Stoke-on-Trent
Character Areas	A proposed more detailed sub-division of the plan area beyond those of the spatial areas referred to above, enabling a more detailed analysis of local character and communities and the delivery of growth appropriate to those areas

- 5.3 For more detailed information about each of these preferred options, please read the main Preferred Options Consultation Document.
- 5.4 Each of the preferred options set out in the table above have been subject to sustainability appraisal by the SA Team. The outcomes of these appraisals are set out in the tables on the following pages.

Summary of the Potential Effects of the Preferred Options

SA Objective (summary of main focus – see pages 11-12 for full SA objective):		Preferred Growth Option	Preferred Spatial Option	Employment Land Supply	Quality of Employment Land	Rural Employment
1.	Carbon reduction, climate adaptation, increased renewable energy, energy efficiency					
2.	Air quality, cleaner and healthier air					
3.	Biodiversity					
4.	Contamination, degraded environments, land resources		✓	-		
5.	Flood risk and sustainable drainage systems			-		
6.	Efficient use of water, water quality, Water Framework Directive					
7.	Local distinctiveness, historic environment, heritage, culture and setting					
8.	Landscape and townscape quality, local character and distinctiveness					
9.	Mineral resources		?			
10.	Green space					
11.	Waste treatment and generation					
12.	Housing choice, housing needs		-	-	-	✓✓
13.	Life expectancy, health and mental well-being		✓	✓		
14.	Community, cultural, educational, health, recreational and leisure facilities, public transport, deprived neighbourhoods		✓	✓	-	
15.	Crime		-	?	?	
16.	Need to travel, transport choice, accessibility					
17.	Shopping and commercial services			?		
18.	Employment land and premises, business community needs, socio- economic inequalities		✓✓	✓✓		✓✓
19.	Vitality and viability of centres			-		
20.	Transport network, public transport, cycling and walking					

Compatibility Key:													
✓✓	Major positive effect	✓	Positive effect	-	Neutral effect	×	Negative effect	XX	Major negative effect	?	Effect unknown or uncertain		Effect dependent on implementation

SA Objective (summary of main focus – see pages 11-12 for full SA objective):		Spatial Distribution of Housing	Stoke-on-Trent City Centre	Stoke-on-Trent Railway Station	Newcastle Western Urban Extensions	Berryhill
1.	Carbon reduction, climate adaptation, increased renewable energy, energy efficiency					
2.	Air quality, cleaner and healthier air					
3.	Biodiversity		?	?	X	X
4.	Contamination, degraded environments, land resources			?	?	
5.	Flood risk and sustainable drainage systems					
6.	Efficient use of water, water quality, Water Framework Directive			?		
7.	Local distinctiveness, historic environment, heritage, culture and setting			✓		X
8.	Landscape and townscape quality, local character and distinctiveness			✓		X
9.	Mineral resources	?	?	?		?
10.	Green space					XX
11.	Waste treatment and generation		?	?		
12.	Housing choice, housing needs	✓✓	✓	✓	✓	✓✓
13.	Life expectancy, health and mental well-being					
14.	Community, cultural, educational, health, recreational and leisure facilities, public transport, deprived neighbourhoods		✓	✓		
15.	Crime					
16.	Need to travel, transport choice, accessibility		✓	✓✓		
17.	Shopping and commercial services		✓	✓		
18.	Employment land and premises, business community needs, socio- economic inequalities		✓		✓	
19.	Vitality and viability of centres		✓✓	✓		
20.	Transport network, public transport, cycling and walking			✓✓		

Compatibility Key:													
✓✓	Major positive effect	✓	Positive effect	-	Neutral effect	X	Negative effect	XX	Major negative effect	?	Effect unknown or uncertain		Effect dependent on implementation

SA Objective (summary of main focus – see pages 11-12 for full SA objective):		Green Belt	Hierarchy of Centres	Centre Boundaries	Retail & Leisure Strategic Sites	Out of Town Shopping
1.	Carbon reduction, climate adaptation, increased renewable energy, energy efficiency			?		
2.	Air quality, cleaner and healthier air					
3.	Biodiversity		?	?	?	-
4.	Contamination, degraded environments, land resources		✓	✓		
5.	Flood risk and sustainable drainage systems				?	-
6.	Efficient use of water, water quality, Water Framework Directive	?				-
7.	Local distinctiveness, historic environment, heritage, culture and setting		✓			-
8.	Landscape and townscape quality, local character and distinctiveness	X	✓	✓		
9.	Mineral resources	?	?			?
10.	Green space					
11.	Waste treatment and generation	?				
12.	Housing choice, housing needs	✓	?	-	?	-
13.	Life expectancy, health and mental well-being		✓			?
14.	Community, cultural, educational, health, recreational and leisure facilities, public transport, deprived neighbourhoods		✓	✓	✓	
15.	Crime					
16.	Need to travel, transport choice, accessibility		✓			-
17.	Shopping and commercial services		✓	✓	✓	✓
18.	Employment land and premises, business community needs, socio- economic inequalities	✓				-
19.	Vitality and viability of centres		✓✓	✓✓	✓	✓
20.	Transport network, public transport, cycling and walking		✓			

Compatibility Key:													
✓✓	Major positive effect	✓	Positive effect	-	Neutral effect	X	Negative effect	XX	Major negative effect	?	Effect unknown or uncertain		Effect dependent on implementation

SA Objective (summary of main focus – see pages 11-12 for full SA objective):		Impact Threshold	Green and Open Space	Minerals	Character Areas
1.	Carbon reduction, climate adaptation, increased renewable energy, energy efficiency	?			
2.	Air quality, cleaner and healthier air				
3.	Biodiversity	?			
4.	Contamination, degraded environments, land resources	?		✓	
5.	Flood risk and sustainable drainage systems				
6.	Efficient use of water, water quality, Water Framework Directive	?			
7.	Local distinctiveness, historic environment, heritage, culture and setting	✓		?	
8.	Landscape and townscape quality, local character and distinctiveness		✓		
9.	Mineral resources	?		✓✓	
10.	Green space		✓✓		
11.	Waste treatment and generation		?	?	
12.	Housing choice, housing needs	-		?	
13.	Life expectancy, health and mental well-being		✓	-	
14.	Community, cultural, educational, health, recreational and leisure facilities, public transport, deprived neighbourhoods		✓	-	
15.	Crime			-	
16.	Need to travel, transport choice, accessibility			-	
17.	Shopping and commercial services	✓	?	-	
18.	Employment land and premises, business community needs, socio- economic inequalities		?	-	
19.	Vitality and viability of centres	✓✓	?	-	
20.	Transport network, public transport, cycling and walking			-	

Compatibility Key:													
✓✓	Major positive effect	✓	Positive effect	-	Neutral effect	×	Negative effect	XX	Major negative effect	?	Effect unknown or uncertain		Effect dependent on implementation

Summary Findings of the Sustainability Appraisal for the Preferred Options

Preferred Option	Description	Summary of Sustainability Appraisal:
Preferred Growth Option	<p>The Preferred Options Consultation document sets out the following preferred option for growth:</p> <p><i>“The preferred option for growth is to deliver the Objectively Assessed Need of a minimum of 199 hectares of employment land and 27,800 new homes between 2013 and 2033 (1,390 new homes per year) as a minimum across the plan area, with some potential uplift to help to deliver wider economic aspirations, flexibility and choice where they can be demonstrated to be deliverable during the plan period”</i></p>	<p>As this is a high level preferred option, determining the impact on the sustainability objectives is largely dependent on further information about how development will be accommodated, i.e. the location, type and form of development. This Preferred Growth Option does however have major positive effects identified against the objectives to provide housing choice and help meet the housing needs of the whole community and to provide a range of employment land and premises. Most of the comments and mitigation measures identified against the objectives relate to having appropriate planning policies and the selection of sites that will manage development and eliminate or minimise any potential impacts on energy use, air quality, biodiversity and the natural environment, site remediation, flood risk, the historic environment, green space, waste generation and treatment, city and town centres and wider infrastructure such as transport networks, water infrastructure and community services and facilities. These will all need to be addressed as the preferred level of growth is taken forward in the Draft and Final versions of the Joint Local Plan.</p>
Preferred Spatial Option	<p>The Preferred Options Consultation document proposes to divide the plan area in to five distinct strategic areas to reflect the wide range of challenges and opportunities that are present in these distinct locations:</p> <ol style="list-style-type: none"> 1 Stoke-on-Trent City Centre and Railway Station 2 Stoke-on-Trent Urban Area 3 Newcastle-under-Lyme and Kidsgrove Urban Area 4 Newcastle-under-Lyme Western Urban Extensions 5 Newcastle Rural Area 	<p>All of the potential effects were identified as being dependent on implementation. This is a result of the preferred option being focused on setting out the principle of applying five different strategic sub-areas within the Joint Local Plan, rather than providing detailed information about how policies and proposals will be applied through this approach at this stage. The sustainability appraisal for the Draft Local Plan will be able to provide a more thorough analysis of the potential effects of different aspects of this approach.</p>
Preferred Employment Land Supply	<p>230 hectares of employment land has been identified within the plan area that can be delivered between 2013 and 2033. The preferred option is therefore to deliver 15% above the objectively assessed need for 199 hectares of</p>	<p>Most of the potential effects are dependent on implementation as the impacts of the preferred employment land supply will depend on the scale and types of uses that will be accommodated on each site and how the development of these sites will be managed through planning policy. There were potential positive effects identified against objectives to regenerate degraded environments, increasing life expectancy and the health and</p>

Preferred Option	Description	Summary of Sustainability Appraisal:
	employment land over the plan period 2013-2033 to reflect this land supply and to provide choice and flexibility to the market.	mental well-being and the provision of a range of community facilities. A major positive effect was identified against the objective to provide a range of employment land and premises. The employment land supply should be balanced with housing growth which also has economic benefits (through construction and the operation of the housing market). There may be potential pressures on the transport network arising from this land supply and this should be mitigated through transport infrastructure improvements, particularly at major interchanges and hubs.
Quality of Employment Land	This preferred option seeks to deliver the recommendations of the Employment Land Review (2015) by aiming to deliver 75% of the preferred employment land supply for industry and warehousing (B1c, B2 and B8 uses) and 25% for offices and research and development (B1a and B1b uses).	As with the overall employment land supply, the potential effects of this preferred option were identified as dependent on implementation. There were more neutral effects identified for this preferred option, particularly against objectives that were location specific, for example the objectives related to enhancing centres, regenerating degraded environments and reducing development within locations at risk of flooding. This reflects that this preferred option relates to the type of employment land and premises proposed, rather than their location which was covered in the previous preferred option. Potential positive effects were identified for objectives related to improved health and mental well-being and the provision of a more equitable society. There was a major potential positive effect identified for providing a range of employment land and premises. There were no significant potential negative effects identified against any of the objectives for this preferred option. Mitigation measures identified to improve the sustainability of this preferred option included aiming to provide jobs suitable for lower income and skilled groups, as well as higher paid and skilled jobs and the increased focus on Research & Development.
Rural Employment	The preferred option is to prepare a criteria-based policy which takes a positive approach towards rural enterprise but does not allocate land for employment development in the rural area. This would continue the approach towards rural employment set out in the Core Spatial Strategy.	Most of the potential effects identified are dependent on implementation as the potential effect will be determined by the content of the proposed planning policy. In particular, this will need to have regard to conserving, enhancing and promoting interest in the local distinctiveness and the historic environment, strengthening the quality of the landscape, ensuring the provision of associated shopping and commercial services and protecting and enhancing the vitality and viability of village centres. The potential effect against the objective to provide a range of employment land and premises was also dependent on implementation rather than being a potentially positive effect, as the preferred option is to develop a criteria based policy to promote development proposals rather than to identify specific sites and premises. A potential positive effect identified against this objective is again dependent on the content of that criteria based policy.

Preferred Option	Description	Summary of Sustainability Appraisal:
<p>Preferred Spatial Distribution of Housing</p>	<p>This preferred option sets out the identified housing land supply across the plan area which can support the delivery of the Preferred Growth Option. It identifies that the overall land supply is made up from the following sources:</p> <ul style="list-style-type: none"> • 50% within the urban areas of Stoke-on-Trent, Newcastle-under-Lyme and Kidsgrove • 14% from expected windfall sites • 12% has already been completed between 2013 and 2017 • 9% from sustainable urban extensions • 5% from sites with planning permission • 3% from the rural area of Newcastle-under-Lyme • 2% from within the Green Belt. <p>There is a shortfall of 5% of the preferred level of growth, equating to 1,400 dwellings, which could be met by identifying further capacity from any of the above sources.</p>	<p>Most of the potential effects that were identified against the objectives were dependent on implementation. There was a major positive potential effect identified against the objective to provide housing choice and help to meet the housing needs of the whole community. Recommended mitigation measures to improve the sustainability of the preferred option focus on the content of planning policies to manage the development of this preferred housing land. This should include planning policies to ensure enhancements to green space, biodiversity, flood risk and drainage, the historic environment, and supporting social and transport infrastructure are enabled through development and that these are not detrimentally impacted on.</p>
<p>Stoke-on-Trent City Centre</p>	<p>This preferred option seeks to support the delivery of the refreshed Development and Strategic Plan for the City Centre (September 2017). This will continue to build on the progress already made within the City Centre and support further improvements, including:</p> <ul style="list-style-type: none"> • Further public realm improvements • Unity Walks and Smithfield developments • Improvements to Hanley Indoor Market, Station Gateway and Hanley Park • Further investment in the Cultural Quarter • Eight residential opportunity sites 	<p>Most of the potential effects for this preferred option are dependent on implementation but there are a number of positive potential effects, especially against the social and economic objectives relating to providing housing choice, reducing the need to travel, providing community, leisure, shopping and commercial services, and providing a range of employment land and premises. A major positive potential effect was identified against the objective to protect and enhance the vitality and viability of centres, as this preferred option is focused on enhancing the City Centre. Recommended mitigation measures to improve the sustainability of this preferred option focus on ensuring that the content of appropriate planning policies will manage development in and around the City Centre to ensure that the design and form of development schemes are appropriate and that wider benefits are brought about to green space, heritage, transport, accessibility, the draw of the City Centre for visitors and ensuring that benefits are shared with deprived communities in and around the City Centre. In particular the links between the City Centre and nearby focal locations should be enhanced, for example Hanley Park, Central Forest</p>

Preferred Option	Description	Summary of Sustainability Appraisal:
	<ul style="list-style-type: none"> • District Heat Network 	Park, Stoke-on-Trent Railway Station, Etruria Valley and Festival Park.
Stoke-on-Trent Railway Station	<p>This preferred option would support the delivery of the Stoke-on-Trent Station Masterplan (framework strategy) by improving linkages between the railway station and the city centre, improve capacity at the station by enabling more effective movement of people to and from the station buildings, and provide mixed use development around the station which would include some limited main town centre uses.</p>	<p>This preferred option achieved potentially positive effects against most of the social and economic objectives. In particular there were major positive potential effects identified against the objectives to reduce the need to travel, increase transport choice and accessibility and to increase the use of public transport. The potential effects against these objectives are a direct result of the proposal to develop the area around Stoke-on-Trent Railway station, which should increase the range of uses in the area and increase the activity and use of this major transport hub. Recommended measures to maximise these positive effects were to ensure that the station and associated transport infrastructure are able to accommodate the increased demand generated from intensified use and activity in the area and to ensure that any main town centre uses that are developed in this location are not to the detriment of Stoke Town Centre. There was more uncertainty against environmental objectives, with many potential effects depending on how development is implemented, in particular with regard to the objectives to adapt to a changing climate, improve air quality, reduce the amount of development at risk of flooding and enhancing the quality and accessibility of green space. There were potential positive effects identified against the objectives to conserve and enhance the historic environment and assets due to the presence of listed buildings and conservation areas, these potential effects could be identified as a major positive if the reuse of historic buildings and assets and developments within their setting are undertaken in a sympathetic way.</p>
Newcastle Western Urban Extensions	<p>The preferred option targets the release of land within the Green Belt in locations adjacent to the major urban area of Newcastle Town. The aim of doing so is to increase land supply to assist with accommodating the Preferred Growth Option and to contribute towards realising the vision and objectives of the Joint Local Plan.</p>	<p>Most of the potential effects identified against the objectives are dependent on implementation. There were positive potential effects identified against the objectives to provide housing choice and a range of employment land and premises. There was also a minor negative potential effect identified against the objective to ensure that there is an overall net gain in the extent and quality of biodiversity. This is because of the loss of existing natural features in the area and close proximity of Ancient Woodland. The recommended mitigation measures to improve the sustainability of the preferred option include ensuring that relevant planning policies and the allocation of land for development in this location address potential impacts and seek to achieve an overall improvement to biodiversity, as well as bringing about improvements to landscape, open space, community services and facilities and transport infrastructure.</p>
Berryhill	As the largest preferred site its delivery would	Most of the potential effects identified against the objectives are dependent on

Preferred Option	Description	Summary of Sustainability Appraisal:
	<p>help to provide a wide range of housing sites across the plan area. The importance of the site's ecology, heritage and landscape character is recognised and the preferred option proposes to manage the delivery of development in a sensitive way which would see pockets of residential development in "garden neighbourhoods". This would be supported by improvements to green infrastructure and transport infrastructure, in particular the delivery of the Hanley-Bentilee Link Road.</p>	<p>implementation. There are also a small number of objectives where both positive and negative potential effects were identified. The negative potential effects were identified against the objectives to ensure an overall net gain in the extent and quality of biodiversity, the quality of the landscape and city townscape, local distinctiveness and to maintain and enhance the quality and accessibility of green space. These negative potential effects were identified due to the recognition within the preferred option that Berryhill has existing landscape, ecological and green space value. There are however enhancements that can be to these objectives through appropriate planning policies, designations and allocations to ensure that development within Berry Hill is implemented in a sensitive way. A major positive potential effect was identified against the objective to provide housing choice and help to meet the housing needs of the whole community.</p>
Green Belt	<p>The preferred option includes targeted releases of land within the Green Belt adjacent to the major urban areas of Newcastle Town and Kidsgrove Town. The aim of doing so is to increase land supply to assist with accommodating the local authority's development need and to contribute towards realising the vision and objectives of the Joint Local Plan.</p>	<p>Most of the potential effects identified against the objectives are dependent on implementation and depend on which areas are released from the Green Belt and how their future use is managed. There are potential positive effects identified against the objectives to provide housing choice and a range of employment land and premises, as these are given as the main drivers of release from the Green Belt under the preferred option. There was one minor negative potential effect identified against the objective to strengthen the quality of the landscape and townscape, which reflects that the release of land from the Green Belt is likely to have a subsequent effect on openness. Mitigation measures to address this will be to ensure that any future development on land that is released makes an overall enhancement to landscape and townscape.</p>
Preferred Hierarchy of Centres	<p>A new hierarchy of centres is proposed to replace that currently defined in the Core Spatial Strategy. It proposes four tiers, with the strategic centres of Stoke-on-Trent City Centre and Newcastle Town Centre as Tier 1, followed by urban town centres at Tier 2, district and local centres at Tier 3 and rural or neighbourhood centres at Tier 4. The purpose of the new hierarchy is to reflect the needs of the community that each centres serves, with larger centres fulfilling a regional and sub-regional role whereas smaller centres provide a more localised role.</p>	<p>This preferred option has a range of potentially positive effects. Most of these are minor potential positive effects identified against the objectives to conserve promote and enhance local distinctiveness, the historic environment and assets, strengthening the quality of landscape and townscape, regenerating degraded environments, the provision of community and leisure services, improving health and mental wellbeing, reducing the need to travel and increasing the use of public transport. There was a major potential positive effect identified against the objective to protect and enhance the vitality and viability of centres as this is the most relevant objective to this preferred option. Mitigation measures to improve the sustainability of this preferred option are mainly focused on ensuring that there are a range of services and facilities available in each centre that are appropriate to the size of that centre and its place in the hierarchy, and that these services and facilities are accessible to both existing and new residents and communities across the plan area.</p>

Preferred Option	Description	Summary of Sustainability Appraisal:
Centre Boundaries	The town and city boundaries currently identified in Stoke-on-Trent in the saved policies from the City Plan 2001 and the Core Spatial Strategy Proposals Map have been reviewed. This has led to some changes being proposed to the boundaries of Stoke-on-Trent City Centre, Longton Town Centre, Stoke Town Centre and Tunstall Town Centre. These changes are proposed to cover recent developments of main town centre uses or identified opportunities for future development of these uses. In Newcastle, no changes are currently proposed to existing boundaries but it is proposed to fix Newcastle Town Centre's boundary to follow the ring road.	Most of the potential effects are dependent on how this preferred option will be implemented, but there are also some notable positive effects. In particular there is a major potential positive effect identified against the objective to protect and enhance the vitality and viability of centres but there are also minor potential positive effects identified against the objectives to strengthen the quality of landscape and townscape, regenerate degraded environments and the provision of community, leisure, shopping and commercial services. Recommended mitigation measures to improve the sustainability of this preferred option largely depend on the content and focus of proposed policies to manage the types of uses to be accommodated within the boundaries and ensuring that there are no detrimental impacts on the historic and cultural environment and assets or on the distinctive landscape and townscape of the centres and their surrounding areas.
Key Strategic Sites for Retail and Leisure Provision within Centres	Ten development schemes are identified in the Tier 1 and 2 centres, where major retail and leisure uses will support their future prosperity, vitality and viability. Further detail about the development of these ten schemes is proposed to be set out within the Draft Local Plan.	Most of the potential effects are dependent on how this preferred option will be implemented, however there are some potentially positive effects identified against the objectives for the provision of community, leisure, shopping and commercial services and the objective to protect and enhance the vitality and viability of centres. Recommended mitigation measures to improve the sustainability of this preferred option are largely focused on the design and form of development on these strategic sites, to ensure that heritage, landscape, townscape, public realm and transport and accessibility links are enhanced and adversely impacted on. The recommendations also include an emphasis on ensuring that the development of these strategic sites encourage a greater range of activities and uses in their centres and that these take place throughout the daytime and evening to encourage more people to visit.
Out of Town Shopping	The Preferred Options Consultation document recognises that there have previously been a number of large scale retail and leisure uses developed outside of the city and town centres. Whilst recognising that these out of centre development fulfil a specific role, the preferred option is to not expand these areas and ensure that they remain complementary to, and not	There were a range of potential effects identified against the objectives for this preferred option. Many were neutral or dependent on implementation but there were also two positive potential effects identified against the objectives relating to enabling access to the widest range of shopping and commercial services and to protect and enhance the vitality and viability of centres. The reasons for these potential positive effects were because the preferred option recognises the existing retail and service provision in out of centre locations but seeks to restrict their further expansion in the interest of focusing development towards the city and town centres. Recommended mitigation measures to improve the sustainability of this preferred option include ensuring that these locations are

Preferred Option	Description	Summary of Sustainability Appraisal:
	compete with the proposed hierarchy of centres.	accessible using a range of transport modes, that the design of future redevelopment within these existing out of centre locations has a positive impact on landscape, townscape and access to green space and wider services and facilities.
Impact Threshold	A range of thresholds are proposed to be applied to major edge or out of centre retail developments to trigger a requirement for an assessment to be undertaken to determine the impact that they may have on Tier 1 and 2 centres. The thresholds proposed to be applied are for retail developments that exceed 1,500 square metres where there may be an impact on Tier 1 centres, 1,000 square metres where there may be an impact on Tier 2a centres and 300 square metres where there may be an impact on Tier 2b centres or lower tiers in the proposed hierarchy.	There were a range of potential effects identified against the objectives for this preferred option, most of which were unknown, uncertain or dependent on implementation. There were some positive potential effects identified against the objectives to conserve, enhance and promote interest in local distinctiveness, enable access to shopping and commercial services and to protect and enhance the vitality and viability of centres. The latter was identified as having a major potentially positive effect, given that the intention of the preferred option is to have strong policies to restrict the impact of out of centre retail on existing centres. Due to the specific scope of this preferred option, there were limited relevant mitigation measures that can be recommended to improve its sustainability but those that were suggested included ensuring that cumulative impacts of different out of centre development schemes are taken in to account and that the preferred option should seek to support the achievement of an overall range and choice of uses within existing centres.
Green and Open Space	The councils preferred option is to provide a network of green and open space which supports the objectives of area's open and green space strategies. The preferred option will support target levels of open space provision and improve the quality of the network in terms of open space functions it provides within accessible locations from existing and future communities.	Most of the potential effects were identified as uncertain or dependent on implementation. Positive potential effects were identified against the objectives to increase life expectancy, improve health and mental well-being and provide the widest range of community, cultural and leisure services and facilities. A major positive potential effect was identified against the objective to maintain and enhance the quality and accessibility of green space, as this is the main focus of this preferred option. Mitigation measures that were recommended to improve the sustainability of this preferred option include ensuring that improvements are also made to biodiversity, the historic environment, landscape and townscape, accessibility by active modes of travel and that the design of green spaces leads to reductions and not increases to crime or the fear of crime.
Minerals	Planning for Mineral resources in Newcastle-under-Lyme is the responsibility of Staffordshire County Council and so this preferred option relates only to Stoke-on-Trent. It proposes to continue to safeguard appropriate areas of the city to ensure that development does not sterilise the potential to extract identified and viable	Most of the potential effects were identified as either neutral or dependent on how this preferred option will be implemented. There were unknown or uncertain potential effects in regard to conserving, enhancing and promoting local distinctiveness, encouraging self-sufficiency in waste treatment and providing housing choice. There was a minor positive potential effect identified against the objectives to reduce contamination, regenerate degraded environments, re-use materials and maintain soil, geological and land resources and a major positive effect identified against the objective to ensure the

Preferred Option	Description	Summary of Sustainability Appraisal:
	mineral reserves.	efficient use of mineral resources. Recommended mitigation measures to improve the sustainability of this preferred option include ensuring that sites are properly remediated after extraction to ensure that the environment does not become degraded and that remediated sites can be considered for redevelopment to other uses such as housing, employment or green space.
Character Areas	In accordance with the Preferred Spatial Option, it is proposed to breakdown the plan area in to more detailed Character Areas. These will reflect the distinctive areas that exist within both authorities and set out specific policy responses to cater for the individual needs of each area. They are also intended to enable more direct engagement with local communities.	All of the potential effects were identified as being dependent on implementation. This is a result of the preferred option being focused on setting out the principle of applying character areas within the Joint Local Plan, rather than providing detailed information about how policies and proposals will be applied through this approach at this stage. The sustainability appraisal for the Draft Local Plan will be able to provide a more thorough analysis of the potential effects of different aspects of this approach.

6. Conclusions

6.1 This section summarises the overall findings from the sustainability appraisal of the Joint Local Plan Preferred Options that are set out in more detail in the preceding sections of this report. It also outlines the next steps for the sustainability appraisal of the Joint Local Plan as it continues to be prepared.

Revised Joint Local Plan Objectives

6.2 The Strategic Options Consultation document set out a proposed vision, six aims and twenty seven objectives to guide the direction of the Joint Local Plan period up to 2033. Following the public consultation period for the Strategic Options, amendments were made to seven of the plan objectives.

6.3 The changes made to the seven plan objectives can be summarised as follows;

- Inclusion of supporting and boosting entrepreneurship and digital connectivity;
- Having a range of sites capable of delivering the type and mix of housing required;
- Enhancement of the countryside, wildlife and habitats in addition to their improvement;
- Encouragement, rather than prioritisation, of the development of sustainable brownfield land;
- The role of Stoke-on-Trent City Centre and Newcastle Town Centre to attract more visitors to the area and to support new employment opportunities and job growth;
- Facilitating the development of leisure, arts and cultural attractions;
- Reference to historic assets rather than historic heritage.

6.4 The previous sustainability appraisals that were undertaken for the plan objectives have been revisited and amended where appropriate. Only one change to the previous appraisals was considered to be necessary; the change of emphasis from prioritising to encouraging the development of brownfield land reduced the potential effect of the SA objective to *'reduce contamination, regenerate degraded environments, re-use materials and maintain soil, geological and land resources'* from minor positive to neutral.

Preferred Options

6.5 There are 19 preferred options that are being subject to public consultation at this stage of plan production. These range from very broad preferred options such as the levels of housing and employment growth to be delivered within the plan area between 2013 and 2033 and the principle of splitting the plan area up into broad spatial areas and character areas, through to more specific preferred options such as identifying major development schemes that have a major role in contributing to the preferred level of growth, the proposed new hierarchy of centres and the impact thresholds to be applied for major out of centre retail developments.

- 6.6 When appraised against the sustainability objectives, most of the potential effects of these preferred options were identified as being dependent on implementation. This is not unexpected at this stage of plan production, as the broad nature of the preferred options means that being able to identify the potential effects often depends on how the preferred option will be implemented through planning policies, allocations and designations which will follow at the Draft Local Plan stage. This applies in particular against the sustainability objectives which have a specific focus, for example objectives 1, 2, 5, 6, 10 and 20 which relate to matters including carbon reduction, climate change, air quality, flood risk, water resources, green space and transport networks.
- 6.7 There were a notable number of potential positive effects identified against some of the preferred options, particularly in regard to the Spatial Distribution of Housing and all of the Key Strategic Developments which were assessed positively against the sustainability objectives for providing housing choice and meeting the housing needs of the community (SA objective 12). The Preferred Spatial Option, Employment Land Supply, Rural Employment, Stoke-on-Trent City Centre and Newcastle Western Urban Extensions were assessed positively against the sustainability objective to provide a range of employment land and premises to meet the needs of the business community and tackle socio-economic inequalities (SA objective 18). The preferred options relating to retail and centres (Hierarchy of Centres, Centre Boundaries, Retail & Leisure Strategic Sites, Out of Town Shopping and Retail Impact Thresholds) were all identified as having potential positive effects when assessed against the sustainability objectives to enable access to the widest range possible of shopping and commercial services (SA objective 17) and to protect and enhance the vitality and viability of the city, town, district and village centres (SA objective 19).
- 6.8 A smaller number of potential negative effects were identified against the Newcastle Western Urban Extensions and Berryhill preferred options. Both had potential negative effects identified against SA objective 3 which relates to biodiversity, as both of these locations contain or are located in close proximity to designated areas or protected habitats. Berryhill also had potential negative effects against the SA objectives relating to local distinctiveness, the historic environment, cultural assets, landscape and townscape quality, and the quality and accessibility of green space (SA objectives 7, 8 and 10).
- 6.9 As most of the potential effects were dependent on implementation, most of the recommended measures to improve the sustainability of the preferred options referred to having appropriate policies and proposals in the Draft Local Plan that support the SA objectives. This may involve developing planning policies which directly relate to the topics covered by the SA objectives. This recommendation is particularly relevant to the Preferred Spatial Distribution of Housing as housing developments can have an effect on a wide range of sustainability matters.
- 6.10 Specific improvement measures that were recommended against individual preferred options are summarised as follows;

- **Preferred Employment Land Supply:** improvements to transport infrastructure, particularly at major interchanges and hubs.
- **Quality of Employment Land:** aim to cater for a wider range jobs, for lower income and skilled groups, higher paid and skilled jobs, along with the increased focus on Research & Development.
- **Stoke-on-Trent City Centre:** the design and form of development schemes should be appropriate to the City Centre location. Benefits of development should be shared with deprived communities in the area and improve accessibility to nearby key locations such as Hanley Park, Central Forest Park, Stoke-on-Trent Railway Station, Etruria Valley and Festival Park.
- **Stoke-on-Trent Railway Station:** ensure that the station and associated infrastructure can accommodate the increased demand generated from greater use and activity in the area. Main town centre uses developed in this location should not be to the detriment of Stoke Town Centre. Development involving historic buildings, assets and settings should be undertaken in a sympathetic way.
- **Newcastle Western Urban Extensions:** development should deliver overall improvements to biodiversity, landscape, open space, community services and facilities and transport infrastructure.
- **Berryhill:** development should be implemented in a sensitive way that improves and does not harm landscape, ecology and green space.
- **Green Belt:** development on land released from the Green Belt should make overall improvements to landscape and townscape.
- **Preferred Hierarchy of Centres:** a range of services and facilities appropriate to the size of each centre and its place in the hierarchy to be available and accessible to residents and communities.
- **Centre Boundaries:** development within the new boundaries should not detriment the distinctive landscape and townscape of the centres, nor their historic and cultural environment, assets or settings.
- **Key Strategic Sites for Retail & Leisure Provision within Centres:** development of these sites should encourage a greater range of uses that increase activity throughout both the daytime and evening.
- **Out of Town Shopping:** locations to be accessible via a wide range of transport modes and any new development should improve landscape, townscape and access to green space.
- **Impact Threshold:** cumulative impacts of out of centre developments to be considered.
- **Green and Open Space:** future provision to seek improvements to biodiversity, the historic environment, landscape, townscape, accessibility via active modes of travel and reductions in crime and fear of crime.
- **Minerals:** remediation to take place after extraction to ensure a high quality environment and redevelopment to other uses such as housing, employment or green space.

Next Steps

- 6.11 The findings from this Sustainability Appraisal Report and that of the Strategic Options Consultation (which appraised the reasonable alternatives to the preferred approach) will be used to inform the development of the more detailed planning policies, site allocations and designations of land within the Draft Joint Local Plan.
- 6.12 As established in the Methodology chapter, this next stage of plan production and subsequent stages will also be subject to sustainability appraisal. Regulation 22 of the Town and Country Planning (Local Planning) (England) Regulations 2012 requires that a Sustainability Appraisal Report is to be submitted alongside the Final Local Plan. The submitted Sustainability Appraisal Report will subsequently be considered by an independent Planning Inspector as part of Examination in Public for the Joint Local Plan.
- 6.13 It is also proposed to publish Equality Impact Assessments, Health Impact Assessments and Habitat Regulation Assessments as and when appropriate, as these detailed policies and site proposals are identified during the Joint Local Plan production process.

Glossary

Affordable housing: Comprises of social rented, affordable rented and intermediate housing for households whose needs are not met by the market. Social rented housing is owned and rented out to households by local authorities, private registered providers or other approved landlords. Affordable rented housing is let under similar arrangements but at no more than 80% of the local market rent. Intermediate housing comprises of homes for sale and rent and can include shared equity (shared ownership and equity loans) and other low cost homes for sale and intermediate rent.

Air Quality Management Areas: Areas designated by local authorities because they are not likely to achieve national air quality objectives within certain specified deadlines.

Ancient woodland: An area that has been wooded continuously since at least 1600 AD.

Appropriate Assessment: Stage 2 of the Habitat Regulations Assessment process. If it cannot be ruled out that there will be no significant effects on European Sites then Stage 2 – Appropriate Assessment is required to assess whether there will be any adverse effects on European Sites.

Brownfield land: see ‘previously developed land’

Core Spatial Strategy: The existing, overarching development plan document for Newcastle-under-Lyme and Stoke-on-Trent. It sets out the long-term spatial vision for areas, the spatial objectives and strategic policies and proposals to deliver that vision. The Core Spatial Strategy was adopted by both Councils in 2009 and will be replaced by the Joint Local Plan.

Cumulative: the impact of a number of elements together.

Development Plan/Development Plan Documents (DPDs): planning strategies and policies to direct the future development of an area. They include Local Plans and neighbourhood plans (as defined in section 38 of the Planning and Compulsory Purchase Act 2004) and are prepared by the local planning authority or qualifying neighbourhood plan body in consultation with the community.

Draft Local Plan: this stage of the plan production process follows on from this Issues consultation and the forthcoming Strategic Options stage. It is at this stage that both Councils will present their preferred strategy and planning policy approaches to address the planning issues raised in this paper and any other issues that arise through the plan production process.

Ecological networks: sites and corridors of biodiversity importance that are linked together.

Economic development: Development that generates jobs and economic growth. This can include industrial uses, warehousing, offices, retail and leisure.

Employment Land Review: This is an evidential study that identifies different levels of economic and employment growth over the plan period and the amount, type and location of land that is best suited to meeting the projected levels of growth.

Equality Impact Assessment: process for assessing the potential equality impact of a plan or programme.

Examination in Public: Before it can be adopted, a Local Plan must be examined by an independent inspector whose role is to assess whether the plan has been prepared in accordance with legal and procedural requirements, and whether it is considered 'sound'. To be 'sound' a document must be positively prepared, justified, effective and consistent with national policy.

Green Belt: Designated areas of countryside surrounding large urban areas. These are designated to prevent urban sprawl, safeguard the countryside from encroachment, prevent towns from merging together, and preserve the setting and character of historic towns and to assist regeneration within the urban areas. Green Belt boundaries can only be amended when the local plan for the area is reviewed.

Green infrastructure: A network of multi-functional green space which is capable of delivering a wide range of environmental benefits and quality of life benefits for local communities. Green infrastructure can encompass both urban and rural areas.

Habitat Regulations Assessment: "The Habitats Directive (Council Directive 92/43/EEC of 21 May 1992) requires competent authorities to decide whether or not a plan or project can proceed having undertaken the following "appropriate assessment requirements" to:

- Determine whether a plan or project may have a significant effect on a European site (Stage 1)
- If required, undertake an appropriate assessment of the plan or project (Stage 2)
- Decide whether there may be an adverse effect on the integrity of the European site in light of the appropriate assessment"⁴

Health Impact Assessment: is a way of assessing potential health impacts of plans, policies and projects. The process includes recommendations aimed at minimising potential negative impacts on health and maximising positive ones.⁵

Heritage Asset: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage asset includes designated heritage assets such as Scheduled Ancient Monuments, Listed Buildings, Registered Park and

⁴ Defra (2012) Habitats Directive Guidance on competent authority coordination under the Habitats Regulations July 2012 page 1

⁵ World Health Organisation website (2015) <http://www.who.int/hia/en/>

Gardens, Registered Battlefields or Conservation Areas as well as assets identified by the local planning authority (including local listing).

Historic environment: All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora.

Housing Market Area: this is the area within which the local housing market operates. The extent of the Housing Market Area is defined within the Strategic Housing Market Assessment (see separate entry below).

Intermediate Housing: A type of affordable housing (see 'affordable housing')

Local Plan: The Joint Local Plan is being prepared by the city council and borough council to guide future development across the two local authority areas. The final, adopted version of this development plan document will detail the strategy for development across the two areas up to 2033 and will contain detailed policies which Stoke-on-Trent City Council and Newcastle-under-Lyme Borough Council will use to manage future development.

Local Planning Authority: The public authority whose duty it is to carry out specific planning functions for a particular area, such as creating planning policies or deciding planning applications. Stoke-on-Trent City Council and Newcastle-under-Lyme Borough Council are the local planning authorities for their respective areas.

Main town centre use: Retail development, leisure, entertainment facilities, offices, arts, culture and tourism development. Examples include shops, cinemas, restaurants, bars and pubs, night-clubs, casinos, health and fitness centres, indoor bowling centres, bingo halls, theatres, museums, galleries, hotels and conference facilities.

Mineral Safeguarding Area: An area covering known deposits of minerals which are desired to be kept safeguarded from unnecessary sterilisation by non-mineral development. In the Joint Local Plan area Stoke-on-Trent City Council and Staffordshire County Council are responsible for designating Mineral Safeguarding areas.

Monitoring: Involves the collection and analysis of data and statistics to understand how patterns of development are changing. An example of this is the collection of housebuilding statistics. Monitoring data can show how effective planning policies are in influencing development. Such information is reported by local planning authorities in their Authority Monitoring Report (AMR).

National Planning Policy Framework (NPPF): The Government's planning policies for England, which provide a policy framework that sets the parameters under which Local Plans and Neighbourhood Plans should be prepared, and decisions on planning applications should be made.

National Planning Practice Guidance (NPPG/PPG): The Government's more detailed online guidance on national planning policies, which adds further detail to the NPPF.

Objectively Assessed Housing Need (OAN): also called a 'full, objective assessment of housing needs' (FOAN), this is an assessment undertaken within the Strategic Housing Market Assessment (see separate entry below) which identifies the extent of the need for new housing, without being influenced by planning matters such as the ability of the land supply to accommodate the levels of development – these matters are considered within the Local Plan preparation process.

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

Out of centre: A location which is neither within nor on the edge of a town centre.

Planning policy (plan-making): A function of local planning authorities that prepares planning policies and development plan documents to direct decisions on development proposals within the authority's area.

Pollution: Anything that affects the quality of land, air, water or soils and which might lead to an adverse impact on human health, the natural environment or general amenity. Pollution can arise from a range of emissions, including smoke, fumes, gases, dust, steam, odour, noise and light.

Previously developed land: Land which is or was occupied by a permanent structure. This excludes land occupied by agricultural or forestry buildings, restored land previously used for minerals extraction or landfill and private residential gardens.

Renewable and low carbon energy: Includes energy for heating and cooling as well as generating electricity. 'Renewable' covers sources of energy that occur naturally and repeatedly, for example wind, water, sun and also biomass and geothermal heat from below the ground. Low carbon technologies are those that can help reduce emissions (compared to conventional use of fossil fuels).

Retail Impact Threshold: The National Planning Policy Framework sets out that under the retail impact assessment test, local authorities should require an impact assessment if a proposed development is over a locally set floorspace threshold. If an application for out of town development fails to satisfy this test it should be refused.

Saved policies: Older local plan policies that can remain in place following a direction given by the Secretary of State under the Planning and Compulsory Purchase Act 2004. A list of currently saved policies in Newcastle-under-Lyme or Stoke-on-Trent is available on the websites of either authority.

Site allocation: a site designated within a development plan document for a specific type of use. For example, housing, employment or retail development.

Social housing, or social rented housing: A type of affordable housing (see 'affordable housing')

Strategic Environmental Assessment: The Strategic Environmental Assessment Directive requires that an assessment is made of plans and programmes which could have significant environmental effects. SEA is a tool used in plan-making to assess the likely effects of the plan when judged against reasonable alternatives. Schedule 2 of the Environmental Assessment of Plans and Programmes regulations 2004 identifies the process and considerations when undertaking assessments of plans or programmes.

Strategic Housing Market Assessment (SHMA): this is an evidential study that examines the extent and the operation of the local housing market. It also identifies the extent of the housing needs that exist or are likely to arise within the defined housing market area.

Strategic Options: this is the next stage in preparing the Joint Local Plan. At this stage the different ways that the issues identified within this paper can be addressed will be explored. For example this could include identifying how much development could be accommodated in different areas within both authorities. No particular solution will be fixed at this stage as this will be done within the draft local plan. Further issues to consider may however be identified at the Strategic Options stage.

Sustainability Appraisal: An assessment of the impacts of policies and proposals on economic, social and environmental objectives, i.e. 'sustainable development'.

Sustainable development: Development which contributes to meeting the long term economic and social needs of the community, whilst balancing this against the need to avoid creating an unacceptable long term impact on the environment.

Sustainable transport: Any efficient, safe and accessible means of transport with overall low impact on the environment, including walking and cycling, low and ultra low emission vehicles, car sharing and public transport.

Viability: Refers to the financial implications of development. If the costs of development do not allow for a sufficient financial return to the developer then the development will not be viable. Viability can be affected by the costs of developing the land, the costs of providing wider benefits such as open space or affordable housing, and the sale value of the completed development.