

Appendix S2: Assessment of Sites in Hambleton District

Joint Minerals and Waste Plan

Preferred Options Consultation

Sustainability Appraisal Update Report

Volume 2: Assessment of Sites

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MJP06 – Langwith Hall Farm, east of Well

Site Name	MJP06 (Land to south of Langwith House, Long Lane, Well, Bedale, Hambleton)
Current Use	Agriculture
Nature of Planning Proposal	Extraction of sand and gravel
Size	43.1 ha
Proposed life of site	4 to 5 years commencing in 2016 (subject to the outcome of the planning application currently submitted)
Notes	Possible restoration to lake, nature conservation, agriculture and forestry. Proposed extension to existing quarry. Planning application awaiting determination for similar, but not identical area as includes retention of plant site (NY/2011/0242/ENV)

SA FINDINGS SUMMARISE SIGNIFICANT EFFECTS ONLY. A WIDER RANGE OF CONSTRAINTS AND OPPORTUNITIES WERE INITIALLY ANALYSED AND DISTILLED DOWN TO ONLY THOSE WITH THE POTENTIAL TO BE SIGNIFICANT (SEE ALSO SITE ASSESSMENT METHODOLOGY SUMMARY REPORT FOR A FULL LIST OF CONSTRAINTS AND OPPORTUNITIES / SITE ASSESSMENT SPREADSHEET).

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geo-diversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 10 km to the west lies the North Pennine Moors Special Protection Area / Special Area of Conservation (SPA/SAC); Sites of Special Scientific Interest (SSSI): 3.96 km to Ripon Parks SSSI; Sites of Interest to Nature Conservation (SINC): Eastern Boundary of site immediately adjacent to very linear Moor Lane, Kirklington (SE28-10) SINC. Next nearest SINC around 30 metres away - Nosterfield Quarry North (SE28-12). House Close Wood SINC (SE28-04) also 0.6 km away; Kirklington Low and High Wood SINC is 1.2 km away; Low Park Wood is 1.7 km away and Low Park House Track (deleted SINC) 1.5 km away. Local Nature Reserve (LNR): Nosterfield LNR is 1.2 km to south-west.</p> <p>Priority Habitat: Very small area of deciduous woodland shown on map (may be mapping anomaly) overlapping boundary; Ecological networks: Living Landscape is circa 10% of site (southern area) in River Ure Corridor NY10; Very small area of England Habitat Network around Fox covert; Green Infrastructure</p>	✓	✓	✓		-	+	+
							?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>(GI): Site in Bedale sub regional GI network. Site visit recorded hedgerows and standalone trees on site.</p> <p><u>Summary of effects on designated sites and important features for biodiversity / geodiversity</u> Considering the source of any impacts, as well as potential pathways and receptors it is considered that there would be no significant impact on the integrity of Natura 2000 sites. It is also considered that there would be no impact upon SSSIs. Impacts upon SINC network likely to be minor and possible to mitigate. E.g. using stand off from Moor Lane SINC and control measures for dust.</p> <p>Protected species that may be supported by habitats on site include kingfisher, water vole, nesting birds, foraging bats and badger. There is also the potential for the site to attract bittern in the future as it is recorded locally. There may be an impact on the aquatic ecology of Ings Goit as the site would involve the diversion of this water course into a lake (this diversion is also likely to lead to a loss of foraging habitat onsite which may affect certain species). There have been extensive ecological surveys undertaken as part of a current planning application. This also includes Phase 1 habitat survey.</p> <p>A nearby previously restored minerals site has created priority habitats including reed bed and calcareous grassland. Other priority habitats surrounding the site are found in SINCS and Nosterfield LNR. There are opportunities through appropriate restoration to create priority habitats that will provide habitat connectivity and aid species movement.</p> <p>Current Nosterfield Quarry site is known to have <i>Crassula helmsii</i> which is notoriously difficult to eradicate. As works proposed site include working below the water table and there are hydrological links off site via Ings Goit there is a significant likelihood of invasive species being spread.</p> <p>Cumulative impacts may result from existing quarrying at Ladybridge Farm, previous quarrying at Nosterfield Quarry and potential future quarrying. This could cause impacts upon protected species resulting from disturbance to habitats and operational impacts such as noise and dust. There is also potential for positive cumulative impacts resulting from habitat restoration schemes that collectively are creating priority habitats and therefore improving the local area in terms of habitat connectivity.</p> <p>In the short term there would be potential negative impacts upon habitats and species of conservation</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	concern. In the medium and long term, opportunities to create priority habitats that will support species of conservation concern will come into play, provided that the restoration scheme prioritises biodiversity as a long term objective of the site including long term management (landownership will be key to successful restoration as long term management is very difficult to secure if the developer does not own or have an agreement in place on the land).							
2. To enhance or maintain water quality and improve efficiency of water use	<p>Proximity of water quality / quantity receptors Site in a Nitrate Vulnerable Zone (groundwater); no groundwater source protection zones; In Humber River Basin Management Plan (RBMP) site is in Swale / Ure / Nidd / Ouse (SUNO) management area. Nearest section of river is lngs Goit from source to Burneston Beck at 0 m distance (cuts through site). This has good ecological status and good overall status, with a status objective of good by 2015. No RBMP lakes. Groundwater: SUNO Magnesian Limestone (overall status: good / objective: good by 2015).</p> <p>Catchment Abstraction Management Strategy (CAMS): surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Summary of effects on water quality Any site is likely to require the diversion of lngs Goit which, without mitigation could have significant effects on water body status. The current planning application rates this impact as of moderate significance due to the low ecological sensitivity of that water body¹. Spillages could affect groundwater, particularly as it is likely that this site would involve working below the water table as in the recent application at this site. Groundwater flow may also be affected. This could affect levels in other water bodies in the vicinity, if there is hydraulic connectivity. If this site is similar to the current planning application in the area, impacts on the principal aquifer may be lessened by geological barriers between the site and the aquifer. The planning application also highlights the potential for increases in nitrates as a possible eutrophication risk. In terms of this assessment if it is assumed that 43.1 ha would be excavated, this would be above the 25 ha that would actually be worked in the current application. However, it is far from clear whether the area cited in this submission would also include other areas such as landscaping. Therefore significance is rated as major negative but with considerable uncertainty as effects may be</p>	✓	✓	✓		-	-	-
						--	--	--
						?	?	?

¹ Nosterfield Quarry, Langwith Farm Extension Environmental Statement Volume 2.

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	'moderate' in line with the current application if the whole area is not to be worked. Impacts may lessen over time as restoration restores some hydrological regimes, but it is likely that at least some hydrological features will be permanently changed. Impacts may be mitigated through sound environmental management.							
3. To reduce transport miles and associated emissions from transport and encourage the use of sustainable modes of transportation	<p>Proximity of transport receptors Site is close to the A1 (3.8km east) giving reasonably good access to York, Leeds and Harrogate and Teesside (though its central location does not align it with one specific market area). Access: Confirmed as being use of existing Nosterfield Quarry access on to B6267 (approximately 500m east of Nosterfield village). Light vehicles: 34 two-way movements (as sourced from application details NY/2011/0242/ENV); HGV Vehicles: 200 two-way movements (as sourced from application details NY/2011/0242/ENV).</p> <p>Net change in daily two-way trips: Light vehicles 0; HGVs: 0. Traffic Assessment rating: Yellow.</p> <p>PROW: None on site.</p> <p>Rail: 6.5km north (station at Bedale 6.5km north); Strategic Road: A6108 is 2.8km south; B6267 is a timber route; Canal / Freight waterway: Ripon Canal 10km south.</p> <p>Summary of effects on transport Site would generate significant HGV movements (200 two-way movements per day), though the net overall impact on traffic levels is effectively the same as current levels (though effects will be extended for the duration of this extension). Although access to the A1 is relatively good, the site is centrally located between northern and southern markets (therefore not particularly proximal to either). HGV movement is acceptable onto B6267, however, minor works may be required to improve the existing access arrangements so a traffic assessment would be required. No sustainable transport is likely to contribute to the site.</p> <p>We have rated this site as minor negative for the short term as <u>this site would maintain traffic levels at the Nosterfield Quarry site and use an established point of access, The Traffic Assessment recommends that similar routing restrictions to those currently in place are maintained as part of any subsequent planning</u></p>		✓	✓		-	0	0

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		P	T	D	I	S	M	L
	consent.							
4. To protect and improve air quality	<p>Proximity of air quality receptors No Air Quality Management Areas (AQMAs) or Hazardous substances consultation zones nearby.</p> <p>Summary of effects on air quality The current application notes minor dust impacts on nearby SINC sites and Nosterfield Quarry LNR. Scoping of the current planning application suggested that dust and air quality impacts would not be significant enough for further assessment. In particular, wet working means that dust is less likely, aside from during initial soil stripping and during restoration. The planning application ruled out impacts to Nosterfield and Thornborough on account of distance, citing only limited isolated properties as potentially exposed to levels that were significantly below a nuisance level². Nonetheless this is a site with a slightly different boundary that may involve different configurations of working and for which mitigation is not yet considered. There are very limited numbers of isolated buildings set away from the road en route to the A1. Therefore minor impacts are predicted in the short and medium term, with uncertainty noted, depending largely on haulage routes and mitigation.</p>		✓	✓	✓	- ?	- ?	0
5. To use soil and land efficiently and safeguard or enhance their quality	<p>Proximity of soil and land receptors Agricultural Land Classification (ALC): Grade 3. Land instability: not in risk area. Contaminated land: Greenfield site so contamination unlikely.</p> <p>Summary of effects on soil / land Up to 43.1 ha of possible best and most versatile land will be lost. Some of this may be restored.</p>	✓	✓	✓		- --	? ?	? ?

² as sourced from application details NY/2011/0242/ENV

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change Very small area of deciduous woodland shown on map overlapping boundary. Fox covert woodland adjacent.</p> <p>Summary of effects on climate change An annual output of 500,000 tonnes of sand and gravel is likely to require many HGVs to transport it (200 two way HGV vehicle movements per day estimated³). Despite this site's proximity to the A1 the site is midway between northern and southern markets. It will therefore make a significant negative contribution to CO2. Insignificant high carbon habitats are likely to be lost.</p>	✓			✓	-	-	-
7. To respond and adapt to the effects of climate change	<p>Proximity of factors relevant to the adaptive capacity⁴ of a site Circa 35% of site in flood zone 3 (mainly in south but cutting into central parts of the site); Additional 5% in flood zone 2 (similar areas). About 20% of site is at 1 in 30 risk of surface water flooding; A further 5% of the site is at a 1 in 100 risk with a further 10% at 1 in 1000 risk. Risk is spread in patches across the site.</p> <p>Ecological networks: West of site (5% (around Fox Covert)) intersects with the England Habitat Network.</p> <p>Summary of effects on climate change adaptation Flooding is considered insignificant to minor negative as sand and gravel extraction is considered water compatible, though workers on site would need emergency planning in place for severe flood events. Fox Covert is already isolated from the surrounding landscape so effects are considered neutral. In the medium and longer term restoration to nature conservation would increase the adaptive capacity of the habitats. In the longer term, restoration to water in the floodplain may be beneficial in terms of reducing risk elsewhere in the catchment.</p>	✓			✓	0	+	++
8. To minimise the use of resources and encourage their re-use	<p>Proximity of factors relevant to the resource usage of a site No spatial factors identified.</p> <p>Summary of effects on resource usage This site will contribute to the need for sand and gravel. However, it may to a degree offset recycled materials that could potentially replace sand and gravel. However, this impact can only be considered at the plan level rather than in relation to an individual site. All</p>	✓		✓		-	-	-

³ as sourced from application details NY/2011/0242/ENV.

⁴ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

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and safeguarding	that can be said here is that 500,000 tonnes of virgin minerals would be extracted each year which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.							
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p>Proximity of factors relevant to managing waste higher up the waste hierarchy No spatial factors identified.</p> <p>Summary of effects on the waste hierarchy The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the historic environment and its setting, cultural heritage and character	<p>Proximity of historic environment receptors No conservation areas within 1 km; Registered Parks and Gardens: Thorp Perrow (Grade 2) is 3.5km north-west, Norton Conyers (Grade 2) is 4.6km south-east; Registered battlefields: None within 5km; World Heritage sites: None within 5 km; Listed buildings: None within 1km but 5 in Nosterfield just over 1km from site.</p> <p>Historic Land Characterisation (HLC) Broad type: Enclosed land; HLC Type: Modern improved fields; Undesignated archaeology in this area includes evidence for prehistoric activity including pits and ditches, and worked stone. Romano-British pottery has also been recovered alongside human remains as well as later medieval pottery and ditches.</p> <p>Summary of effects on the historic environment As this allocation site is a smaller part of a larger area of similar character type, the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. As 20% of the HLC project area has been identified as modern improved fields, this effect is not considered</p>	✓		✓	✓	--	--	--

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	<p>to be significant.</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the early prehistoric period onwards. The site has been archaeologically evaluated and it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>The results of the field evaluation have provided certainty about the nature and significance of below ground deposits. It is assumed that the archaeological impact will occur throughout the duration of extraction for however many years this will be. It is assumed that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.</p> <p>The impact upon historic landscape character is not felt to be significant.</p>							
11. To protect and enhance the quality and character of landscapes and townscapes	<p><u>Proximity of landscape / townscape receptors and summary of character</u> National Parks, AONBs: Nidderdale AONB 3.6km west; Heritage Coast: None within 10km; Inheritance Tax Exemption Land (ITE): Norton Conyers 4.7km south-east.</p> <p>National Character Area (NCA): Southern Magnesian Limestone; North Yorkshire Landscape Character Assessment (NYLCA): Area 6- Magnesian Limestone Ridge; District LCA: Area 5c in Hambleton LCA - Intensively farmed lowland (open);</p> <p>Intrusion: Undisturbed; Light pollution: Low - only 38 on CPRE scale of 1-255 (1= dark).</p> <p><u>Summary of effects on landscape / townscape</u> No impact in terms of designated landscapes, and the Environmental Statement (ES) for the similar site assesses the landscape character setting as being of moderate sensitivity. However the landscape is also sensitive because of the proximity to Thornborough Henges, although historic quarrying has had a greater adverse impact than extraction from this site is likely to have. The ES assesses the impact on the setting of the Henges as negligible/minor.</p>	✓	✓	✓	✓	--	-	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>The site is closest to Nosterfield (around 1 km distant to the south-west), but the village is already affected by existing quarrying at Nosterfield Quarry, including the Ladybridge Farm extension. It is likely to be visible in the middle distance from parts of Well, where there are residential properties on sloping ground to the south west of the village.</p> <p>The wider area is generally tranquil, but the immediate locality is affected by active quarrying, mineral processing, and associated traffic. In terms of urban intrusion the wider landscape is assessed as undisturbed by CPRE, but on closer inspection it has been much affected by current and previous quarrying which has introduced industrial processes and artificial landforms. Quarry traffic is unlikely to affect character as there is already quarry traffic.</p> <p>In the short term there would be a significant further loss of historic landscape, productive farmland, hedgerows and hedgerow trees, and the timescale for the operation of the processing plant would be extended. There would be a permanent loss of best and most versatile soils and the landscape would be affected by the loss of the original route of Ings Goit. The cumulative impacts with adjoining areas of disturbance would be most apparent and it is considered that extensive development in this area would lead to a loss of legibility of the landscape. In the medium term, these same impacts would be on-going, though as restoration of adjoining areas continues, and mitigation becomes more effective, visual impact could reduce. In the long term, the 'restored' area would become integrated with adjoining areas of new landscape including wetland habitat.</p>							
12. Achieve sustainable economic growth and create and support jobs	<p>Proximity of factors relevant to sustainable economic growth Site is close to the A1 giving reasonably good access to York, Leeds and Harrogate and Teesside (though its central location does not align it with one specific market area).</p> <p>Summary of effects on sustainable economic growth This site would ultimately result in 2.3 million tonnes of sand and gravel being made available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material. It would also directly support jobs in extraction and freight. The effect is considered to be short term however.</p>		✓	✓	✓	+	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> In Tanfield Index of Multiple Deprivation (IMD) Area which is not in most deprived 20%, Nosterfield is the nearest settlement (850m south). The following significant settlements are within 5km of MJP06: Well, Nosterfield, Snape, Kirklington, West Tanfield, Carthorpe, Burneston (all Hambleton), North Stainley (Harrogate District). Snape is a Service Village (to which Hambleton local plan policy CP6 applies - housing at a level appropriate to the needs of local communities) and Burneston is a Secondary Village (CP6 – new housing in exceptional circumstances). North Stainley is a Group C settlement in Harrogate (only very limited growth).</p> <p><u>Summary of effects on vitality / viability</u> Some job opportunities arise from this site, and while the site would provide a source of sand and gravel which could aid future development, the immediate settlements are unlikely to directly benefit in any significant way. The site may have a deleterious effect on local tourism if it detracts from the experience of visiting Thornborough Henge. Overall any effect is considered to be a mixture of small scale positive and minor negative in the short term, with negative effects enduring in the medium term.</p>		✓	✓	✓	- +	- ?	0
14. To provide opportunities to enable recreation, leisure and learning	<p><u>Proximity to recreation, leisure and learning receptors</u> Footpath 10.25/7/1 is 100m north-east; Footpath 10.165/10/2 is 227m north. Common land: The Village Green and Gypsy Moor is c800m south; The Village Green, Nosterfield is 950m south west.</p> <p><u>Summary of effects on recreation, leisure and learning</u> In the long term restoration will benefit recreation and leisure, but in the short term these footpaths will be subjected to significant visual disamenity, though these rights of way will already be subject to significant views of quarries. Minor negative.</p>		✓	✓		-	-	++
15. To protect and improve the wellbeing, health and safety of local	<p><u>Proximity to population / community receptors / factors relevant to health and wellbeing</u> No schools or health centres within 1km. Nearest settlement is Nosterfield 850m South.</p> <p><u>Summary of effects on health and wellbeing</u> There are scattered buildings around this site which may be within range of noise and dust impacts, particularly as soil is stripped or re-profiled (if wet-worked dust may lessen, though some operations such as drying may also generate dust). Nosterfield should be out of range</p>		✓	✓	✓	0 -	0 -	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
communities	of significant impacts, though this would need to be shown in noise and dust assessments. Restoration may bring some wellbeing benefits.							
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Circa 35% of site in flood zone 3 (mainly in south but cutting into central parts of the site). Additional 5% in flood zone 2 (similar areas). About 20% of site is at 1 in 30 risk of surface water flooding; A further 5% at 1 in 100 risk; A further 10% at 1 in 1000 risk. Risk is spread in patches across the site.</p> <p>Summary of effects on flooding Flooding is considered insignificant to minor negative as sand and gravel extraction is considered water compatible, though workers on site would need emergency planning in place for severe flood events. In the longer term, restoration to water in the floodplain may be beneficial in terms of reducing flood risk elsewhere in the catchment.</p>	✓	✓		✓	0	0	+
17. To address the needs of a changing population in a sustainable and inclusive manner	<p>Proximity to factors relevant to the needs of a changing population The site does not conflict with any known allocations in other plans.</p> <p>Summary of effects on a changing population The site would make a significant contribution to self-sufficiency in the supply of sand and gravel and may also support markets outside of the plan area.</p>		✓	✓		+	+	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context:</u> Well is about 1.6 km west of the site while Nosterfield is about 850m south west. North Stainley is about 3.5km south, Kirklington is about 3.5km east and Burneston is more distant. Snape is about 2.5 km north, Carthorpe is about 2.5 km north-east. Snape is a 'Service Village' and 'Well' is 'Secondary Village' in the adopted Hambleton Core Strategy. These settlements lie in the Bedale sub area (which will take 15% of Hambleton's housing between 2016 and 2021). In each sub area two thirds of new housing development will be concentrated in the service centres, while in designated service villages 'new housing will be supported in the designated Service Villages...at a level appropriate to the needs of local communities and within defined Development Limits'. 20% of employment land will be focussed in the Bedale sub area. No housing or employment allocations are located within 200m of the site.</p> <p>North Stainley is in Harrogate. It is a Group C settlement which will accommodate only very limited growth mainly in the form of sustainable development within their existing built up areas (Policy SG2). There are no predicted cumulative effects arising out of the analysis of district local plans.</p> <p><u>Other Minerals and Waste Joint Plan Sites:</u> Seven other potential minerals and waste plan sites lie within 5km, MJP07 adjacent to the west, MJP38 2.1km south, MJP39 2.5km south west, MJP14 2.9km south, MJP10 4.2km south, MJP57 5km south, MJP11 4.7km west.</p> <p><u>Historic minerals and waste sites:</u> In terms of active and dormant sites, 3 active quarries lie within 5km, Nosterfield 700m south-west, Ripon 3.7km south, Gebdykes 4.6km west. Haw Wood dormant sand and gravel quarry lies 4.8km south west.</p> <p>Traffic from this site may combine with other active/future sites en route to the A1 which could raise dust, noise, pollution and accident levels either side of the road without mitigation. This would affect a very limited</p>							
			✓		✓	-	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score			
		P	T	D	I	S	M	L	
	<p>number of receptors however.</p> <p>Cumulative landscape impact is also an issue in this area and combined with other nearby development a major negative cumulative landscape impact is anticipated in the short and early medium term. Impacts in the long term are uncertain depending on restoration</p> <p>Cumulative impacts were noted under objective 1 resulting from existing quarrying at Ladybridge Farm, previous quarrying at Nosterfield Quarry and potential future quarrying. This could cause impacts upon protected species resulting from disturbance to habitats (in particular Ings Goit and its associated species) and operational impacts such as noise and dust. There is also potential for positive cumulative impacts resulting from habitat restoration schemes that collectively are creating priority habitats and therefore improving the local area in terms of habitat connectivity.</p> <p>MJP06 and the adjacent MJP07 could lead to cumulative hydrological impacts, particularly relating to Ings Goit watercourse which passes through both sites.</p>	✓		✓		-	-	-	
						-	?	?	
		✓	✓	✓		-	+	+	
						+	?	?	
		✓	✓	✓		-	-	-	
						--	--	--	
						?	?	?	
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.								
Score									
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.								
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant contribution to an issue or receptor of more local significance.								

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score			
		P	T	D	I	S	M	L	
0	The Site option will have no effect on the achievement of the SA objective ⁵ .								
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.								
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.								
?	The impact of the Site option on the SA objective is uncertain.								

Mitigation requirements identified through Site Assessment process
<ul style="list-style-type: none"> • Design to mitigate impact on ecological issues • Design to mitigate impact on best and most versatile agricultural land • Design to include landscaping to mitigate impact on heritage assets (Scheduled Monuments, other potential archaeological remains, Listed Buildings, Conservation areas) and their settings and the impact on villages and local landscape features • Design to include suitable flood risk assessment, attenuation and surface water drainage (including appropriate mitigation for the impact of relocating the stream) • Improvements to access • Appropriate arrangements for control of the effects of noise and dust, etc. • Appropriate restoration scheme using opportunities for habitat creation

⁵ This includes where there is no clear link between the site SA objective and the site

MJP07 – Oaklands, near Well

Site Name	Site MJP07 (Oaklands, Well, Bedale, Hambleton)
Current Use	Current Use: Agriculture
Nature of Planning Proposal	Nature of Planning Proposal: Extraction of Sand and Gravel
Size	Size: 44.6 ha
Proposed life of site	Proposed life of site: 6 years from commencement
Notes	Notes: Unknown restoration. Proposed extension to existing quarry.

SA FINDINGS SUMMARISE SIGNIFICANT EFFECTS ONLY. A WIDER RANGE OF CONSTRAINTS AND OPPORTUNITIES WERE INITIALLY ANALYSED AND DISTILLED DOWN TO ONLY THOSE WITH THE POTENTIAL TO BE SIGNIFICANT (SEE ALSO SITE ASSESSMENT METHODOLOGY SUMMARY REPORT FOR A FULL LIST OF CONSTRAINTS AND OPPORTUNITIES).

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geodiversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 9.5 km to the west lies the North Pennine Moors SPA/SAC; SSSI: 4.4 km to Ripon Parks SSSI, 4.8 km to Marr Field Fen SSSI, 5.1 km to Hack Fall Wood SSSI; SINC: 14 SINCS lie within 2km. Of these one is located within 500m, Nosterfield Quarry c. 400m south-east. LNR: Nosterfield LNR is 1 km to the south.</p> <p>Priority Habitat: Very small area of deciduous woodland and lowland fen shown on map (may be mapping anomaly) overlapping boundary. Deciduous woodland lies adjacent to the site to the east and lowland fen lies adjacent to the site to the south. Ecological networks: Very small area of England Habitat Network around Fox covert in the east of the site. GI: In Bedale sub regional GI network. Site visit recorded hedgerows and standalone trees on site.</p> <p>Summary of effects on designated sites and important features for biodiversity / geodiversity Considering sources of impacts, pathways and receptors it is considered that there would be no significant impact on the integrity of Natura 2000 sites. It is also considered that there would be no impact upon SSSIs. Possible impacts upon SINC network likely to be minor and possible to mitigate.</p> <p>The site may have potential impacts upon protected species using the current habitats within and adjacent</p>	✓	✓	✓	✓	-	-	?
							?	+
							+	

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>to the proposed site including badger, nesting birds, foraging bats, water vole, kingfisher. In addition there is a need to consider species using habitats within the restored quarry that might be affected through disturbance – e.g. bittern are known to use the reed bed that is adjacent to the proposed site. Habitats affected include Ings Goit watercourse, reed bed (restored quarry), hedgerows and trees.</p> <p>The previously restored minerals site has created priority habitats including reed bed and calcareous grassland. Other priority habitats surrounding the site are found in SINC's and Nosterfield LNR. There are opportunities through appropriate restoration to create priority habitats that will provide habitat connectivity and aid species movement.</p> <p>Current Nosterfield Quarry site known to have <i>Crassula helmsii</i> which is notoriously difficult to eradicate. As works to the proposed site are assumed to include working below the water table, and there are hydrological links off site via Ings Goit, there is a significant likelihood of invasive species being spread.</p> <p>Cumulative impacts may result from existing quarrying at Ladybridge Farm, previous quarrying at Nosterfield Quarry and potential future quarrying. This could cause impacts upon protected species resulting from disturbance to habitats (in particular Ings Goit and its associated species) and operational impacts such as noise and dust. There is also potential for positive cumulative impacts resulting from habitat restoration schemes that collectively are creating priority habitats and therefore improving the local area in terms of habitat connectivity.</p> <p>In the short term there would be potential negative impacts upon habitats and species of conservation concern. In the medium and long term, impacts are uncertain as site restoration is currently unknown. However opportunities to create priority habitats that will support species of conservation concern exist, provided that any restoration scheme prioritises biodiversity and long term management of the site as long term objectives of the site (land ownership will be key to successful restoration as long term management is very difficult to secure if the developer does not own or have an agreement in place on the land). In particular here there is the potential to extend the previously created reed bed within the Nosterfield Quarry site.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
2. To enhance or maintain water quality and improve efficiency of water use	<p>Proximity of water quality / quantity receptors The site lies in a groundwater and surface water NVZ; the site does not lie within or adjacent to a groundwater Source Protection Zone; In the Humber RBMP, site is in SUNO management area. Nearest section of river is Ings Goit from source to Burneston Beck at 0 m distance (cuts through site). This has good ecological status and good overall status, with a status objective of good by 2015. No RBMP lakes. Groundwater: SUNO Magnesian Limestone (overall status: good / objective: good by 2015).</p> <p>CAMS: surface water resources are available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Summary of effects on water quality Any site is likely to require the diversion of Ings Goit which, without mitigation this could have significant effects on water body status. The planning application for an adjacent site to the east that would also require the diversion of Ings Goit rates this impact as of moderate significance due to the low ecological sensitivity of that water body⁶. Spillages could affect groundwater, particularly as this site would involve working below the water table. Groundwater flow may also be affected. This could affect levels in other water bodies in the vicinity, if there is hydraulic connectivity. An adjacent planning application also highlights the potential for increases in nitrates as a possible eutrophication risk, an issue that could possibly affect this site also.</p> <p>In the absence of further information with regard to hydrology, significance is rated as major negative but with considerable uncertainty as it is likely that at least some hydrological features will be permanently changed. Impacts may lessen over time as restoration restores some hydrological regimes. Impacts may be mitigatable through sound environmental management.</p>	✓	✓	✓		--	-	-
3. To reduce transport miles and associated	<p>Proximity of transport receptors Site is close to the A1 (4.7km east) giving reasonably good access to York, Leeds and Harrogate and Teesside (though its central location does not align it with a specific market area). Access: Confirmed as being use of existing Nosterfield Quarry access on to B6267 (approximately 500m east of Nosterfield village). Light vehicles: Around 34 two-way movements; HGV Vehicles: Around</p>		✓		✓	-	-	0

⁶ Nosterfield Quarry, Langwith Farm Extension Environmental Statement Volume 2.

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
emissions from transport and encourage the use of sustainable modes of transportation	<p>200 two-way movements;</p> <p>Net change in daily two-way trip generations: Light vehicles: 0; HGVs: 0. Traffic Assessment Rating: Yellow.</p> <p>PROW: According to Highways Assessment this site is affected by a registered public right of way which must be kept clear of any obstruction until such time as an alternate route has been provided and confirmed by order.</p> <p>Rail: 6.5km north (station at Bedale); Strategic Road: A6108 is 2.5km south; B6267 is a timber route; Canal / Freight waterway: Ripon Canal 10km south.</p> <p>Summary of effects on transport Site would generate significant HGV movements (200 two-way movements per day) though the net overall impact on traffic levels is effectively the same as current levels (though effects will be extended for the duration of this extension after MJP06). Access to the A1 is relatively good. HGV movement is acceptable onto B6267, however, minor works may be required to improve the existing access arrangements. It is recommended that similar routing restrictions to those currently in place are maintained as part of any subsequent planning consent.</p> <p>No sustainable transport is likely to contribute to the site though a travel plan / traffic assessment will be required. Access to the site may be affected by a Highway Authority improvement scheme. Minor negative to uncertain effects. .</p>						0	
4. To protect and improve air quality	<p>Proximity of air quality receptors No AQMAs within 2km. Site does not lie within a Hazardous substances consultation zone. The site is around 450m from the nearest settlement, Well, and around 50 metres from the nearest isolated property. A priority woodland to the east may be a receptor for dust.</p> <p>Summary of effects on air quality The site lies in close proximity to a number of residential receptors which may experience air quality impacts in relation to dust from the site. The adjacent priority woodland may also experience minor dust deposition impacts. However, it is assumed that wet working would take place at the site meaning that dust impacts are less likely, aside from during initial soil stripping and during restoration. Generally, there are few dwellings en route to the A1, so pollution from traffic is very limited.</p>		✓	✓	✓	-	-	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	Therefore minor impacts are predicted in the short and medium term during site construction, operation and restoration, with uncertainty noted, depending largely on haulage routes and any mitigation that may be implemented. Long term impacts are uncertain as site restoration plans are currently unknown.							
5. To use soil and land efficiently and safeguard or enhance their quality	<p>Proximity of soil and land receptors Agricultural Land Classification: Grade 3. Land instability: not in risk area. Contaminated land: Greenfield site / not applicable.</p> <p>Summary of effects on soil / land Up to 44.6 ha of possible best and most versatile land (it is not known whether land is grade 3a or 3b) will be lost. Some of this may be restored although this is uncertain as site restoration plans are currently unknown.</p>	✓	✓	✓		-	-	?
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change Very small area of deciduous woodland and lowland fen shown on map overlapping boundary. Fox Covert woodland adjacent.</p> <p>Summary of effects on climate change An annual output of 500,000 tonnes of sand and gravel is likely to require 200 HGVs to transport it, despite this site's proximity to the A1. The site is midway between northern and southern markets. It will therefore make a significant negative contribution to CO2. Insignificant carbon stores are likely to be lost.</p>	✓			✓	--	--	--
7. To respond and adapt to the effects of climate change	<p>Proximity of factors relevant to the adaptive capacity⁷ of a site Circa 45% of site is in flood zone 3 and an additional 5% is in flood zone 2. About 20% of site is at 1 in 30 risk of surface water flooding; A further 10% at 1 in 100 risk; A further 15% at 1 in 1000 risk. Risk is concentrated in the centre of the site. Ecological networks: East of site (5% (around Fox Covert)) intersects with the England Habitat Network.</p> <p>Summary of effects on climate change adaptation Flooding is considered insignificant to minor negative as sand and gravel extraction is considered water compatible, though workers on site would need emergency planning in place for severe flood events. Fox Covert is already isolated from the surrounding landscape so effects are considered neutral. In the medium and longer term effects are uncertain as site</p>	✓			✓	0	0	?

⁷ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	restoration plans are currently unknown.							
8. To minimise the use of resources and encourage their re-use and safeguarding	<p><u>Proximity of factors relevant to the resource usage of a site</u> No spatial factors identified.</p> <p><u>Summary of effects on resource usage</u> This site will contribute to the need for sand and gravel. However, it may to a degree offset recycled materials that could potentially replace sand and gravel. However, this impact can only be considered at the plan level rather than in relation to an individual site. All that can be said here is that 500,000 tonnes of virgin minerals would be extracted each year which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.</p>	✓		✓		-	-	-
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p><u>Proximity of factors relevant to managing waste higher up the waste hierarchy</u> No spatial factors identified.</p> <p><u>Summary of effects on the waste hierarchy</u> The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the historic environment and its setting, cultural heritage and	<p><u>Proximity of historic environment receptors</u> Well Conservation Area lies 400m north-west of the site; Registered Parks and Gardens: Thorp Perrow Grade 2 (ID 1,001,075) is 2.8km north-west, Hack Fall Grade 1 (DNY895) 5km south-west; Registered battlefields: None within 5km; World Heritage sites: None within 5 km; Scheduled Monuments: 'Three Round Barrows at Three Hills' (Designation. ID 1,015,764) is 1.1km south-east, 'Earth Circles, Cursus, Pit Alignments and Burial Sites' (Designation ID 1,0004,912) is 1km south.</p> <p>Listed buildings: Several listed buildings in Well circa 0.5km north-west (2 grade 1 and 9 grade 2) and</p>	✓		✓	✓	--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
character	<p>Nosterfield (5 grade 2 buildings) circa 0.7km south.</p> <p>HLC Broad type: Enclosed land; HLC Type: Modern improved fields; Undesignated archaeology in this area includes evidence for prehistoric activity including pits and ditches, and worked stone. Romano-British pottery has also been recovered alongside human remains as well as later medieval pottery and ditches.</p> <p>Summary of effects on the historic environment As this allocation site is a smaller part of a larger area of similar character type, the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. As 20% of the HLC project area has been identified as modern improved fields, this effect is not considered to be significant.</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the early prehistoric period onwards. The site has been archaeologically evaluated and it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>The results of the field evaluation have provided certainty about the nature and significance of below ground deposits. It is assumed that the archaeological impact will occur throughout the duration of extraction (6 years). It is also assumed that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.</p> <p>The impact upon historic landscape character is not felt to be significant.</p>							
11. To protect and enhance the quality and character of landscapes	<p>Proximity of landscape / townscape receptors and summary of character No National Parks within 10km, AONBs: Nidderdale AONB 3.7km west; Heritage Coast: None within 10km; ITE Land: None within 5km.</p> <p>NCA: Southern Magnesian Limestone; NY LCA: Area 6 - Magnesian Limestone Ridge'; District LCA: Area</p>	✓	✓	✓	✓	--	-	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
and townscapes	<p>5c in Hambleton LCA - 'Intensively farmed lowland (open)'; Intrusion: Undisturbed; Light pollution: Low - only 29 on CPRE scale of 1-255 (where 1 is dark).</p> <p>Summary of effects on landscape / townscape No impact in terms of designated landscapes. However the landscape is also sensitive because of the proximity to Thornborough Henges, although historic quarrying has had a greater adverse impact than extraction from this site is likely to have.</p> <p>The site will negatively affect the landscape setting of Well, which is just over 0.5 km distant, with parts of the settlement overlooking the site from slopes to the west. The settlement of Nosterfield which is partly surrounded by active and past quarries is unlikely to be affected as partly restored areas of Nosterfield Quarry intervene.</p> <p>The wider area is generally tranquil, but the immediate locality is affected by active quarrying, mineral processing, and associated traffic. In terms of urban intrusion the wider landscape is assessed as undisturbed by CPRE, but on closer inspection it has been much affected by current and previous quarrying which has introduced industrial processes and artificial landforms. Quarry traffic is unlikely to affect character as there is already quarry traffic.</p> <p>The local area has been extensively disturbed by sand and gravel extraction and also limestone quarrying to the west of Nosterfield. Locally its character has been largely changed (this site would result in the loss of another section of valley resulting in the loss of most of the original low lying valley) to an area dominated by wetlands. It would be beneficial from the landscape perspective to retain and enhance some of the existing natural and cultural landscape which has evolved over time, particularly within the setting of local villages. However if this site were to be allocated there could be benefits in taking a strategic approach to the creation of new landscapes, together with the Langwith House Farm, Nosterfield and Ladybridge Farm areas.</p> <p>In the short term there would be a significant further loss of historic landscape, productive farmland, hedgerows and hedgerow trees. This quarry would bring extraction close to the village of Well, and greatly extend the area disturbed by quarrying. The landscape would be further affected by the loss of the original</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	route of Ings Goit. The cumulative impacts with adjoining areas of disturbance would be most apparent and it is considered that extensive development in this area would lead to a loss of legibility of the landscape. In the medium term, these same impacts would be on-going, though as restoration of adjoining areas continues, and mitigation becomes more effective, visual impact could reduce. In the medium to long term effects are uncertain as site restoration plans are currently unknown.							
12. Achieve sustainable economic growth and create and support jobs	<p><u>Proximity of factors relevant to sustainable economic growth</u> Site is close to the A1 giving reasonably good access to York, Leeds and Harrogate and Teesside (though its central location does not align it with one specific market area).</p> <p><u>Summary of effects on sustainable economic growth</u> This site would ultimately result in 2.5-3.6 million tonnes of sand and gravel being made available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material. It would also directly support jobs in extraction and freight. The effect is considered to be short term however.</p>		✓	✓	✓	+	+	0
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> Index of Multiple Deprivation area is Tanfield: Not in most deprived 20%. Well is the nearest settlement 450m north-west. Nosterfield also lies 600m south. The Hambleton Core Strategy lists Well as a secondary village. Low level of development is allowable in secondary villages as illustrated by policy CP6 in Core Strategy <i>“within the designated secondary villages land will not be allocated for housing, unless there are exceptional circumstances, but proposals for housing will be supported within the defined Development Limits where it constitutes infill or other development that is small in scale, or redevelopment or the conversion of buildings. Development outside but adjacent to the Development Limits may be supported where it constitutes an exception to achieve affordable housing...”</i></p> <p><u>Summary of effects on vitality / viability</u> Job opportunities arising from this site are likely to be limited, and while the site would provide a further source of sand and gravel which could aid future development, the immediate settlements are unlikely to directly benefit in any significant way. The site is unlikely to either hinder or boost local tourism in the short term although it is considered that opportunities to boost tourism in the area could arise in the long term depending on site restoration. Overall any effect is considered to be</p>					0	0	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	insignificant in the short term and uncertain in the medium and long term.							
14. To provide opportunities to enable recreation, leisure and learning	<p>Proximity to recreation, leisure and learning receptors Footpath 10.165/8/1 runs along western boundary of site and joins footpath 10.165/6/1 which runs c. 130m south of the site. A local footpath lies circa 130m north of the site. No draft common land within 500m (but an area lies 670m south). Village Green listed in Well circa 0.5km to the north-west.</p> <p>Summary of effects on recreation, leisure and learning In the long term restoration has the potential to benefit recreation and leisure (although this is uncertain as site restoration plans are unknown), but in the short term these footpaths will be subjected to significant visual effects, though these rights of way will already be subject to significant views of quarries. Minor negative.</p>		✓	✓		-	-	?
15. To protect and improve the wellbeing, health and safety of local communities	<p>Proximity to population / community receptors / factors relevant to health and wellbeing. Well is the nearest settlement 450m north-west. Nosterfield also lies 600m south. Individual properties: Oaklands 50m north, Oak Tree Farm 470m north, Langwith House 480m north-east. No clinics, health centres or hospitals within 1km.</p> <p>Summary of effects on health and wellbeing Traffic levels in the area will increase as a result of the allocation however a possible route to the A1 avoids the majority of residential receptors. Other amenity impacts including dust, noise and visual impacts are likely to arise in the short and early medium term. Impacts in the medium and long term are uncertain as site restoration plans are currently unknown.</p>		✓	✓	✓	-	-	?
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Circa 45% of site is in flood zone 3 and an additional 5% is in flood zone 2. About 20% of site is at 1 in 30 risk of surface water flooding. A further 10% at 1 in 100 risk, while a further 15% is at 1 in 1000 risk. Risk is concentrated in the centre of the site.</p> <p>Summary of effects on flooding Flooding is considered insignificant to minor negative as sand and gravel extraction is considered water compatible, though workers on site would need emergency planning in place for severe flood events. In the longer term, should the site be restored to a water use in the floodplain this may be beneficial in terms of reducing flood risk elsewhere in the catchment. Impacts are however</p>		✓		✓	0	0	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	uncertain as site restoration plans are currently unknown.							
17. To address the needs of a changing population in a sustainable and inclusive manner	<p><u>Proximity to factors relevant to the needs of a changing population</u> The site does not conflict with any known allocations in other plans.</p> <p><u>Summary of effects on a changing population</u> The site would make a significant contribution to self-sufficiency in the supply of sand and gravel and may also support markets outside of the plan area.</p>		✓	✓		++	++	0
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context:</u> Well is about 400m m west of the site while Nosterfield is about 600m south. North Stainley is about 3.5km south, Kirklington is about 3.5km east. Snape is about 2.5 km north, Carthorpe is about 2.5 km north-east and Burneston is more distant. Snape is a 'Service Village' and 'Well' is 'Secondary Village' in the adopted Hambleton Core Strategy. These settlements lie in the Bedale sub area (which will take 15% of Hambleton's housing between 2016 and 2021). In each sub area two thirds of new housing development will be concentrated in the service centres, while in designated service villages '<i>new housing will be supported in the designated Service Villages...at a level appropriate to the needs of local communities and within defined Development Limits</i>'. 20% of employment land will be focussed in the Bedale sub area. No housing or employment allocations are located within 200m of the site.</p> <p>North Stainley is in Harrogate. It is a Group C settlement which will accommodate only very limited growth mainly in the form of sustainable development within their existing built up areas (Policy SG2). There are no predicted cumulative effects arising out of the analysis of district local plans.</p>							

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	<u>Other Joint Minerals and Waste Plan sites</u> : Six other potential minerals and waste plan sites lie within 5km, MJP06 adjacent to the east, MJP38 is 2.3km south; MJP39 is 2.38km south; MJP14 is 3.3km south east; MP11 is 3.64km west; MJP10 is 4.5km south.							
	<u>Historic minerals and waste sites</u> : In terms of active and dormant sites, 3 active quarries lie within 5km, Nosterfield sand and gravel quarry is 0.5km south, Ripon sand and gravel quarry is 4km south, and Gebdykes Magnesian limestone quarry is 3.5km west. In addition Haw Wood dormant sand and gravel site lies 4.5km S.		✓		✓	-	-	0
	Traffic from this site may combine with other active / future sites en route to the A1 which could raise dust, noise, pollution and accident levels either side of the road without mitigation. This would affect a very limited number of receptors however.						0	
	Cumulative landscape impact is also an issue in this area and combined with other nearby development a major negative cumulative landscape impact is anticipated in the short and early medium term. Impacts in the long term are uncertain depending on restoration.	✓	✓	✓		--	--	?
	Cumulative impacts were noted under objective 1 resulting from existing quarrying at Ladybridge Farm, previous quarrying at Nosterfield Quarry and potential future quarrying. This could cause impacts upon protected species resulting from disturbance to habitats (in particular Ings Goit and its associated species) and operational impacts such as noise and dust. There is also potential for positive cumulative impacts resulting from habitat restoration schemes that collectively are creating priority habitats and therefore improving the local area in terms of habitat connectivity.	✓	✓	✓	✓	--	?	?
							+	+
MJP07 and the adjacent MJP06 could lead to cumulative hydrological impacts, particularly relating to Ings Goit watercourse which passes through both sites.	✓	✓	✓	✓	--	--	?	

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score			
		P	T	D	I	S	M	L	
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.								
Score									
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.								
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant contribution to an issue or receptor of more local significance.								
0	The Site option will have no effect on the achievement of the SA objective ⁸ .								
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.								
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.								
?	The impact of the Site option on the SA objective is uncertain.								

Mitigation requirements identified through Site Assessment process
<ul style="list-style-type: none"> • Design to mitigate impact on ecological issues • Design to mitigate impact on best and most versatile agricultural land

⁸ This includes where there is no clear link between the site SA objective and the site

- Design to include landscaping to mitigate impact on heritage assets (Scheduled Monuments, other potential archaeological remains, Listed Buildings, Conservation areas) and their settings and the impact on villages and local landscape features
- Design to include suitable flood risk assessment, attenuation and surface water drainage (including appropriate mitigation for the impact of relocating the stream)
- Improvements to access
- Appropriate arrangements for control of the effects of noise and dust, etc.
- Appropriate restoration scheme using opportunities for habitat creation

MJP33 – Home Farm, Kirkby Fleetham

Site Name	MJP33 Home Farm, Kirkby Fleetham
Current Use	Agriculture and woodland
Nature of Planning Proposal	Extraction of sand and gravel
Size	190 ha
Proposed life of site	17 years
Notes	Proposed new quarry. Mix of restoration after uses may include: <ul style="list-style-type: none"> • Agricultural Land • Wetland areas – shallow lakes, ponds, marshland • Woodland - framework and structure planting • Recreation – fishing and permissive walkways • Hedgerows and copses

SA FINDINGS SUMMARISE SIGNIFICANT EFFECTS ONLY. A WIDER RANGE OF CONSTRAINTS AND OPPORTUNITIES WERE INITIALLY ANALYSED AND DISTILLED DOWN TO ONLY THOSE WITH THE POTENTIAL TO BE SIGNIFICANT (SEE ALSO SITE ASSESSMENT METHODOLOGY SUMMARY REPORT FOR A FULL LIST OF CONSTRAINTS AND OPPORTUNITIES).

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance	Score						
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geo-diversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 10.5km north west - North Pennine Dales Meadows SAC; SSSI: 2.66 km from nearest SSSI (Swale Lakes); SINC: Great Langdon Pond SINC contained within and partly adjacent to site; River Swale, Great Langton to Kiplin (immediately adjacent and a new bridge would cross this watercourse); Park Plantation (within site); Winewall Wood (0.9km); Kirkby Wood (0.34km); Poole's Waste (1.83 km).</p> <p>UK Priority Habitats: Patch of deciduous woodland on site. Also immediately adjacent (including very slight overlap) and up to 20m from northern boundary. Deciduous woodland also adjacent to parts of the southern boundary. A traditional orchard is circa 45m away from edge of site.</p> <p>Ancient woodland: Thin strip of ancient woodland touching southern boundary of site, with 3 further patches</p>	✓	✓	✓	✓	--	-	0
						-	0	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>within 200m of the southern boundary. Site visit noted the following features on site: watercourses, grassland / pasture, arable, woodland /copse, hedgerows, standalone trees. Ecological Networks: circa 20% of site in NY08 Swale Washlands Living Landscape. GI: Regional GI Corridor 'Swale' (R13) - supported by Richmondshire's Local Plan policy CP12.</p> <p><u>Summary of effects on designated sites and important features for biodiversity / geo-diversity</u> No significant effect expected on Natura 2000 or SSSI sites. There are, however, potential impacts upon SINC – in particular Park Plantation within the site and River Swale and Great Langton Pond SINC which are adjacent. Park plantation SINC woodland is un-surveyed SINC and would need to be further assessed.</p> <p>The site is likely to support otter, bats, badger, farmland birds, and other breeding birds and may possibly support water vole and great crested newt. Both Ancient Semi-natural woodland (ASNW) and Plantations on Ancient Woodland Sites (PAWS) exist within close proximity to the site and could be affected by the development (e.g. through dust). Mature trees will need to be assessed.</p> <p>Through restoration there is an opportunity to improve habitat networks through the creation of high quality priority habitats (although the loss of certain species/habitats at the site may be difficult to compensate for). However, this will require careful design and long term management. As with other minerals sites, extraction has the potential to result in the creation of deep lakes with limited ecological potential and MoD restrictions limiting the types of restoration that could be implemented.</p> <p>Wet woodland along the river corridor and habitats within the SINC have the potential to be affected by changes in hydrology. Invasive species, including Japanese knotweed and Himalayan balsam are known from this stretch of the river. The proposed development has the potential to increase the spread of these species.</p> <p>There is also the potential for cumulative negative impacts resulting from further mineral extraction (previous extraction in the area includes Ellerton, Killerby (currently seeking permission), Scorton and Kiplin Hall). Loss of farmland and disturbance to the river corridor will affect certain species. Upgrade of the A1 (M) will add to this disturbance. There is also potential for a cumulative impact on nearby Swale Lakes SSSI which</p>							

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		P	T	D	I	S	M	L
	<p>should be considered further. There are potential cumulative benefits for certain habitats and species resulting from this site and others in close proximity, provided that an appropriate high quality and well integrated restoration scheme is secured.</p> <p>In summary, in the short term there are impacts to habitats and species - including designated sites. This disturbance continues into the medium term. Impacts in the long term depend on the ability to secure a high quality restoration and necessary long term management.</p>							
2. To enhance or maintain water quality and improve efficiency of water use	<p><u>Proximity of water quality / quantity receptors</u> Site is not in a Nitrate Vulnerable Zone. About 75% (eastern end) is in Source Protection Zone 3. In Humber RBMP SUNO catchment. Nearest water body is 'Swale from Muker Beck to Bedale Beck', which abuts the northern and southern boundaries. Current ecological status is moderate, with overall potential moderate. Objective is good by 2027. No RBMP lakes. Groundwater: Site falls between SUNO Sherwood Sandstone (Current overall status poor / good by 2027) and SUNO Magnesian Limestone (overall status: good / objective: good by 2015) groundwater bodies.</p> <p>CAMS: surface water resources available at least 50% of time for most of site. At low flows new extraction licenses may be more restricted.</p> <p><u>Summary of effects on water quality</u> The Swale could be a receptor for pollutants (such as fuel or soil / silt particles) during flood events though this is a large watercourse so, given the sorts of pollutants that could be generated and the ability of the river to flush and dilute, risk is seen as relatively minor and mitigatable by good site management. A more significant risk is the presence of the quarry in Source Protection Zone 3, which could remove the protection that soils currently offer the aquifer from pollution or physically alter groundwater flow if the site is wet worked. While the Environment Agency would generally object in Source Protection Zone 1 for development that may disturb an aquifer, in Zone 3 the situation is less clear, as the Environment Agency require that <i>'Developers proposing schemes that present a hazard to groundwater resources, quality or abstractions must provide an acceptable hydrogeological risk assessment (HRA) to us and the planning authority. Any activities that can adversely affect groundwater must be considered, including physical disturbance of the aquifer. If the HRA identifies unacceptable risks then the</i></p>		✓	✓		-	-	-
						--	--	--
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<i>developer must provide appropriate mitigation. If this is not done or is not possible we will recommend that the planning permission is conditioned or object to the proposal⁹. Such assessment would also need to consider any effects from restoration. Impacts are considered to be moderate negative until a hydrological risk assessment to fully assess the hydrological impact of the site has been carried out.</i>							
3. To reduce transport miles and associated emissions from transport and encourage the use of sustainable modes of transportation	<p>Proximity of transport receptors Site lies 1.8km east of the A1 giving reasonably good access to York, Leeds and Teesside. Access: via a new bridge over the River Swale and on to the B6271. HGVs would then route west on B6271 to strategic network at new Catterick junction & improved Scotch Corner. Access towards Northallerton confirmed to be likely to be via B6271 & A1 (M) to A684, rather than direct via B6271; Light Vehicles: 21 daily two-way movements; HGV Vehicles: 128 two-way daily movements.</p> <p>Net change in daily two-way trip generations: Light vehicles: 21; HGVs: 128, Traffic assessment rating: yellow.</p> <p>PROW: This site is affected by a registered public right of way which must be kept clear of any obstruction until such time as an alternate route has been provided and confirmed by order.</p> <p>Rail: 5.7km east (nearest station Northallerton 7.6km south east); Strategic Road: A1 lies 1.8km west of the site; Canal / Freight waterway: Tees Navigation 16km north east.</p> <p>Summary of effects on transport Site would generate fairly significant HGV movements (128 two-way movements per day). The highways assessment found that HGV movements onto the B6171 would be acceptable, although, works will be required to improve the existing major road and extend existing footway / with street lighting to improve safety at the site access (new access was discussed with the LHA sometime ago and agreed that a right turn facility would be installed). Alternative routes via the minor highway network would not be suitable for HGV movement.</p> <p>Traffic modelling as part of the Traffic Assessment shows that 75% of the traffic from this site is likely to</p>		✓		✓	-	-	-
						--	--	--
								0

⁹ Environment Agency, 2013, Groundwater Protection: Principles and Practice. [URL: https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/297347/LIT_7660_9a3742.pdf]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>route towards northern markets which without a routing agreement would see HGVs pass through several communities including a school. However, the assessment recommends that a routing agreement requires that HGVs turn left out of the site to route via the B6271 and Scorton to the A6136. It is also recommended that Personal Injury Collision data is reviewed as part of any future planning application for the MJP33 submission site and appropriate mitigation measures put in place.</p> <p>Cumulative effects around the mid Catterick and Leeming Bar junctions with the A1 have also been modelled for this site together with other local sites (MJP17, MJP21, and MJP43). This modelling did not find cumulative effects to be significant.</p> <p>No sustainable transport is likely to contribute to access to the site. Moderate negative.</p>							
4. To protect and improve air quality	<p><u>Proximity of air quality receptors</u> Site is not within a Hazardous Substances Consent Zone or within 2km of an AQMA.</p> <p><u>Summary of effects on air quality</u> There are several receptors close by that could be at risk of dust, particularly during construction and restoration phases, though less so during the operational phase if this site is wet worked (uncertain). Settlements such as Kirkby Fleetham Hall (40m south) and Great Langton (150m north) are particularly close. The removal of 5 million tonnes of material could also lead to large scale traffic impacts, and thus additional dust and particulates, although access to the A1 is good, but with occasional potential receptors (houses, farms) en route. A dust assessment would be required to establish the significance of impacts. Restoration could ultimately improve air quality by habitats absorbing pollutants such as from the A1, though this is not expected to be at a significant level.</p>		✓	✓		--	--	-
5. To use soil and land efficiently and safeguard or enhance their quality	<p><u>Proximity of soil and land receptors</u> Agricultural Land Classification: 80% Grade 2. 10% (along northern and south western boundaries) grade 3. Circa 10% is grade 4. Greenfield site - no known risk factors for contaminated land. No known mining subsidence risks.</p> <p><u>Summary of effects on soil / land</u> There is the potential for up to 171 ha of BMV to be lost. Restoration to lakes may permanently remove the productive potential of some of this land.</p>	✓		✓		--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change Patch of deciduous woodland on site. Also immediately adjacent (including very slight overlap) and up to 20m from northern boundary. Site visit noted the following features on site: grassland / pasture, woodland /copse, hedgerows, standalone trees.</p> <p>Summary of effects on climate change Although there is the potential for the loss of some small amounts of habitats with carbon storage potential this impact is considered insignificant. However, the traffic from this site would be significant and would therefore lead to significant climate change impacts, albeit lessened by this site's excellent proximity to the A1 and northern markets in particular. Restoration is likely to have some potential as a carbon sink.</p>	✓	✓		✓	-	-	-
7. To respond and adapt to the effects of climate change	<p>Proximity of factors relevant to the adaptive capacity¹⁰ of a site Circa 80% in flood zone 3. A further 15% in flood zone 2 (mainly in the south). Patches of surface water flooding occur across the site with some small patches (c2%) high (1 in 30) risk, a lesser amount (c 1%) medium (1 in 100) risk. About 5% of the site is low risk (1 in 1000). Ouse CFMP / Unit: Swale Washlands / Policy 6. Circa 20% of site in NY08 Swale Washlands Living Landscape.</p> <p>Summary of effects on climate change adaptation Although site is water compatible, the high risk of flooding to this site mandates the need for emergency planning. In the longer term there is the potential for this site offer flood storage to the wider catchment. The element of standoff from the river corridor at this site means it is not likely to hinder species movement as a consequence of climate change.</p>	✓		✓	✓	-	-	++
8. To minimise the use of resources and encourage their re-use	<p>Proximity of factors relevant to the resource usage of a site No spatial factors identified.</p> <p>Summary of effects on resource usage This site will contribute to the need for sand and gravel. However, it may to a degree offset recycled materials that could potentially replace sand and gravel. However, this impact can only be considered at the plan level rather than in relation to an individual site. All</p>	✓		✓		-	--	--

¹⁰ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
and safeguarding	that can be said here is that 5 million tonnes of virgin minerals would be extracted which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.							
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p>Proximity of factors relevant to managing waste higher up the waste hierarchy No spatial factors identified.</p> <p>Summary of effects on the waste hierarchy The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the historic environment and its setting, cultural heritage and character	<p>Proximity of historic environment receptors Conservation areas: Kirkby Fleetham 750m South; Registered Parks and Gardens: None within 5km; Registered Battlefields: None within 5km; World Heritage Sites: None within 5km; Scheduled Monuments: 1km South- Motte and bailey castle and medieval settlement earthworks within Hall Garth (ID 1,021,103); 1.6 and 1.88km west- 'World War 2 fighter pens and associated defences at former RAF Catterick, 120m south and 340m north east of Oran House' (ID 1,020,990); 1.7km north-west - Castle Hills medieval motte and bailey castle, and 20th century airfield defences, 700m north east of Oran House (ID 1,020, 991).</p> <p>Listed buildings: 12 Listed Buildings within 1km (10 Grade 2 and 2 Grade 2*). Closest 40m from site- 'Gate piers approx. 500m to south west of Kirkby Fleetham Hall' (Grade 2- NHLE NO. 1,174,452). Both 2* listed buildings lie relatively close to the site boundary and would be surrounded by the site on 3 sides (Kirkby Fleetham Hall (95m at closest point- NHLE no. 1,295,737), Church of St Mary (115m at closest point- NHLE no. 1,150,928).</p> <p>Named designed landscapes: About 20% of the site, mainly in the south, overlaps with Kirkby Fleetham</p>	✓	✓	✓	✓	--	--	--
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>Hall.</p> <p>HLC Broad type - Enclosed land; HLC Type – Modern improved fields. Undesignated archaeology in this area includes evidence from the prehistoric period onwards. Archaeological material has been recovered including a handful of lithic objects, pottery with notable quantities of medieval material, ceramic building material and two medieval lead weights. The distribution of medieval ceramic is coincident either with areas of ridge and furrow cultivation identified in aerial photographs and with linear anomalies resulting from a magnetometer survey or with the position of Kirkby Lane, which may represent the line of an earlier route.</p> <p><u>Summary of effects on the historic environment</u> The HLC type of this area is modern improved fields and as the allocation site is a smaller part of a larger area of similar character type, of which the legibility is fragmentary the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. This effect is not considered to be significant.</p> <p>The nearby conservation area of Kirkby Fleetham and a number of high grade Listed Buildings may experience setting / visual impacts as a result of the site.</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the later prehistoric period onwards and, although the site has only been partially archaeologically field evaluated, it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>Archaeological potential is deemed uncertain until such time as an archaeological field evaluation is carried out.</p> <p>It is assumed that the archaeological impact will occur throughout the duration of extraction for however many years this will be, and that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be</p>							

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		P	T	D	I	S	M	L
	significant.							
11. To protect and enhance the quality and character of landscapes and townscapes	<p>Proximity of landscape / townscape receptors and summary of character National Parks: None within 10 km; AONBs: None within 10km; Heritage Coast: None within 10km; ITE: None within 5km; Local landscape designations: none (however, the site lies partly within the undesignated historic park of Kirkby Fleetham Hall, and to the north of the River Swale it is close to the undesignated historic park of Kiplin Hall).</p> <p>NCA: The site lies within the Vale of Mowbray; NY&Y LCA: The site lies wholly within Landscape Character Type 24: 'River Floodplain'; Hambleton LCA: The site extends over landscape type 5b: 'Intensively Farmed Lowland (simple topography) – intermediate enclosure'; type 3: 'Isolated Minor Landform', and type 6d: 'Linear River Landscapes, River Course with Broad Floodplain (tree-lined)'. Intrusion: Undisturbed¹¹.</p> <p>The site is generally screened, although the flood bank along the River Swale affords a view. It would be overlooked from Kirkby Fleetham Hall.</p> <p>Summary of effects on landscape / townscape No impacts on nationally or locally designated landscapes. However, the site lies partly within the undesignated historic park of Kirkby Fleetham Hall (Kirkby Hall on old maps), and to the north of the River Swale it is close to the undesignated historic park of Kiplin Hall. There is a cluster of historic parklands within this part of the Swale corridor, so group value and contribution to landscape character need to be considered. In 1995 the 18th century landscape of Kirkby</p>	✓	✓	✓	✓	--	--	--

¹¹ Urban intrusion: the area is currently undisturbed, and the majority of the area is cut off by the river and accessed by minor roads. However the B6271 lies close to the northern part of the site. Light pollution: this is relatively low, at 45 on a scale of 1-255, with 1 representing maximum darkness.

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	<p>Fleetham Hall was recommended for inclusion in the Historic England Register and although it was not ultimately designated it merits further assessment and potentially a high degree of protection¹².</p> <p>The cluster of Kirkby Fleetham Hall and St Mary's Church (both grade II*) and associated buildings and cottages are not included in the Kirkby Fleetham Conservation Area but they were once linked by a drive leading along a wooded ridge to the village, where a pair of lodges near the village green marked the entrance to the grounds¹³. Park Plantation is still present at the edge of the former park. A track that once continued northwards from the Hall ends at Kirkby Gate, close to the River Swale. Further information is needed and clarification as to whether Kirkby Fleetham Hall could be worthy of designation as a Registered Park and Garden would need to be obtained from Historic England.</p> <p>The site will negatively alter the landscape settings of the cluster of Kirkby Fleetham Hall, St Mary's Church, churchyard and associated cottages, and also the cluster around Kiplin Hall. The site is less than 1 km from the current village of Kirkby Fleetham although historically linked, and the village itself is likely to be screened by a wooded ridge. The northern part of the site is close to the small rural village of Great Langton.</p> <p>There would be cumulative effects with the adjoining Killerby site, which also affects undesignated historic parkland at Killerby Hall. The Swale Valley, between Brompton on Swale and Scruton is characterised by a concentration of six historic designed landscapes - Killerby Park, Kirkby Fleetham Park, Kiplin Hall Park, Brough Park, Langton Park and Scruton Park. So far, only Kiplin Hall Park is directly affected by quarrying. There would also be cumulative effects with extraction to the north of the River Swale, at Ellerton and Kiplin Hall Quarries. With so many existing or proposed quarries in the area there are concerns that an artificial landscape (of lakes and restored quarries) will emerge around the River Swale corridor.</p> <p>This is still a tranquil area, although threatened by quarrying at Killerby Hall. Vehicle movements may affect</p>							

¹² The designer was William Aislabie (son of John Aislabie who designed the Studley Royal/Fountains Abbey landscape) who added to the design of Studley Royal and was the designer of Hackfall which has been undergoing restoration and re-evaluation).

¹³ These appear to have still been present in the 1950s, as was the parkland to the east of the Hall

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>tranquillity / character (currently no quarrying in the area to the south of the River Swale).</p> <p>In summary, the proposed site would be unacceptable on landscape grounds due to the adverse impact on the setting of Kirkby Fleetham Hall and St Mary's Church, the cumulative effects with the potential Killerby Quarry, and also the potential cumulative effects on the landscape of this part of the River Swale corridor which needs further evaluation.</p>							
12. Achieve sustainable economic growth and create and support jobs	<p><u>Proximity of factors relevant to sustainable economic growth</u> Site is very close to the A1 giving reasonably good access to York, Leeds and Teesside.</p> <p><u>Summary of effects on sustainable economic growth</u> This site would ultimately result in 5 million tonnes of sand and gravel being made available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material (as well as supporting freight driving jobs). Restoration, combined with that of other nearby sites might create something of a minor tourist attraction.</p>	✓	✓	✓	✓	++	++	++ +
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> Index of Multiple Deprivation Leeming Bar - Not in most deprived 20%. Nearest settlement is Kirkby Hall to the south (and surrounded by the site on 3 sides). Hookcar Hill is 50 metres south; Great Langton is also just 100m north-east, while Kiplin is 450m north. Catterick is 2.6 km north-west, Scruton is 3.1 km south, Leeming Bar is 4.8 km south, Scorton is 3.8km north. Catterick and Bolton on Swale are in Richmondshire. The other settlements are in Hambleton of which only Leeming Bar is listed in the settlement hierarchy: it is a Service Village (5% of housing directed to Service Villages). Catterick is a Primary Service Village in Richmondshire (13% of the housing – 240 houses across this category of settlement).</p> <p><u>Summary of effects on vitality / viability</u> This is a large site that could support a modest amount of jobs in extraction and freight. It would also supply a useful supply of building materials to support the planned growth housing stock in nearby settlements. Restoration may provide a useful community resource.</p>	✓	✓	✓	✓	++	++	++ ?

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		P	T	D	I	S	M	L
14. To provide opportunities to enable recreation, leisure and learning	<p>Proximity to recreation, leisure and learning receptors Footpath 10.84/9/2 crosses site. Claimed footpath runs adjacent to southern boundary near Kirkby Fleetham Hall. National Cycle Network Route 71 runs along eastern boundary. No common ground or village greens within 500m.</p> <p>Summary of effects on recreation, leisure and learning This site would be visible from the National Cycle Network (which may also suffer temporary dust and noise impacts) and would result in the loss of a claimed footpath. There is the potential for improved access in the long term as part of the restoration scheme.</p>	✓	✓	✓		-	-	- ++
15. To protect and improve the wellbeing, health and safety of local communities	<p>Proximity to population / community receptors / factors relevant to health and wellbeing No schools or health centres within 1km. Nearest settlement is Kirkby Hall to the south (and surrounded by the site on 3 sides). Hookcar Hill is 50 metres south, Great Langton is also just 100m north-east, while Kiplin is 450m north.</p> <p>Summary of effects on health and wellbeing Several receptors are very close to this site and likely to be within range of noise and dust impacts at some time during this site's lifetime. Traffic from the site may combine with other quarries in the vicinity to increase danger on the roads, vibration and dust, depending on routes taken. Restoration would create accessible countryside with positive effects on wellbeing.</p>	✓	✓	✓		--	--	-- +
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Circa 80% in flood zone 3. A further 15% in flood zone 2 (mainly in the south). Patches of surface water flooding occur across the site with some small patches (c2%) high (1 in 30) risk, a lesser amount (c 1%) medium (1 in 100) risk. About 5% of the site is low risk (1 in 1000). Ouse CFMP / Unit: Swale Washlands - Policy 6</p> <p>Summary of effects on flooding Although the site is water compatible, the high risk of flooding to this site mandates the need for emergency planning. In the longer term there is the potential for this site offer flood storage to the wider catchment.</p>	✓		✓		-	-	- ++

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17. To address the needs of a changing population in a sustainable and inclusive manner	<p><u>Proximity to factors relevant to the needs of a changing population</u> The site does not conflict with any known allocations in other plans.</p> <p><u>Summary of effects on a changing population</u> The site would make a significant contribution to self-sufficiency in the supply of sand and gravel and may also support markets outside of the plan area.</p>		✓	✓		++	++	++
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context:</u> Nearest settlement in Hambleton District is Kirkby Hall to the south (and surrounded by the site on 3 sides). Hookcar Hill is 50 metres south, Great Langton is also just 100m north-east, while Kiplin is 450m north. Catterick is 2.6 km north-west, Scruton is 3.1 km south. Leeming Bar is 4.8 km south. Scorton is 3.8km north. Only Leeming Bar is listed in the settlement hierarchy: it is a Service Village (5% of housing directed to Service Villages). No Housing or employment Proposals Map allocations are noted within 200m (site does overlap with a SINC site (see SA objective 1)).</p> <p>Catterick and Bolton on Swale are in Richmondshire. Catterick is a Primary Service Village in Richmondshire (13% of the housing – 240 houses across this category of settlement). Site allocations not yet finalised in Richmondshire.</p> <p><u>Other Joint Minerals and Waste Plan Sites:</u> Seven other MWJP sites lie within 5km: MJP21 adjacent to west, MJP46 1.3km north-west, MJP60 90m south, MJP62 1.6km north-west, MJP17 2km west, MJP43 3.1km south, WJP18 4.4km north-west.</p> <p><u>Historic minerals and waste sites:</u> Several historic application sites lie to the north of the site (all within 2km) including River Swale (extraction 1950s), Kiplin Hall (extraction, 2000s), and Manor House Farm (extraction,</p>							

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	1990s).	✓	✓	✓	✓	-	-	+
	Hydrological impacts: Several sites are located along the River Swale and it is considered that pollution / sedimentation may have a cumulative impact on this water body without mitigation. Following restoration there is the potential for a major positive impact in relation to the provision of additional flood storage which could have beneficial impacts further down the catchment.					--	--	++
	Landscape Impacts: In combination with other sites, large areas of the landscape are being irreversibly changed from their natural character, a major negative cumulative impact.	✓		✓		--	--	--
	Cultural Heritage / Archaeology: The area has high archaeological potential and the cumulative loss of this resource in this area constitutes a major negative cumulative impact. There are also a number of historic buildings / areas of parkland in this area and cumulative visual / setting impacts are likely to occur.	✓		✓		--	--	--
	Biodiversity: cumulative impacts may occur due to loss of habitats and disturbance to species. Overall this may equate to the loss of an ecological network. In the longer term there are significant opportunities to provide benefits for biodiversity through the creation of priority habitats and the integration of sites in the area so they work as a coherent ecological network.	✓	✓	✓	✓	-	-	++
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.							
Score								

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance	Score						
		P	T	D	I	S	M	L
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.							
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant contribution to an issue or receptor of more local significance.							
0	The Site option will have no effect on the achievement of the SA objective ¹⁴ .							
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.							
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.							
?	The impact of the Site option on the SA objective is uncertain.							

Mitigation requirements identified through Site Assessment process
<ul style="list-style-type: none"> • Design to mitigate impact on ecological issues • Design to mitigate impact on best and most versatile agricultural land • Design of development and landscaping of site to mitigate impact on: heritage assets (Listed Buildings, Conservation Area, archaeological remains and undesignated designed landscapes), local landscape features, and their respective settings and rights of way • Design to include suitable flood risk assessment, attenuation, surface water drainage and protection of the aquifer • Design to include suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • Design to include suitable arrangements for access and local roads • Appropriate arrangements for control of and mitigation of the effects of noise and dust, etc. • Appropriate restoration scheme using opportunities for the creation of a coherent habitat network in conjunction with nearby sites and contribution to the parkland setting

¹⁴ This includes where there is no clear link between the site SA objective and the site

MJ43 – Land to West of Scruton

Site Name	MJP 43 Land west of Scruton (Land between A1 north of Leases Hall, Roughley Corner, Low Street, Wensleydale Railway, to the west of Carriage Road Plantation and Fox Covert Plantation)
Current Use	Agriculture
Nature of Planning Proposal	Extraction of sand and gravel (land to the east of Low Street would be wet worked, land to the west of Low Street would be dry worked)
Size	95.44 ha (revised site size)
Proposed life of site	Maximum of 32 years
Notes	Proposed new quarry. Restoration: No detailed design available yet, but likely to be agriculture with limited wetland areas. The wetland areas (west of Low Street) would be designed & limited in extent so as not to attract wildfowl. If the land west of Low Street is worked as a stand-alone site then restoration of that area would be to agriculture only.

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Assumptions: A small part of this site includes an area that has been recently approved as land for a borrow pit for extraction of sand and gravel for the A684 BALB project (NY/2013/0386/ENV). It is assumed that impacts arising as a result of that application will form part of the SEA baseline and are thus not re-assessed here.

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geo-diversity and improve habitat	<p>Proximity of international / national and local designations and key features Natura 2000: 13.5km north-west - North Pennine Dales Meadows SAC; 13.5km south-west - North Pennine Moors SAC / SPA; SSSI: Nearest SSSI is 6.77 km to north (Swale Lakes); SINC: Nearest SINC is 1.29 km to south-west (Ings Lane, Crakehall).</p> <p>UK Priority Habitats: Deciduous woodland adjacent to / some overlap with east and north east of site and a small block is within the northern part of the site. Site visit: the following habitats noted on site - pasture / grassland, arable, woodland / copse, hedgerows, standalone trees; Ecological networks: England Habitat</p>	✓	✓	✓		0	0	0
						-		+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
connectivity	<p>Network (EHN) woodland overlaps eastern edge of north eastern block, and a block of woodland on site is also part of EHN. There is also a very small overlap of EHN woodland in the southern part of site; GI: Eastern 2 blocks of site in Regional Swale GI corridor.</p> <p>Summary of effects on designated sites and important features for biodiversity / geodiversity There are unlikely to be any significant effects on SACs / SPAs, SSSI sites or SINCs. The majority of the site is agricultural – therefore any protected species are likely to be associated with these habitats. Such species would include badger, bats (Low Street is a strong bat foraging route), nesting birds, great crested newts (where there are ponds) and the potential for water vole where water courses are present.</p> <p>There is the potential for this site to affect woodland that is within and adjacent to the site (e.g. through destruction of habitat or deposition of dust). It is not possible to say what the significance of the impact will be without more detail on the woodlands themselves.</p> <p>This is an area of relatively low ecological value (although it is of some importance for farmland birds); as such a well-designed restoration scheme that includes the creation of high quality priority habitats would make a significant contribution to habitat networks in the area. Any restoration should have long term management secured in order to maximise these benefits.</p> <p>There may be cumulative impacts in terms of disturbance to habitats and species resulting from other developments such as the A1(M) upgrade and the Bedale, Aiskew and Leeming Bar bypass scheme.</p> <p>To summarise, in the short-term there is a neutral to minor impact resulting from disturbance. The magnitude is dependent on the detail of protected species and habitats. In the medium term the impact is unknown, though it is assumed the site is still in the extraction phase, where there is no impact on wildlife. In the long term it is assumed the site is restored and being managed. The scale of benefits depends on the degree to which biodiversity is a priority in the restoration and whether long term management has been secured (wetland restoration is not considered to be a priority here). This site lies in the RAF Leeming (aerodrome and technical) consultation zone and therefore the MoD would need to be consulted regarding restoring this site for ecological purposes including wetland.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
2. To enhance or maintain water quality and improve efficiency of water use	<p>Proximity of water quality / quantity receptors Not in an NVZ. About 25% of the western site (on north western edge) is groundwater source protection zone 3. Site is in Humber RBMP in SUNO Management Catchment. It is closest to the 'Swale from Muker BK to Bedale Beck' water body circa 1.8 km east. However, water courses drain from the edge of the site (0m) to this water body. Current ecological status is moderate, with overall potential moderate. Objective is good by 2027. No RBMP lakes. Groundwater: SUNO Sherwood Sandstone (Current overall status poor / good by 2027).</p> <p>CAMS: surface water resources available at least 50% of time for most of the site. At low flows new extraction licenses may be more restricted.</p> <p>Summary of effects on water quality To the east the site drains to the Swale from Muker BK to Bedale Beck'. This could lead to possible run off from the site (particularly during construction and restoration) or it could change the drainage regime and thus the flow rate of this water body. Moreover, the areas of the site worked below the water table could impact on groundwater, either from removing the protection to the underlying groundwater making pollution possible (e.g. if fuel spilled) or could alter groundwater flow, which would have unknown effects on nearby water bodies. Equally in the areas of the site that are dry worked, removing the protective layer above the groundwater body makes it more vulnerable to pollution from spills etc. The groundwater status is already poor which may increase the significance of this effect to a degree as it may hinder the achievement of Water Framework Directive targets. Detailed survey would be needed to remove this uncertainty.</p>	✓	✓	✓		--	--	--
3. To reduce transport miles and associated emissions from transport and encourage the use of	<p>Proximity of transport receptors Site is proximal to the A1 (500m) giving reasonably good access to York, Leeds and Teesside. Access: on east-bound carriage of Bedale Aiskew Leeming Bar Bypass, or onto the more easterly of the two new Leases roundabouts; Light Vehicles: 10-18 two-way daily movements; HGV vehicles: 90 two-way daily movements & maximum of 130 two-way daily movements.</p> <p>Net change in daily two-way trip generations: light vehicles: 10 -18; HGVs: 90-130. Traffic assessment rating: yellow.</p> <p>PROW: This site is affected by a registered public right of way which must be kept clear of any obstruction</p>		✓		✓	-	-	-
					--	--	--	
					?	?	?	
							0	

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
sustainable modes of transportation	<p>until such time as an alternate route has been provided and confirmed by order.</p> <p>Rail: adjacent to the site (nearest station Leeming Bar 750m south); Strategic Road: A684 150m south, A1 500m west; Canal / Freight waterway: Ripon Canal 20km south.</p> <p>Summary of effects on transport Site would generate a fairly significant number of vehicle movements although access to the strategic road network is good. Modelling of likely traffic routes in the traffic assessment estimates that 75% of demand from this area is drawn towards Teesside and Durham. Traffic might therefore route via either the A1 and A66 or the A684 through Northallerton and the A19. The assessment recommends that a routing agreement should specify the A1 route to avoid routing through Northallerton. The traffic assessment also estimates that traffic on the A1 slip roads generated by this site would be imperceptible against background levels.</p> <p>HGV movement is acceptable onto Low Street, however, works will be required to improve Low Street and extend existing footway / street lighting to improve safety at the site access. The potential for use of sustainable modes of transport would need to be determined by a site specific traffic assessment/travel plan. In terms of passenger transport additional facilities / service provision would also need to be determined in a site specific traffic assessment. Overall the assessment is uncertain until a traffic assessment has been carried out and the site access route has been finalised.</p> <p>Cumulative effects around the mid Catterick and Leeming Bar junctions with the A1 have also been modelled for this site together with other local sites (MJP17, MJP21, and MJP33). This modelling did not find cumulative effects to be significant.</p>							
4. To protect and improve air quality	<p>Proximity of air quality receptors Not within hazardous substances consent consultation zone. Not within 2 km of an AQMA.</p> <p>Summary of effects on air quality It is assumed that the average minerals output of this site would be relatively high as the estimated minerals reserve is 6.5 million to 8 million tonnes. This would likely mean a relatively high level of freight traffic resulting from this site, though the site is close to the A1 (and a rail line) so receptors for traffic pollution are likely to be limited. However, if traffic were to route towards the A19</p>		✓	✓		-	-	-
						--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	through Northallerton, effects would be much more significant. There are several small farms and properties close to the edge of the site as well as Leases Hall, the village of Scruton, and Scruton Grange that may be in range of dust impacts (particularly during construction and restoration phases and depending on the phases of working, though less so during operational phases for the areas of the site that are wet worked).							
5. To use soil and land efficiently and safeguard or enhance their quality	<p>Proximity of soil and land receptors Agricultural Land Classification: circa 85% Grade 2. 15% (in north west corner) is grade 3. This is a greenfield site. No known risk factors for contaminated land. Not in a development high risk area (coal mining).</p> <p>Summary of effects on soil / land A significant amount of best and most versatile land will be lost. However, much of this will be restored to agriculture.</p>	✓	✓	✓		--	--	0
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change Deciduous woodland is adjacent to / has some overlap with east and north east of site and a small block is within the northern part of the site. Site visit: the following habitats noted on site - pasture / grassland, woodland / copse, hedgerows, standalone trees.</p> <p>Summary of effects on climate change Although there is the potential for the loss of some small amounts of habitats with carbon storage potential this impact is considered insignificant. However, the traffic from this site would be significant and would therefore lead to significant climate change impacts, albeit lessened by this site's excellent proximity to the A1.</p>	✓			✓	-	-	--
7. To respond and adapt to the effects of climate change	<p>Proximity of factors relevant to the adaptive capacity¹⁵ of a site Site is in flood zone 1. There are small patches of mostly low flood risk across the site (circa 5%). Small patches within this are at medium risk (1 in 100) (additional 1%) and high risk (1 in 30) (additional 2%). In Swale, Ure, Nidd and Upper Ouse CAMS: surface water resources available at least 50% of time for most of the site. At low flows new extraction licenses may be more restricted.</p>	✓		✓		0	0	0

¹⁵ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>In Ouse CFMP / Unit: Swale Washlands / Policy 6. Ecological networks: England Habitat Network woodland overlaps eastern edge of north eastern part of the site, and a block of woodland on site is also part of EHN.</p> <p>Summary of effects on climate change adaptation Site is at low risk of climate change as it is in Flood Zone 1. Although an area of EHN lies on site it forms isolated patches so would not significantly affect the movement envelopes of species under climate change. However, there could be the potential to join these patches up through restoration.</p>							
8. To minimise the use of resources and encourage their re-use and safeguarding	<p>Proximity of factors relevant to the resource usage of a site No spatial factors identified.</p> <p>Summary of effects on resource usage This site will contribute to the need for sand and gravel. However, it may to a degree offset recycled materials that could potentially replace sand and gravel. However, this impact can only be considered at the plan level rather than in relation to an individual site. All that can be said here is that up to 8 million tonnes of virgin minerals would be extracted which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.</p>	✓		✓		-	--	--
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p>Proximity of factors relevant to managing waste higher up the waste hierarchy No spatial factors identified.</p> <p>Summary of effects on the waste hierarchy The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the	<p>Proximity of historic environment receptors Conservation Areas: None within 1km; Registered Parks and Gardens: Thorp Perrow Grade 2 (ID 1,001,075) 4.9 km south-west; Registered Battlefields: None within 5km; Scheduled Monuments: 2km north 'Motte and bailey castle and medieval settlement earthworks within</p>	✓	✓	✓		--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
historic environment and its setting, cultural heritage and character	<p>Hall Garth' (ID 1,021,103); Listed buildings: 10 Listed buildings within 1km (all Grade 2). Closest is 15m from site boundary ('Ice House to Leases Hall' (NHLE no. 1,252,653)).</p> <p>Named Designed Landscapes: Scruton Park c570m north-east. Fencote Park 800m north; Holtby Hall 230m west. HLC Broad type - Enclosed land / HLC Type – Modern improved fields. Undesignated archaeology in this area includes evidence for activity and settlement from the prehistoric periods onwards. Several burials dating to the Romano - British period have been found with grave goods including 2 epaulettes¹⁶ and a scabbard¹⁷. It is also believed that Romano-British brooches have been found from this area. An unscheduled barrow lies in close proximity to the site.</p> <p>Summary of effects on the historic environment The HLC type of this area is modern improved fields and as this allocation site is a smaller part of a larger area of similar character type, the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. As 20% of the HLC project area has been identified as modern improved fields, this effect is not considered to be significant.</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the later prehistoric period onwards and, although the site has not been archaeologically evaluated, it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>Archaeological potential is deemed uncertain until such time as an archaeological field evaluation is carried out. The results of such work would provide more certainty about the nature and significance of below ground deposits. Archaeological field evaluation has been undertaken prior to approval being granted for NY/2013/0386/ENV. Surprisingly, the evaluation did not identify any archaeological features.</p> <p>It is assumed that the archaeological impact will occur throughout the duration of extraction for however</p>							

¹⁶ An ornamental shoulder piece

¹⁷ A sheaf for a sword or knife

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	many years this will be. It is assumed that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.							
11. To protect and enhance the quality and character of landscapes and townscapes	<p>Proximity of landscape / townscape receptors and summary of character National Park / AONB: None within 10km; Heritage Coast: None within 10 km; ITE: None within 5km; Locally protected landscape: None within 5km.</p> <p>National Character Area: Vale of Mowbray; North Yorkshire Landscape Character Assessment: Landscape Character type 25 (Settled Vale Farmland); Local LCA: Mainly Hambleton 5b, though western block is mostly in 4c.</p> <p>Intrusion: disturbed. Urban intrusion: The site lies within the A1(M) and A684 corridors and the western areas in particular are affected by noise and glimpses of traffic. Light pollution: On the 2000 assessment this varies from about 80 to 110 in the CPRE scale of 1 to 255 where 1 represents the maximum darkness. It is likely that light pollution has subsequently increased due increases in traffic and activity in the area.</p> <p>Summary of effects on landscape / townscape There are no impacts from this site on any nationally or locally designated habitats. The site would, however, affect the approaches to Leeming Bar from minor roads to the north, and Scruton. Northern parts of Leeming Bar are already adversely affected by road construction and commercial development and this would add to the general deterioration in landscape quality. Scruton is a Conservation Area and generally unspoilt, but it may be largely screened visually by plantations.</p> <p>The size of the proposed extraction area means that phased extraction could be carried out over a fairly long period of time, and a processing plant would need to be accommodated. The area is estate-influenced, and benefits from sizeable plantations which could help to screen the site and provide a framework for restoration. However much is very open.</p> <p>A low level restoration scheme is inevitable, so a considerable change in landscape character would result – with some areas of wetland created. It is important that the landscape framework offered by landform and</p>	✓	✓	✓		-- ?	-- ?	? ?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>woodland plantations remains, and that a strategic approach is taken if the site is included. Quarrying of the areas to the west of Low Street could potentially remove a large part of the moraine which is a local landscape feature that reaches 76 m AOD at Carr Hill, to the north of the site. The settlement of Leeming Bar is sited on this minor ridge, as is Leases Hall. There are views eastwards over the site from Leases Road (Dere Street). The moraine is followed by the A1(M), but in this area the road veers slightly westwards, beyond the highest parts of the ridge, so becomes screened. On no account should this minor skyline be breached, or the landform modified to the extent that it is no longer a locally significant feature. Ideally it would be strengthened with woodland planting to increase its apparent height and also increase the visual and noise buffer between the local landscape and the A1(M).</p> <p>The site is very extensive, but much of it is visible from Low Street. To the east of Low Street, the site consists of a series of large fields between the road and the line of Fence Dike which is marked by a series of plantation woodlands which are likely to have an estate origin. Carriage Road Plantation was on a carriage track between Scruton Hall and the A1 at Leases Hall. The track is now a PROW / bridleway (10.125/1/1). Within the proposed extraction area, a plantation has been lost – Old Harry Plantation to the north-west of Fox Covert Plantation. Opposite Low Leases Farm, a mixed plantation lies within the proposed extraction area. Its loss would lead to negative effects.</p> <p>Parts of the site are likely to be visible from the A1(M) and the BALB bypass which is under construction. Views from the A1(M), which is used by tourists as well as residents and workers, affect perceptions of North Yorkshire. There is a need to enhance the corridors of major routes.</p> <p>Although the site is not in a particularly tranquil area, it is affected by urban intrusion and moderate light pollution, and the trend is for these to increase with the A1(M) upgrade and construction of the BALB bypass scheme which will cut through the south east part of the site. Character may change as a result of an increase in HGVs on local minor roads.</p> <p>Not enough is known about future land uses and restoration for the long term significance to be assessed.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
12. Achieve sustainable economic growth and create and support jobs	<p><u>Proximity of factors relevant to sustainable economic growth</u> Site is very close to the A1 giving reasonably good access to York, Leeds and Teesside.</p> <p><u>Summary of effects on sustainable economic growth</u> This site would ultimately result in up to 8 million tonnes of sand and gravel being made available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material (as well as supporting freight driving jobs).</p>		✓	✓	✓	++	++	++ ?
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> Index of Multiple Deprivation Leeming Bar - not in most deprived 20%, Scruton is c.900m east, while Leeming Bar is 650m south. Also within 5km are Aiskew (2km south-west) and Bedale 3.4km south-west. Morton on Swale (2.4km east) and Ainderby Steeple (3.4 km east) lie to the east. Leeming Bar is listed in the Hambleton Local Plan settlement hierarchy: it is a Service Village (5% of housing directed to Service Villages). Bedale (with Aiskew) is a Service Centre (overall 51% of housing).</p> <p><u>Summary of effects on vitality / viability</u> This is a large site that could support a modest amount of jobs in extraction and freight. It would also supply a useful supply of building materials to support the planned growth in housing stock in nearby settlements. Restoration may provide a useful community resource.</p>		✓	✓	✓	++	++	++ ?
14. To provide opportunities to enable recreation, leisure and learning	<p><u>Proximity to recreation, leisure and learning receptors</u> National cycle route number 71 crosses midway between eastern and western sections of the site along the road (north-south direction). Bridleway 10.125/1/1 adjoins this crossing the site west-east. Bridleway 10.4/3/1 crosses west-east along the northern boundary of the western site. No common land or village greens within 500m. Nearest draft common land is at Little Fencote 1.05km north. GI: Eastern 2 blocks of site in Regional Swale GI corridor. The Wensleydale Railway abuts the site to the south.</p> <p><u>Summary of effects on recreation, leisure and learning</u> The National Cycle Network crosses the site (and would experience visual, dust and noise disturbance, while bridleways adjacent would also potentially suffer similar impacts making the experience of using them less pleasant. The Wensleydale Railway passes</p>		✓	✓	✓	-	-	0 ?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	along the southern boundary of the site and views from this route may be negatively impacted by the development. As the site is restored, impacts would subside and the site could potentially make a contribution to the GI network.							
15. To protect and improve the wellbeing, health and safety of local communities	<p>Proximity to population / community receptors / factors relevant to health and wellbeing There is a school 850m south at Leeming Bar. No health centres within 1km. Nearest settlement is Leeming Bar 400m south-west. The Trans Pennine Pipeline passes through the site.</p> <p>Summary of effects on health and wellbeing There are numerous isolated properties within possible range of dust and noise impacts. Although nearby settlements are thought to be too distant, they still warrant further assessment. Traffic from the site may combine with local traffic causing delays and a possible reduction in safety, particularly if traffic were to route through Northallerton en route to the A19. Fumes, emissions and vibration generated by site machinery and vehicle movements may also contribute to amenity impacts. The Trans Pennine Pipeline passes through the site and this would need to be safely rerouted as part of the site works.</p>		✓	✓	✓	--	--	0 --
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones site Site is in flood zone 1. There are small patches of mostly low risk flooding across the site (circa 5%). Small patches within this are at medium risk (1 in 100) (additional 1%) and high risk (1 in 30) (additional 2%). The site is in the Ouse CFMP/ Unit: Swale Washlands / Policy 6.</p> <p>Summary of effects on flooding Site is in flood zone 1, is water compatible and has only small patches of surface water flooding which would be readily manageable. Insignificant impact.</p>					0	0	0
17. To address the needs of a changing population in a sustainable and inclusive	<p>Proximity to factors relevant to the needs of a changing population The site does not conflict with any known housing or employment allocations in other plans. However, the southern tip of the site appears to overlap with the Bedale and Aiskew Bypass Scheme. This may mean that quarrying may be restricted in that location.</p> <p>Summary of effects on a changing population The site would make a significant contribution to self-sufficiency in the supply of sand and gravel and may also support markets outside of the plan area.</p>		✓		✓	++ ?	++ ?	++ ?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
manner								
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context:</u> Scruton is circa 900m east, while Leeming Bar is 650m south. Also within 5km are Aiskew (2km south-west) and Bedale 3.4km south-west. Morton on Swale (2.4km east) and Ainderby Steeple (3.4 km east) lie to the east. Leeming Bar is listed in the Hambleton Local Plan settlement hierarchy: it is a Service Village (5% of housing directed to Service Villages). Bedale (with Aiskew) is a Service Centre (overall 51% of housing). No housing or employment allocations in Local Plan within 200m (nearest housing allocation 350m south-west). However, the southern tip of the Bedale, Aiskew and Leeming Bar bypass scheme appears to overlap the allocation.</p> <p>Other Joint Minerals and Waste Plan Sites: MJP60 is 1.4km north.</p> <p>Historic minerals and waste sites: Quarrying occurred to the south-west of the site with a cluster of historic applications around Fairfield Farm (350m south-west) and Leases Farm (370m west / also a landfill site). An historic application also lies to the north at Kirkby Fleetham, while a historic landfill site lies to the south (Blow House Tip, 400m south) and a sludge conditioning plant lies 900m south-east. Leeming Bar</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>Household Waste Recycling Plant lies 600m south-west.</p> <p>There may be cumulative impacts in terms of disturbance to habitats and species and changes to the perception of the area resulting from other developments such as the A1(M) upgrade and the Bedale, Aiskew and Leeming Bar bypass scheme.</p>	✓	✓	✓	✓	-	-	- ?
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.							
Score								
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance	Score						
		P	T	D	I	S	M	L
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant contribution to an issue or receptor of more local significance.							
0	The Site option will have no effect on the achievement of the SA objective ¹⁸ .							
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.							
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.							
?	The impact of the Site option on the SA objective is uncertain.							

Mitigation requirements identified through Site Assessment process
<ul style="list-style-type: none"> • Design to mitigate impact on ecological issues • Design to mitigate impact on best and most versatile agricultural land • Design to include suitable arrangements for retention or diversion of pipeline (as appropriate) • Design of development and landscaping of site to mitigate impact on: heritage assets (archaeological remains and Listed Buildings), villages, local landscape features and their respective settings, users of local roads including the A1, National Cycle Network and the Wensleydale Railway • Design to include suitable flood risk assessment, attenuation and surface water drainage • Design to include suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • Design to include suitable arrangements for access and local roads • Appropriate arrangements for control of and mitigation of the effects of noise and dust, etc. • Appropriate restoration scheme informed by 'estate influenced stetting' using opportunities for habitat creation

¹⁸ This includes where there is no clear link between the site SA objective and the site

MJP38 – Mill Cottages, West Tanfield

Site Name	MJP38 Mill Cottages, West Tanfield, Ripon
Current Use	Agriculture
Nature of Planning Proposal	Extraction of sand and gravel
Size	10.88 ha
Proposed life of site	5 years
Notes	Proposed new quarry. Restoration: likely to be mainly to water, but no design yet available,

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Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geo-diversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 9km west - North Pennine Moors SPA/SAC; SSSI: 2.5km south-east - Ripon Parks SSSI; 4.9km south - Cow Myers SSSI; 5km west - Hack Fall Wood SSSI.</p> <p>SINC: Nosterfield LNR (SE27-04) 300m north; West Tanfield Quarry (SE27-08) 70m north east; 'Henge, Nosterfield' (SE27- 12) Potential SINC- Does Not Qualify - 600m north-east; Camp Wood (SE28-02) Potential SINC - Does Not Qualify 1km north; Phlashedts Lane (SE28-15) Potential SINC - Does not qualify - 1.9km north-west; Nosterfield Lime Kilns (SE28 - 11) 1.9km north-east. Lime Lane, Nosterfield (SE28-06) Deleted SINC 1.55km north-east; Nosterfield Quarry (North) SE28-12 1.6 km north-east. Rush Wood, East Tanfield (SE27-09) Pre-existing SINC 1.35km east; The Jetty (SE27-02) 1.35km south-east; Mill Bank (SE37-18) 1.9km south-east; Low Green (SE27-28) Deleted SINC 1.8km south-east; Westwood (Haw Leas) Disused Railway (SE27-29) 1.1km west; Peter Wood (SE27-05) 1.67 km west; South Park Wood and Adjacent Grassland (SE27-07) 1.9 km west..</p> <p>UK Priority Habitats: None on site or immediately adjacent. Note traditional orchards circa. 40m to south-west, 60m north and 120m to north. Site visit: No on site trees / hedgerows noted. However, conifer and hedgerows (along U1531and C87 roads) noted as boundary features and arable land is present on site.</p>	✓	✓	✓		0 -	0 +	0 +

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>Ecological networks: The site is entirely within River Ure Living Landscapes Corridor NY10; GI: Site entirely within the Ure regional GI corridor.</p> <p><u>Summary of effects on designated sites and important features for biodiversity / geodiversity</u> This site is unlikely to result in a significant effect upon Natura 2000 sites and, provided the River Ure is protected during development, impacts on SSSIs are unlikely (though this will still need investigating). Hydrological links between the site and West Tanfield Quarries SINC will need to be investigated to determine if any impact is likely.</p> <p>The site is predominantly arable and therefore of low ecological value. There is potential for nesting birds within the site boundary and potential for farmland protected species such as badger and brown hare. There is a small risk of invasive species affecting this site as Crassula is known from other mineral sites and water bodies in the local area. So if water bodies are created on site and this species moves in it could be transported into the wider environment.</p> <p>There is the opportunity through restoration to create priority habitats of high quality, although these will need careful design to ensure that they are appropriate to the local area and long term management will need to be secured.</p> <p>There may be cumulative negative impact due to disturbance from mineral extraction as other mineral sites are in the area – Nosterfield, West Tanfield Quarries, Potgate and Ripon (at North Stainley). There is also opportunity for cumulative positive impacts if a high quality restoration and long term management can be secured.</p> <p>In summary, in the short term ecological impacts are considered to be low – though this depends on species present and any demonstrated hydrological link to the SINC close by. Impacts range from neutral to minor positive in the medium and long term, as benefit depends on design of restoration and whether long term management can be secured.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
2. To enhance or maintain water quality and improve efficiency of water use	<p>Proximity of water quality / quantity receptors Nitrate Vulnerable Zone (groundwater). Not in a Groundwater Source Protection Zone. Humber RBMP: Site in SUNO Management area. Ure from Thornton Steward Beck to River Skell lies 20m south. Current ecological status is moderate. Overall status is moderate. Objective is good by 2027. Groundwater: SUNO Magnesian Limestone (overall status: good / objective: good by 2015). In Swale, Ure, Nidd and Upper Ouse CAMS: surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Summary of effects on water quality Extracting may expose groundwater to risk such as fuel spills, but these are likely to be readily mitigated. However, without mitigation there are minor risks. No information is provided as to whether working would take place above or below the saturated zone, though it is next to a river so wet working is considered a possibility. As the site is also very close to the Ure, discharges to surface water may potentially act as a pathway for on-site pollutants or increases in turbidity / nutrient loading, so appropriate management measures would be need to be put in place. Wet working may also modify groundwater levels which may impact on flow rates in the river, or levels elsewhere (a pond is visible to the north east). Restoration may have impacts of its own on hydrology, so hydrological survey is needed.</p>	✓	✓	✓		-	?	?
3. To reduce transport miles and associated emissions from transport and encourage the use of sustainable modes of transportation	<p>Proximity of transport receptors Site is close to the A1 (5.8km to the west) giving reasonably good access to York, Leeds and Teesside. Access: onto highway on south-west (U1531 road) or north-west side (C87 road), but actual location not yet finalised; Light Vehicles: 20 two-way trips per day (to include vehicles up to 7.5t); HGV Vehicles: 20 two-way trips per day; PROW: This site is not affected by a registered public right of way.</p> <p>Rail: 12.4 km E (nearest station is Thirsk 13km east); Strategic Road: A6108 650m, A1 is 5.8km west; Canal / Freight waterway: Ripon Canal 8.5km south.</p> <p>Summary of effects on transport Access to the existing highway is currently uncertain however the transport assessment has considered HGV movement on to the C87 and considers this to be acceptable. It is likely that works will be required to improve the existing C87 to allow HGVs to operate on this road. A traffic assessment would be required in order to establish the feasibility of transporting material along the River Ure or the use of other forms of sustainable transit. The overall assessment is uncertain until a traffic</p>		✓		✓	?	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	assessment has been carried out. The site is not likely to generate significant passenger travel demand.							
4. To protect and improve air quality	<p>Proximity of air quality receptors No hazardous substance consent sites or AQMAs within 2km.</p> <p>Summary of effects on air quality The Mill (close) and parts of West Tanfield (more distant) may be within range of dust. The output of this site would generate sufficient lorry movements to transport 100,000 tonnes of sand and gravel per year. These may combine with other lorries depending on routes taken to the A1 with potential dust and particulate pollution impacts.</p>		✓	✓		-	0	0
5. To use soil and land efficiently and safeguard or enhance their quality	<p>Proximity of soil and land receptors ALC Grade 2; Greenfield site - No known risk factors for contaminated land onsite, however an authorised landfill site lies circa 15m north of the site. Coal mining subsidence: none noted.</p> <p>Summary of effects on soil / land 10.88ha hectares of best and most versatile land would be lost and it is unlikely that this would be restored to agricultural land.</p>	✓		✓		-	-	-
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change Hedgerow boundary features noted during site visit.</p> <p>Summary of effects on climate change This site would produce 100,000 tonnes of sand and gravel per year up to 500,000 tonnes, which would generate a modest amount of CO₂, particularly as this site has a slightly longer journey to the A1 than some other sites (though has good access to Ripon). No significant loss of carbon storage potential from on-site habitats.</p>	✓			✓	-	-	-
7. To respond and adapt to the effects of	<p>Proximity of factors relevant to the adaptive capacity¹⁹ of a site Circa.40% in flood zone 3 (mainly in the west of site). Moving east through the site a further 50% is in flood zone 2. In terms of surface water flooding there are 2 small patches (close to eastern boundary) at low risk (1 in 1000) of surface water</p>	✓			✓	-	?	+

¹⁹ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
climate change	<p>flooding.</p> <p>Ouse CFMP / Unit: Upper Ure and Swinney Beck / Policy 6. CAMS: surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Ecological networks: Site entirely within River Ure Living Landscapes Corridor.</p> <p>Summary of effects on climate change adaptation There appears to be some standoff from the river (albeit a narrow band of riparian habitat), so this site is unlikely to reduce connectivity in the River Ure Living Landscapes Corridor, though could offer some future potential to enhance it and aid species movement and thus species' adaptive capacity.</p>						+	
8. To minimise the use of resources and encourage their re-use and safeguarding	<p>Proximity of factors relevant to the resource usage of a site No spatial factors identified.</p> <p>Summary of effects on resource usage This site will contribute to the need for sand and gravel. However, it may to a degree offset recycled materials that could potentially replace sand and gravel. However, this impact can only be considered at the plan level rather than in relation to an individual site. All that can be said here is that 500,000 tonnes of virgin minerals would be extracted which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.</p>	✓		✓		-	-	-
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p>Proximity of factors relevant to managing waste higher up the waste hierarchy No spatial factors identified.</p> <p>Summary of effects on the waste hierarchy The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
10. To conserve or enhance the historic environment and its setting, cultural heritage and character	<p>Proximity of historic environment receptors Conservation Areas: West Tanfield Conservation Area is 280m west. Registered Parks and Gardens: Norton Conyers (ID 1,001,068) Grade 2 is 3.8km south-east, Hackfall (ID 1,000,130) Grade 1 is 3.8km south- west; Registered Battlefields: none within 5km; World Heritage Sites: None within 5km (outside of buffer zone).</p> <p>Scheduled Monuments: 410m north-east - 'Earth circles, cursus, pit alignments and burial sites near Nosterfield and Thornborough, including Centre Hill round barrow' (ID 1,004,912); 620m west - 'Tanfield Bridge' (ID- 1,003,681); 820m west - 'Marmion Tower (former gatehouse of Tanfield Castle fortified manor)' (ID 1,011,669), 900m south-east - 'East Tanfield deserted medieval village' (ID 1,016,260); 1.3km north-east - 'Three round barrows at Three Hills 500m north east of Camp House' (ID 1,015,764); 1.3km east - 'Round barrow 425m north west of Rushwood Hall' (ID 1,016,262);</p> <p>Listed buildings: 19 Listed Buildings within 1km (2 grade 1 and 17 grade 2). Mostly located in West Tanfield circa 600m west. Nearest is Sleningford Mill (Grade 2, NHLE no. 1,150,578) 290m south-east.</p> <p>Named designed landscapes: two unnamed areas within 2km circa 800m south-west and 1.8km south-west. HLC Broad type - Enclosed land / HLC Type – Modern improved fields.</p> <p>Undesignated archaeology in this area includes evidence for significant activity dating from the early prehistoric period onwards. Neolithic and Bronze Age lithics including scrapers, flakes and arrowheads have been found in this area. The projected line of the cursus appears to continue into the allocation site. A number of burials dating to the Neolithic period are also recorded as are numerous Bronze Age round barrows. The allocation area is also in extremely close proximity to the Thornborough Henges.</p> <p>Summary of effects on the historic environment The HLC type of this area is modern improved fields and as this allocation site is a smaller part of a larger area of similar character type, the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. As 20% of the HLC project area has been identified as modern improved fields, this effect is not considered to be significant.</p>	✓	✓	✓		--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>There is high potential for the survival of archaeological remains within the site from the early prehistoric period onwards and, although the site has not been archaeologically evaluated, it is assumed that allocating this site would be likely to cause the loss of these remains if the site is extracted without mitigation.</p> <p>Archaeological potential is deemed uncertain until such time as an archaeological field evaluation is carried out. The results of such work would provide more certainty about the nature and significance of below ground deposits.</p> <p>It is assumed that the archaeological impact will occur throughout the duration of extraction for however many years this will be. It is assumed that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.</p>							
11. To protect and enhance the quality and character of landscapes and townscapes	<p><u>Proximity of landscape / townscape receptors and summary of character</u> National Park: Not within 10km; AONB: Nidderdale 1.9km west; Heritage Coast: none within 10 km; ITE: 3.9 km south-east is Norton Conyers Inheritance Tax Exemption Land; Locally protected landscape: Not within an area with Plan protection. However, the site is within a Special Landscape Area (Hambleton) shown on Conservation Strategy and a Special Landscape Area in Hambleton Landscape Character Assessment.</p> <p>NCA: Southern Magnesian Limestone; NY&Y LCA: Landscape Character Type 24: 'River Floodplain'; Hambleton LCA: Partly 5c – 'Intensively Farmed Lowland (simple topography) – open'. Disturbance: Northern half is disturbed. Southern half is undisturbed. Light pollution: In 2000 the area was assessed as 48 on a scale of 1-255, with 1 representing maximum darkness. This is a relatively low level of light pollution.</p> <p><u>Summary of effects on landscape / townscape</u> There are no predicted impacts on nationally or locally designated landscapes. However, the site is within 0.5km of the village of West Tanfield, which is mostly a Conservation Area, and would be visible on the approaches from Thornborough to the north-east, or East Tanfield to the east. It is directly across the River Ure from MJP39 (within Harrogate), which would affect the approach from the south, along the A6108.</p>	✓	✓	✓	✓	--	-	-
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>Although the site is set within the River Ure floodplain, it would still be locally prominent as it has public roads on three sides. Overall the area is relatively tranquil but in a transitional location and vulnerable to disturbance from traffic and further mineral extraction²⁰. Traffic could worsen the existing situation. It is not known how much quarry traffic uses the A6108 at present.</p> <p>The site is not well screened - locally it is open and visible from adjacent roads. It would be screened in more distant views by belts of woodland to the east, riverside vegetation, and hedgerows.</p> <p>The assessment here is very tentative, but it is possible that the period of extraction would be short as it is a relatively small area. Restoration is likely to be a low level wet restoration scheme. Productive grade 2 farmland would have been lost if this is the case but there is potential for a scheme that is acceptable.</p>							
12. Achieve sustainable economic growth and create and support jobs	<p><u>Proximity of factors relevant to sustainable economic growth</u> Site is close to the A1 giving access to York, Leeds and Teesside.</p> <p><u>Summary of effects on sustainable economic growth</u> This site would ultimately result in 500,000 tonnes of sand and gravel being made available to the market. This would make a modest contribution to the building sector by helping to boost supply of a key building material.</p>		✓	✓		+	0	0
13. Maintain and enhance	<p><u>Proximity of factors relevant to community vitality / viability</u> Index of Multiple Deprivation area is Tanfield - not in most deprived 20%. West Tanfield is the nearest settlement, with the larger North Stainley</p>		✓		✓	-	0	0

²⁰ In terms of urban intrusion, the site is in an area which is largely undisturbed as shown on the CPRE map, which is fairly broad. The site itself lies within a wider context of moderately tranquil countryside, but there are extensive areas to the north that have been disturbed by quarrying. Although adjacent areas are now 'restored' there are artificial landforms and new landscape features that affect perceptions. The site is also close to the A6108, and to the village of West Tanfield.

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
the viability and vitality of local communities	1.5km to the south-west. North Stainley is a Group C settlement in Harrogate (only very limited growth). Summary of effects on vitality / viability This is a relatively small site that would provide limited jobs, so positive effects are limited. Proximity to Thornborough Henge however could have a negative effect on the future tourist potential of this site.							
14. To provide opportunities to enable recreation, leisure and learning	Proximity to recreation, leisure and learning receptors Footpath 15.102/4/1 (part of Ripon Rowel long distance regional route) is 130m south. Bridleway 10.44/6/1 is 520 m east. No common land or village greens within 500m - Closest is 'Courby and the Green' common land at 770m east. GI: Site entirely within the Ure regional GI corridor. Summary of effects on recreation, leisure and learning The Ripon Rowel path is likely to be reasonably well screened from the site due to intervening vegetation along the River Ure. Noise may be a minor problem. The eastern path may well be used by visitors to Thornborough Henges though this site is unlikely to be visible to them because of intervening woodland. Users of the path may also experience small amounts of dust and noise, particularly in the early stages of soil stripping. As this site is in a green infrastructure corridor there is potential to restore it to green infrastructure.		✓	✓		-	0	0
15. To protect and improve the wellbeing, health and safety of local communities	Proximity to population / community receptors / factors relevant to health and wellbeing There is a school 850m west in West Tanfield. No health centres within 1km. Nearest settlement is West Tanfield 270m west. Summary of effects on health and wellbeing Mill Cottages are very close to this site at 50m south. There is also Sleningford water mill 250m south-east. These receptors plus eastern parts of West Tanfield could, without mitigation, be within range of noise and dust, while local roads used by people from West Tanfield could get busier. Further assessment is needed. Effects could be cumulative with MP39.		✓	✓		- ?	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Circa.40% in flood zone (mainly in the west of site). Moving east through the site a further 50% is in flood zone 2. In terms of surface water flooding there are 2 small patches (close to eastern boundary) at low risk (1 in 1000) of surface water flooding. Ouse CFMP / Unit: Upper Ure and Swinney Beck / Policy 6.</p> <p>Summary of effects on flooding As a sand and gravel site this site is water compatible. However, because a substantial part of the site is at risk of flooding, appropriate safety measures, such as an emergency plan, will need to be adopted. This site, if restored for water storage, could provide some minor benefits in terms of flood storage.</p>	✓	✓	✓		-	+	+
17. To address the needs of a changing population in a sustainable and inclusive manner	<p>Proximity to factors relevant to the needs of a changing population The site does not conflict with any known allocations in other plans.</p> <p>Summary of effects on a changing population The site would make a modest contribution to self-sufficiency in the supply of sand and gravel.</p>		✓	✓		+	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context:</u> West Tanfield is the nearest settlement, with the larger North Stainley 1.5km SW. North Stainley is a Group C settlement in Harrogate (only very limited growth). Harrogate does not have an Allocations Map to support its Core Strategy in place; however checks on the Local Plan 2001 show no conflict with this site. West Tanfield is in the Hambleton LDF. No allocations are within 200m of this site.</p> <p><u>Other Joint Minerals and Waste Plan Sites:</u> Within 2km MJP39 lies 100m west; MJP14 is 1.6 km south-east; MJP10 is 1.8km south.</p> <p><u>Historic Minerals and Waste Plan Sites:</u> Within 2km there are numerous historic minerals applications to the immediate north of the site associated with Nosterfield and West Tanfield quarries, including historic landfilling at West Tanfield. Nosterfield is also an active sand and gravel site. To the south east (from 1.8 km away) minerals extraction has historically taken place, and still does take place, at Ripon Quarry.</p>							
	There may be in combination impacts with other traffic from nearby minerals sites. There may be cumulative negative impacts on local species, but cumulative positive impacts for biodiversity through restoration.	✓	✓	✓		?	+	+
	There may be cumulative negative impacts on biodiversity due to disturbance from mineral extraction as other mineral sites are in the area – Nosterfield, West Tanfield Quarries, Potgate and Ripon (at North Stainley). There is also opportunity for cumulative positive impacts if a high quality restoration and long term management can be secured.	✓	✓	✓		0	0	0
			✓	✓		-	+	+
	In terms of landscape, the site is directly across the River Ure from MJP39 (within Harrogate), which would affect the approach from the south, along the A6108.					-	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.							
Score								
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.							
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant contribution to an issue or receptor of more local significance.							
0	The Site option will have no effect on the achievement of the SA objective ²¹ .							
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.							
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.							
?	The impact of the Site option on the SA objective is uncertain.							

²¹ This includes where there is no clear link between the site SA objective and the site

MJP60 – Land to the West of Kirkby Fleetham

Site Name	MJP60 Land to the west of Kirkby Fleetham (between Lumley Lane, Low Street and Todd Lane)
Current Use	Agriculture
Nature of Planning Proposal	Extraction of sand and gravel
Size	Approximately 100
Proposed life of site	Commence in about 5 years, with a 20 year life
Notes	Proposed new quarry / proposed new access link to A1 (M). Possible restoration: Landform and restoration design not finalised as negotiations on-going with landowners, but north end likely to be a lake (to maximise the use of the reserve) but with nature conservation elements (taking account of the MOD requirements), other areas likely to be worked above the water table so may be back to agriculture.

SA FINDINGS SUMMARISE SIGNIFICANT EFFECTS ONLY. A WIDER RANGE OF CONSTRAINTS AND OPPORTUNITIES WERE INITIALLY ANALYSED AND DISTILLED DOWN TO ONLY THOSE WITH THE POTENTIAL TO BE SIGNIFICANT (SEE ALSO SITE ASSESSMENT METHODOLOGY SUMMARY REPORT FOR A FULL LIST OF CONSTRAINTS AND OPPORTUNITIES).

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance	Score						
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geo-diversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 11km north-west - North Pennine Dales Meadows; 15km west - North Pennine Moors SPA/SAC; SSSI: Only 1 SSSI within 5km: Swale Lakes SSSI - 590m north-west; SINC: 4 SINC Sites within 2 km, all to north east: Kirkby Wood (SE29 -05) - potential SINC, does not qualify, 650 m NE; Park Plantation (SE29-03) 1.25km north-east; Great Langton Pond (SE29 - 01) 1.5 km north-east; River Swale, Great Langton to Kiplin (SE29-04) 1.85km north-east.</p> <p>UK Priority Habitats: 2 small patches of deciduous woodland to east, each around 10 m away. A small patch of traditional orchard lies about 110m north. Site visit: The following features noted on site: pasture / grassland, arable, copse, hedgerows, standalone trees.</p>	✓	✓	✓		0	0	0
						-		?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>Ecological networks: Very slight overlap on eastern boundary with England Habitat Network Woodland.</p> <p><u>Summary of effects on designated sites and important features for biodiversity / geodiversity</u> No significant effects on Natura 2000 sites or SSSIs and no impacts on SINC sites expected. Protected species associated with the habitats found on site include bats, badger, water vole, great crested newt, birds and brown hare. No woodland appears to exist within the site but there are woodlands adjacent. There are trees – mainly associated with field boundaries.</p> <p>Restoration is noted as being to agriculture for the majority of the site, with a lake with nature conservation elements at the northern end of the site. There are opportunities to create priority habitats for biodiversity. Long term management of this area will be key to the delivery of the benefits. Even agricultural areas can incorporate features for biodiversity such as native trees, hedgerows and field margins. There may be some scope for the recreation of shallow marshy mire which may once have been in this area (the patch of woodland known as ‘The Bog’ could provide inspiration for this). This site lies in Leeming aerodrome and technical consultation zone and therefore the MoD would need to be consulted regarding restoring this site for ecological purposes including wetland.</p> <p>There may be cumulative impacts related to disturbance to species and loss of habitat in conjunction with Killerby (MJP21), Home Farm (MJP33) to the north and MJP46 to the south. If high quality habitat is created as the predominant after use and the management of the site can be secured then there is the potential for significant cumulative benefits for biodiversity.</p> <p>In summary, in the short term there are impacts relating to loss of habitat and disturbance to species, while in the long term much depends on the level of biodiversity measures incorporated into the scheme and the degree to which these are secured.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
2. To enhance or maintain water quality and improve efficiency of water use	<p>Proximity of water quality / quantity receptors Not in a NVZ. Eastern part of the site (70% of area) in groundwater Source Protection Zone 3. The site is in the Humber RBMP in the SUNO RBMP Management catchment. The ‘Swale from Muker Bk to Bedale Beck’ RBMP water body is close to site at 70m north. Current ecological status is moderate, with overall potential moderate. The objective for this water body is good by 2027. No RBMP lakes. Groundwater: SUNO Sherwood Sandstone (Current overall status poor / good by 2027).</p> <p>CAMS: surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Summary of effects on water quality The ‘Swale from Muker Bk to Bedale Beck’ water body could be a receptor for pollutants (such as fuel or soil / silt particles) via Mill Beck or a tributary to the north though there appears to be a physical disconnect from these water courses at least on the surface which may negate many effects. A more significant risk is the presence of a large part of the quarry in Source Protection Zone 3. Quarrying here could remove the protection that soils currently offer the underlying groundwater from pollution, or physically alter groundwater flow if the site is wet-worked. While the EA would generally object in Source Protection Zone 1 for development that may disturb an aquifer, in Source Protection Zone 3 the situation is less clear, as the Environment Agency require a Hydrological Risk Assessment. Such assessment would also need to consider any effects from restoration.</p>	✓	✓	✓		-	-	-
3. To reduce transport miles and associated emissions from transport and encourage the use of sustainable	<p>Proximity of transport receptors Site is proximal to the A1 (800m east) giving reasonably good access to York, Leeds and Teesside. Access: Confirmed to be onto Lumley Lane (C40) and likely to be then north along Low Street to the junction with the new Local Access Road on the east side of the upgraded A1(M). Discussions to take place with the Highway Authority about what improvements may be required on Low Street; Light Vehicles: 18 (estimate); HGV Vehicles: 121 (estimate); PROW: This site is affected by a registered public right of way which must be kept clear of any obstruction until such time as an alternate route has been provided and confirmed by order.</p> <p>Rail: 3.5 km south (nearest station Leeming Bar 3.5km south); Strategic Road: A1 800m east; Canal /</p>		✓	✓		-	-	-
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
modes of transportation	<p>Freight waterway: Tees Navigation 19km north-east.</p> <p>Summary of effects on transport The traffic generated by this site is potentially significant, though it has only a short way to travel to the A1. The initial Highways Assessment found that HGV movement is acceptable onto Lumby Lane; however works will be required to improve the existing road at Low Street & Lumby Lane and extend the existing footway / street lighting to improve safety at the site access. Sustainable travel is not likely to contribute to the site. However, the surrounding area may require additional facilities / service provision as determined in a traffic assessment and / or travel plan. Minor negative with some uncertainty until a traffic assessment is carried out.</p> <p>Alternative routes on minor road are not considered suitable for this development.</p>							
4. To protect and improve air quality	<p>Proximity of air quality receptors Site is not within a Hazardous Substances Consent Zone or within 2km of an AQMA.</p> <p>Summary of effects on air quality There are several receptors close by that could be at risk of dust (particularly during construction and restoration phases, though less so during operational phase in areas of the site that are wet worked). Settlements such as Kirkby Fleetham and Great Fencote are particularly close while various individual properties dot the surrounding landscape. The removal of 5 million tonnes of material could also lead to large scale traffic impacts, and thus additional dust and particulates, though access to the A1 is good, with few potential receptors (houses, farms) en route, depending on the route taken to the A1. A dust assessment would be required to establish the significance of impacts. Completion of restoration could ultimately see air quality return to the baseline.</p>		✓	✓		--	--	-
5. To use soil and land efficiently and safeguard or enhance their	<p>Proximity of soil and land receptors Agricultural Land Classification: Circa 90% of site is ALC Grade 2. 10% at eastern edge is Grade 3. Greenfield site. No known risk factors for contaminated land. No known mining subsidence risks.</p> <p>Summary of effects on soil / land There is the potential for virtually the whole of this site to be best and</p>	✓	✓	✓		--	--	-

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
quality	most versatile land, which would be lost. Some of the site would be restored to agriculture, however a lake is proposed at the north end of the site and therefore this BMV agricultural land would be permanently lost.							
6. Reduce the causes of climate change	<p>Proximity of factors relevant to exacerbating climate change 2 small patches of deciduous woodland to east, each around 10m away. Site visit: The following features noted on site: pasture / grassland, copse, hedgerows, standalone trees.</p> <p>Summary of effects on climate change Small patches of habitats with carbon storage potential were found on site. However, their loss would be relatively insignificant in terms of climate change. In addition, the traffic from this site would be significant and would therefore lead to significant climate change impacts, albeit lessened by this site's excellent proximity to the A1 and northern markets in particular.</p>	✓			✓	-	-	--
7. To respond and adapt to the effects of climate change	<p>Proximity of factors relevant to the adaptive capacity²² of a site Site is in Flood Zone 1. Small patches of 1 in 30 year risk across southern part of the site (circa 5% of area) with an additional 2% at 1 in 100 year risk and a further 5% at 1 in 1000 year risk. Ouse CFMP: Unit: 'Swale Washlands' / Policy 6; Site in SUNO CAMS: surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p>Ecological networks: Very slight overlap on eastern boundary with England Habitat Network Woodland.</p> <p>Summary of effects on climate change adaptation Site is not particularly prone to flooding and only overlaps slightly with the England Habitat Network.</p>					0	0	0
8. To minimise the use of	<p>Proximity of factors relevant to the resource usage of a site No spatial factors identified.</p> <p>Summary of effects on resource usage This site will contribute to the need for sand and gravel.</p>	✓		✓		--	--	--

²² Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
resources and encourage their re-use and safeguarding	However, it may to a degree offset recycled materials that could potentially replace sand and gravel. This impact can only be considered at the plan level rather than in relation to an individual site. All that can be said here is that 5 million tonnes of virgin minerals would be extracted which will be unavailable for future use (unless recycled). This works against the SA objective, so it is scored negatively.							
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p><u>Proximity of factors relevant to managing waste higher up the waste hierarchy</u> No spatial factors identified.</p> <p><u>Summary of effects on the waste hierarchy</u> The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the historic environment and its setting, cultural heritage and character	<p><u>Proximity of historic environment receptors</u> Conservation Areas: Kirkby Fleetham Conservation Area (Designation ID: DNY1103) lies circa 0.37km to east of site; Registered Parks and Gardens: none within 5km; Registered Battlefields: none within 5km; World Heritage Sites: none within 5km; Scheduled Monuments: 0.37km to the east lies 'Motte and Bailey Castle and Medieval settlement earthworks within Hall Garth' (Designation ID 1,021,103).</p> <p>Listed buildings: circa. 140 m to the north-east is Friars Garth (NHLE No. 1,295, 739) Grade II; 0.39km to east is Lancaster House and attached outbuildings (NHLE no. 1,150,889) Grade II; circa 0.536 km to east is 'the Vicarage' (NHLE No. 1,174,431) Grade II; Named designed landscapes: Killerby Hall 1.5 km north-west; Kirkby Fleetham Hall 900m north-east. Fencote Park (Designed landscape - unidentified parkland) 540m south-east, Scruton Park (Designed Landscape - unidentified parkland) 900m south-east. Holtby Hall (Designed landscape - country estate) 1.17km south-west.</p>	✓		✓		--	--	--
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>HLC Broad type - Enclosed land / HLC Type – Modern improved fields. HLC Broad type - Enclosed land / HLC Type – Piecemeal enclosure.</p> <p>Undesignated archaeology in this area includes evidence from the prehistoric period onwards. Earliest evidence is likely to comprise Mesolithic flint scatters. The proposed site allocation is close to the route of Dere Street Roman Road. Medieval and post medieval field systems lie just outside of the site boundary and a motte and bailey castle lies to the east.</p> <p>Summary of effects on the historic environment The HLC has two recorded types within this area. The first is modern improved fields with the allocation site a smaller part of a larger area of similar character type, of which the legibility is fragmentary. The second type is piecemeal enclosure, again being a smaller part of a larger area of this character type. The legibility is partial; however, the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. This effect is not considered to be significant</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the later prehistoric period onwards and, although the site has not been archaeologically evaluated, it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>Archaeological potential is deemed uncertain until such time as an archaeological field evaluation is carried out. The results of such work would provide more certainty about the nature and significance of below ground deposits.</p> <p>It is assumed that the archaeological impact will occur throughout the duration of extraction for however many years this will be. It is assumed that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
11. To protect and enhance the quality and character of landscapes and townscapes	<p>Proximity of landscape / townscape receptors and summary of character National Parks / AONBs: None within 10km; Heritage Coast: None within 10km; Inheritance Tax Exemption Land (ITE Land): None within 5km; Local landscapes: None within 5km.</p> <p>NCA: Vale of Mowbray; NY Landscape Character Assessment: 25 – ‘Settled Vale Farmland’. Local LCA: Hambleton LCA Area 5b.</p> <p>Intrusion: disturbed. Urban intrusion: disturbed – the site lies within the A1 (M) corridor, although it may be partly screened by the ridge formed by a moraine lying between Leeming Bar and the Fleetham Lodge area. Light pollution: In 2000, the level of light pollution was assessed as 49, on a scale of 1-255, with 1 representing maximum darkness, which is relatively low. It may have increased since then due to increased traffic and activity in the A1(M) corridor.</p> <p>Summary of effects on landscape / townscape The site would negatively affect the southern and western approaches to Kirkby Fleetham (Conservation Area). A number of other settlements also lie in close proximity to the site. There are potentially significant cumulative impact issues given the size and number of other potential mineral sites in the area between Catterick and Leeming Bar. The site is only 0.6 km from Killerby (MJP21) , just over 1 km from the site at Home Farm, Kirkby Fleetham (MJP33) and just under 1.5 km from MJP43 – land to the west of Scruton. Even if phased, this is a lot of disturbance to the landscape. The majority of the site is productive grade 2 farmland. A new access link to the A1(M) would be detrimental to the current perception of relative tranquillity, particularly if permanent. Following restoration, there is potential for the countryside to be marred by future artificial sunken landforms.</p> <p>There is a generally low-moderate level of urban intrusion as assessed by the CPRE, but the area may be experienced as being relatively tranquil as the intrusion is not generally visible.</p> <p>Much of the site is open arable farmland with large fields, with screening dependent on scanty hedgerows. There has been considerable change to the historic field pattern, with much hedgerow loss (further hedgerow loss would result from this development).</p> <p>It is not known whether a processing plant would be established, but there may be potential for a shared</p>	✓	✓	✓	✓	--	--	-
						?	?	?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	plant given the proximity to the Killerby site. However this would prolong the period of landscape impact. A rolling programme of extraction and restoration may reduce impact in the medium and long term, but even if screened there will be visible impacts. There could be scope for some landscape enhancement to be incorporated into a restoration scheme but much depends on depth of quarrying etc.							
12. Achieve sustainable economic growth and create and support jobs	<p><u>Proximity of factors relevant to sustainable economic growth</u> Site is very close to the A1 giving reasonably good access to York, Leeds and Teesside.</p> <p><u>Summary of effects on sustainable economic growth</u> This site would ultimately result in 5 million tonnes of sand and gravel being made available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material (as well as supporting freight driving jobs). Restoration, combined with that of other nearby sites might create something of a minor tourist attraction.</p>		✓	✓	✓	++	++	++
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> IMD Leeming Bar Not in most deprived 20%, Nearest settlements are Kirkby Fleetham (240m East) and Great Fencote (390m SE). Catterick is 3.7 km north-west, Scruton is 2 km south-east. Leeming Bar is 3.1 km south and Aiskew is 4.1 Km south-west. Catterick is in Richmondshire. The other settlements are in Hambleton of which only Leeming Bar is a Service Village (5% of housing directed to Service Villages) and Bedale with Aiskew is a Service Centre (overall 51% of housing). Catterick is a Primary Service Village in Richmondshire (13% of the housing – 240 houses across this category of settlement).</p> <p><u>Summary of effects on vitality / viability</u> This is a large site that could support a modest amount of jobs in extraction and freight. It would also supply a useful supply of building materials to support the planned growth in housing stock in nearby settlements. Restoration may provide a useful community resource.</p>		✓	✓	✓	+	+	+
14. To provide opportunities to enable recreation,	<u>Proximity to recreation, leisure and learning receptors</u> Footpath 10.84/2/1 crosses site. Footpath 10.84/3/3 150 metres to east. Footpath 10.84/1/3 is within 40 m of northern edge of site. National Cycle route 71 is 300m to the south. Draft common land in the village of Little Fencote is 425m south-east.		✓	✓	✓	-	-	-

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
leisure and learning	Summary of effects on recreation, leisure and learning One footpath would need to be diverted and another would be impacted by noise, dust and visual impacts. The National Cycle Network may be visually affected and could suffer occasional dust. In the longer term rights of way are assumed to be re-instated.							
15. To protect and improve the wellbeing, health and safety of local communities	<p>Proximity to population / community receptors / factors relevant to health and wellbeing Kirkby Fleetham School lies circa 300m from the site boundary. No health centres within 1km. Nearest settlement is Kirkby Fleetham 240m to the north east.</p> <p>Summary of effects on health and wellbeing Several individual properties lie within potential range of dust and noise while such impacts cannot be ruled out at the nearby settlements of Kirkby Fleetham and Little Fencote, both of which may suffer from combined impacts from local and quarry traffic making driving slower and potentially increasing risk to pedestrians and cyclists. Fumes, emissions and vibration generated by site machinery and vehicle movements may also contribute to amenity impacts.</p>		✓	✓	✓	-	-	-
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Site is in Flood Zone 1. Small patches of 1 in 30 year risk across southern part of the site (circa 5% of area) with an additional 2% at 1 in 100 year risk and a further 5% at 1 in 1000 year risk. Ouse CFMP - Unit: Swale Washlands / Policy 6.</p> <p>Summary of effects on flooding Flooding is relatively small scale at this water compatible site. There is some concern about surface water flooding, but this may well be inconsequential if the site is wet worked, or readily manageable if not. Not significant.</p>					0	0	0
17. To address the needs of a changing population in a sustainable and inclusive manner	<p>Proximity to factors relevant to the needs of a changing population The site does not conflict with any known allocations in other plans.</p> <p>Summary of effects on a changing population The site would make a significant contribution to self-sufficiency in the supply of sand and gravel and may also support markets outside of the plan area.</p>		✓		✓	++	++	++

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning context</u>: Nearest settlements are Kirkby Fleetham (240m east) and Great Fencote (390m south east). Catterick is 3.7 km north-west, Scruton is 2 km south-east. Leeming Bar is 3.1 km south and Aiskew is 4.1km south-west. Catterick is in Richmondshire. The other settlements are in Hambleton of which only Leeming Bar is a Service Village (5% of housing directed to Service Villages) and Bedale with Aiskew is a Service Centre (overall 51% of housing). Catterick is a Primary Service Village in Richmondshire (13% of the housing – 240 houses across this category of settlement). No allocations in Local Plans within 200m. However, a scheduled monument and conservation is noted in the Hambleton Plan’s proposal map at Kirkby Fleetham, nearby to east (see SA objective 10).</p> <p><u>Other Joint Minerals and Waste Plan sites</u>: MJP33 is 960m north, MJP21 is 620m north, MJP17 is 2km east; MJP44 is 1.4 km south.</p> <p><u>Historic minerals and waste sites</u>: Quarrying occurred to the south-west of the site with a cluster of historic applications around Leases Farm (2km south-west / also a landfill site). An historic application overlaps the site at Kirkby Fleetham, while extraction at the River Swale (granted 1950s) historically took place to the north.</p> <p>There may be cumulative impacts related to disturbance to species and loss of habitat in conjunction with Killerby (MJP21), Home Farm (MJP33) to the north and MJP46 to the south. If high quality habitat is created as the predominant after use and the management of the site can be secured then there is the potential for</p>							
		✓		✓	✓	0	0	0
						-		?

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score			
		P	T	D	I	S	M	L	
	<p>significant cumulative benefits for biodiversity.</p> <p>There are potentially significant cumulative impact issues given the size and number of other potential mineral sites in the area between Catterick and Leeming Bar. The site is only 0.6 km from Killerby (MJP21), just over 1 km from the site at Home Farm, Kirkby Fleetham (MJP33) and just under 1.5 km from MJP43 – land to the west of Scruton. Even if phased, this is a lot of disturbance to the landscape. The majority of the site is productive grade 2 farmland. A new access link to the A1(M) would be detrimental to the current perception of relative tranquillity, particularly if permanent. Following restoration, there is potential for the countryside to be marred by future artificial sunken landforms.</p>	✓	✓	✓	✓	--	--	-	
						?	?	?	
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.								
Score									
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.								
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant								

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	contribution to an issue or receptor of more local significance.							
0	The Site option will have no effect on the achievement of the SA objective ²³ .							
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.							
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.							
?	The impact of the Site option on the SA objective is uncertain.							

²³ This includes where there is no clear link between the site SA objective and the site

MJP61 – Land to South of Alne Brickworks

Site Assessment Framework Template

Site Name	MJP61 Land to the south of Alne Brickworks, Forest Lane, Alne
Current Use	Agriculture
Nature of Planning Proposal	Extraction of clay
Size	8.7 ha
Proposed life of site	Commence in about 2017, with a 23 year life
Notes	Proposed extension to quarry to serve the existing brickworks. Submission is subject of a current application for extraction (NY/2014/0204/FUL) which is awaiting determination. Possible restoration: ecological purposes including wetland.

SA FINDINGS SUMMARISE SIGNIFICANT EFFECTS ONLY. A WIDER RANGE OF CONSTRAINTS AND OPPORTUNITIES WERE INITIALLY ANALYSED AND DISTILLED DOWN TO ONLY THOSE WITH THE POTENTIAL TO BE SIGNIFICANT (SEE ALSO SITE ASSESSMENT METHODOLOGY SUMMARY REPORT FOR A FULL LIST OF CONSTRAINTS AND OPPORTUNITIES).

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
1. To protect and enhance biodiversity and geodiversity and improve habitat connectivity	<p>Proximity of international / national and local designations and key features Natura 2000: 12.5km SE-Strensall Common SAC; SSSI: 8.5 km from Upper Dunsforth Carrs SSSI; SINC: None within 2km.</p> <p>Priority Habitats: none; Site visit: noted the following features – ditch, pasture / grassland, arable, woodland / copse, hedgerows, standalone trees. Ecological networks: none.</p> <p>Summary of effects on designated sites and important features for biodiversity / geodiversity Due to distance and type of development it is considered unlikely that there will be any significant effects on Natura 2000 sites, SSSIs or SINC sites. Ecological surveys undertaken to support the current planning application (NY/2014/0204/FUL) identified great crested newts, badgers and nesting bird issues. It may be possible to address such issues through mitigation and / or through site restoration. There is the potential for positive restoration to wetland habitats to support great crested newts in particular (restoration could provide an</p>	✓	✓	✓		0	0	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<p>opportunity to improve an area of fairly low ecological quality). This site lies in the Linton on Ouse aerodrome consultation zone and therefore the MoD would need to be consulted regarding restoring this site for ecological purposes including wetland.</p> <p>In summary, in the short term there are potential negative impacts to protected species, in particular great crested newts. While impacts are neutral in the medium term as this site is worked, in the long term impacts could turn positive provided restoration and long term management of the site is secured and implemented.</p>							
2. To enhance or maintain water quality and improve efficiency of water use	<p><u>Proximity of water quality / quantity receptors</u> Site in NVZ for surface water. Not in groundwater source protection zone. In Humber RBMP SUNO Management Catchment - Alne Beck from Source to River Kyle water body is 1.36m north. However drainage on site seems to be directly connected with River Kyle from Derrings Beck to New Parks Beck. This has moderate ecological status and moderate overall status with a status objective of good by 2027. No RBMP lakes. Groundwater: SUNO Mercia Mudstone and Redcar Mudstone (Current overall status: good / objective: good by 2015). Site is in SUNO CAMS: surface water resources available at least 50% of time. At low flows new extraction licenses may be more restricted.</p> <p><u>Summary of effects on water quality</u> The current planning application at the site identified a range of potential impacts such as spillage of chemicals, mobilisation of existing contaminants, sediment loading and changes to flow rates. It finds that local surface water receptors are of low to medium sensitivity, while the effects that this site could have upon them could range from minor to moderate before mitigation (and impacts range from not significant to minor following mitigation – suggesting risks may be manageable)²⁴. In that application groundwater was identified as seepages at depths of between 6 and 9m and pumping would be required between March and September. Possible risks might arise from fuel spillage, inflow of leachate or long term modification of groundwater flow, levels and recharge, with magnitude of risks ranging from negligible to moderate. However, with mitigation risks are all non-significant²⁵. As this assessment is pre-mitigation we have rated overall impacts as minor to moderate.</p>		✓	✓		-	-	-

²⁴ KRS Environmental, 2014. Alne Brickworks Hydrological and Flood Risk Assessment.

²⁵ KRS Environmental, 2014. Hydrogeological Assessment

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
3. To reduce transport miles and associated emissions from transport and encourage the use of sustainable modes of transportation	<p>Proximity of transport receptors Site is situated off the A19 (c. 450m) and is next to a brickworks giving it excellent proximity to the intended market. Access: Confirmed no access from MJP61 to the public highway as would use internal haul road from site to brickworks; Light Vehicles: 0 as not transporting on public highway and will make no increase or decrease to the existing brickworks traffic; HGV Vehicles: 0 as not transporting on public highway and will make no increase or decrease to the existing brickworks traffic;</p> <p>Net change in daily two-way trip generation: light vehicles: 0; HGVs: 0. Traffic assessment rating: green.</p> <p>PROW: A footpath runs along the northern boundary of the site (see objective 14). This must be kept clear of any obstruction until such time as an alternate route has been provided and confirmed by order.</p> <p>Rail: 4.7km south (nearest station Leeming Bar 3.4km south); Strategic Road: A1 lies 1km west of the site; Canal / Freight waterway: Tees Navigation 20km north-east.</p> <p>Summary of effects on transport Site lies adjacent to a brickworks and no associated vehicle movements would be generated on the public highway over and above those associated with the current site. This allocation is therefore considered to be positive impact in terms of reducing transport miles for onward processing (though traffic will still continue into the future from the brickworks). Nonetheless a traffic assessment would still be required to consider issues such as access for vehicles arriving at the brickworks site.</p>		✓		✓	0 + ?	0 + ?	0 + ?
4. To protect and improve air quality	<p>Proximity of air quality receptors Not within a Hazardous substances consent site or an AQMA.</p> <p>Summary of effects on air quality The current application “seeks only to excavate clay for use in the adjacent brickworks. Material will be hauled to the brickworks via internal haul road and no additional vehicle movements will be generated as a result of the proposal. In fact, the grant of planning permission for the proposed development would remove the need for clay to be imported to the site and saving something in the order of 1350 trips to the site per year. Furthermore, the application does not propose any new or altered</p>		✓	✓		+	+	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	<i>access onto the public highway. There will therefore be no impacts upon the public highway as a result of the proposed development and an assessment of the potential traffic impacts has not been undertaken</i> . ²⁶ Impacts on air quality are therefore anticipated to be minor positive.							
5. To use soil and land efficiently and safeguard or enhance their quality	Proximity of soil and land receptors Agricultural Land Classification: c.80% of site in Grade 3. c20% (in north of site) is Grade 4. Greenfield site. No known risk factors. Coal mining subsidence: none noted. Summary of effects on soil / land An Agricultural Land Classification survey undertaken as part of the current planning application confirmed that the land falls within ALC Grade 3b, making it of lesser significance for food production.	✓		✓		0 -	0 -	0 -
6. Reduce the causes of climate change	Proximity of factors relevant to exacerbating climate change Site visit: noted the following features – pasture / grassland, woodland / copse, hedgerows, standalone trees. Summary of effects on climate change While some habitats with carbon storage potential exist on site, these are considered to be of low / negligible significance. As transport is only internal (and would save 1350 trips to the site per year) the predicted effect is broadly positive.	✓			✓	+	+	+
7. To respond and adapt to the effects of climate change	Proximity of factors relevant to the adaptive capacity²⁷ of a site Site is in Flood Zone 1. Surface water flooding occurs mainly in the northwest corner of the site and down the western edge, with about 2 or 3% of the site at a 1 in 30 risk, a further 1% at a 1 in 100 risk and about 7 per cent of the site at a 1 in 1000 risk. Site in Ouse CFMP / Unit Upper Ouse and River Kyle / Policy 6. Site in SUNO CAMS. No ecological networks noted. Summary of effects on climate change adaptation Site is not particularly prone to flooding, is defined as 'less vulnerable' to flooding, and has no local ecological networks. In the current application flood risk assessment finds surface water flooding from drainage ditches and groundwater flooding to be of low		✓	✓		0 -	0 -	0 -

²⁶ York Handmade Brick Company Ltd. 2014. Planning Application and Supporting Statement.

²⁷ Adaptive capacity is defined as the ability of a system to adjust to climate change to moderate potential; damage or take advantage of opportunities (adapted from CARE International, 2015. Adaptive Capacity [URL: http://www.careclimatechange.org/tk/integration/en/key_concepts/adaptive_capacity.html]

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	significance and able to be mitigated. Although it is in an area where flood storage would be supported, it is not in the floodplain.							
8. To minimise the use of resources and encourage their re-use and safeguarding	<p><u>Proximity of factors relevant to the resource usage of a site</u> No spatial factors identified.</p> <p><u>Summary of effects on resource usage</u> This site will contribute to the need for clay. This works against the SA objective, so it is scored negatively.</p>	✓		✓		-	-	-
9. To minimise waste generation and prioritise management of waste as high up the waste hierarchy as practicable	<p><u>Proximity of factors relevant to managing waste higher up the waste hierarchy</u> No spatial factors identified.</p> <p><u>Summary of effects on the waste hierarchy</u> The site would not deal with waste and no details are provided of how waste would be managed on site.</p>					0	0	0
10. To conserve or enhance the historic environment and its setting, cultural heritage and	<p><u>Proximity of historic environment receptors</u> Conservation areas: none within 1km; Registered Parks and Gardens: None within 5km; Registered Battlefields: None within 5km; World Heritage Sites: None within 5km; Scheduled Monuments: Non within 2km; Listed buildings: 3 within 1km (all grade 2), nearest 840m north-east.</p> <p>Named designed landscapes: Unnamed designed landscape (HLCUID HNY9918) (country estate) 1.75 km NE. Burn Hall (Designed landscape - country estate) 1.35km south-east; Unnamed designed landscape</p>	✓		✓		--	--	--

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
character	<p>(HLCUID 103392) (unidentified parkland) 1.69 km south-west.</p> <p>HLC Broad type - Enclosed land, HLC Type - Planned large scale parliamentary enclosure.</p> <p>Undesignated archaeology in this area includes potential for the survival of archaeological remains of prehistoric and later date inferred from archaeological evidence from the surrounding area. An archaeological geophysical survey of the allocation area in connection with the current planning application for the site has recorded ridge and furrow on differing alignments. Tentative archaeological features have also been identified by the survey, including a ring ditch and possible pit. The ridge and furrow remains may be masking more ephemeral remains of an earlier date and NYCC have advised further archaeological evaluation by trial trenching to clarify the nature and significance of any archaeological remains to inform a planning decision.</p> <p><u>Summary of effects on the historic environment</u> The HLC type of this area is planned large scale parliamentary enclosure. The allocation site is a small part of a much larger area of similar character type, of which the legibility is significant. It is felt that the proposed extraction is unlikely to have a major impact upon the historic landscape character of the immediately surrounding area, although it is acknowledged that within the site the historic landscape character will become invisible as development will replace an earlier field system. As 17% of the whole HLC project area has been identified as planned enclosure, this effect is not considered to be significant.</p> <p>There is high archaeological potential for the survival of archaeological remains within the site from the later prehistoric period onwards and, although the site has not been fully archaeologically evaluated, it is assumed that allocating this site would be likely to cause the loss of these archaeological remains if the site is extracted without mitigation.</p> <p>Archaeological potential is deemed uncertain until such time as an archaeological field evaluation is carried out. The results of such work would provide more certainty about the nature and significance of below ground deposits.</p> <p>It is assumed that the archaeological impact will occur throughout the duration of extraction. It is assumed</p>							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	that mineral extraction will result in the total destruction of the undesignated archaeological remains. As archaeology is a finite, irreplaceable resource, the impact will therefore be significant.							
11. To protect and enhance the quality and character of landscapes and townscapes	<p>Proximity of landscape / townscape receptors and summary of character National Parks: None within 10km; AONBs: Circa 5.3km from Howardian Hills; Heritage Coast: No; ITE land: No.</p> <p>NCA: Vale of York; NYLCA: Landscape Character Type 28. Vale Farmland with Plantation Woodland and Heathland. Local Landscape Assessment: Hambleton LCA. This is a category called 'intensively farmed lowland (simple topography) - Intermediate enclosure 5b; Intrusion: disturbed.</p> <p>Summary of effects on landscape / townscape There are no predicted impacts on nationally or locally protected landscapes and no settlements close by which might have their setting altered by this site. The land is generally low-lying, screened, and a wet restoration scheme would be in keeping with landscape character. Existing field boundaries would be largely retained and enhanced (based on current proposals). However there are cumulative effects with Alne landfill site, which is a visual detractor, and not at all in character with the surroundings. In terms of tranquillity the site lies within the A19 corridor and adjacent to a landfill site and brickworks and agricultural building (intensive chicken rearing). There is unlikely to be a significant increase in visual intrusion. The site is generally screened by intervening landform (Alne tip), field boundaries, and agricultural buildings, but it will be open to view from the adjacent public footpath.</p> <p>Vehicle movements would not alter the character of the site as the clay extracted would go to Alne brickworks which is adjacent to the site. As there would be a wet restoration scheme there would be a loss of productive farmland.</p>	✓	✓	✓		-	-	0
12. Achieve sustainable economic growth and create and support jobs	<p>Proximity of factors relevant to sustainable economic growth Site is situated off the A19 and next to brickworks, giving it relatively good access to markets, York in particular.</p> <p>Summary of effects on sustainable economic growth This site would ultimately result in 700,000 tonnes of clay being made into bricks which would be available to the market. This would make a significant contribution to the building sector by helping to boost supply of a key building material.</p>		✓	✓	✓	+	+	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
13. Maintain and enhance the viability and vitality of local communities	<p><u>Proximity of factors relevant to community vitality / viability</u> Index Multiple Deprivation: In Tollerton IMD area – not in worst 20%. Tollerton, Alne, Tholthorpe, Huby and Easingwold all lie within 5km. These settlements are all in Hambleton. Easingwold is a Service Centre (overall 51% of housing across all service centres). Huby, Tholthorpe, Alne and Tollerton are Secondary Villages (land will not be allocated for housing, unless there are exceptional circumstances).</p> <p><u>Summary of effects on vitality / viability</u> This site will support some jobs. Supply of bricks will help realise the housing needs of local communities, as well as communities further afield (such as in larger housing markets such as York).</p>		✓	✓	✓	+	+	+
14. To provide opportunities to enable recreation, leisure and learning	<p><u>Proximity to recreation, leisure and learning receptors</u> Footpath 10.6/2/2 runs along northern boundary of site. Footpath 10.6/3/1 is 120m east. Footpath 10.160/13/1 runs 320 m to south of site. No common land or village greens within 500m. Nearest common land is 800m south (allotment gardens, Sykes Lane).</p> <p><u>Summary of effects on recreation, leisure and learning</u> Walkers along the northern boundary may receive additional noise and visual effects, though site is reasonably well screened from the north. The site may be more visible from the south. Though the footpath is more distant. The current application suggests views from a footpath to the south are interrupted by intervening vegetation. The site visit reported that views from the west were blocked '99% of the time' by hedgerows. In the long term restoration may enhance the experience of walking in this area.</p>		✓	✓		-	-	-
15. To protect and improve the wellbeing, health and safety of local communities	<p><u>Proximity to population / community receptors / factors relevant to health and wellbeing</u> No schools or health centres within 1km. Nearest settlement is Alne Station 1.5 km north-west.</p> <p><u>Summary of effects on health and wellbeing</u> The current application reports no risk from dust from extractive processes as it is 450m from the nearest property and the clay being worked is moist. However, dust from vehicles is possible, though this is readily manageable through damping down the haul road in dry weather.</p>		✓		✓	0	0	0

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
16. To minimise flood risk and reduce the impact of flooding	<p>Proximity to flood zones Site is in Flood Zone 1. Surface water flooding occurs mainly in the northwest corner of the site and down the western edge, with about 2 or 3% of the site at a 1 in 30 risk, a further 1% at a 1 in 100 risk and about 7 per cent of the site at a 1 in 1000 risk. Site in Ouse CFMP / Unit: Upper Ouse and River Kyle / Policy 6.</p> <p>Summary of effects on flooding Site is not particularly prone to flooding and is defined as 'less vulnerable' to flooding. The current application flood risk assessment finds surface water flooding from drainage ditches and groundwater flooding to be of low significance and able to be mitigated. Although it is in an area where flood storage would be supported, it is not in the floodplain.</p>		✓	✓		0	0	0
17. To address the needs of a changing population in a sustainable and inclusive manner	<p>Proximity to factors relevant to the needs of a changing population The site does not conflict with any known allocations in other plans.</p> <p>Summary of effects on a changing population The site would make a contribution to self-sufficiency in the supply of clay (and, indirectly, bricks) and may also support markets outside of the plan area.</p>		✓		✓	+	+	+

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
Cumulative effects	<p><u>Cumulative / Synergistic effects</u></p> <p><u>Planning Context:</u> Tollerton, Alne, Tholthorpe, Huby and Easingwold all lie within 5km. These settlements are all in Hambleton and are covered by the Hambleton Local Development Framework. Easingwold is a Service Centre (overall 51% of housing across all service centres). Huby, Tholthorpe, Alne and Tollerton are Secondary Villages (land will not be allocated for housing, unless there are exceptional circumstances). Tollerton is nearest settlement. No allocations within 200m, so no cumulative effects predicted from the review of local plans.</p> <p><u>Other Joint Minerals and Waste Plan Sites:</u> none within 2km</p> <p><u>Historic Minerals and Waste Sites:</u> Numerous extraction and waste applications associated with the area to the immediate north which is an authorised landfill site.</p> <p>In terms of landscape, there are cumulative effects with Alne landfill site, which is a visual detractor, and not at all in character with the surroundings.</p>							
			✓	✓		-	-	-
							-	0
Limitations / data gaps	No significant data gaps. More detailed assessment would be required to fully evaluate a number of effects however. This should be addressed at any subsequent planning application stage.							
Score								
++	The Site option is predicted to have major positive effects on the achievement of the SA objective. For example, this may include a significant contribution to issues or receptor of more than local significance, or to several issues or receptors of local significance.							
+	The Site option is predicted to have minor positive effects on achievement of the SA objective. For example, this may include a significant							

Proposed Sustainability Objective	Key Facts for Consideration by the Assessment Panel and Initial Observations on Significance					Score		
		P	T	D	I	S	M	L
	contribution to an issue or receptor of more local significance.							
0	The Site option will have no effect on the achievement of the SA objective ²⁸ .							
-	The Site option is predicted to have minor negative effects on the achievement of the SA objective. For example, this may include a negative contribution to an issue or receptor of local significance.							
--	The Site option is predicted to have major negative effects on the achievement of the SA objective. For example, this may include a significant negative contribution to an issue or receptor of more than local significance.							
?	The impact of the Site option on the SA objective is uncertain.							

Mitigation requirements identified through Site Assessment process
<ul style="list-style-type: none"> • Design to mitigate impact on ecological issues • Design to include suitable arrangements for retention or diversion of gas pipeline (as appropriate) • Design to mitigate impact on best and most versatile agricultural land • Design of development and landscaping of site to mitigate impact on heritage assets (Scheduled monuments, Listed Buildings, Registered park and garden), local landscape features and their respective settings • Design to include suitable flood risk assessment, attenuation and surface water drainage and mitigation of any hydro-geomorphic impacts on the river • Design to include suitable arrangements for access and local roads • Design to include suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • Appropriate arrangements for control of and mitigation of the effects of noise, dust, etc. • Appropriate restoration scheme using opportunities for habitat creation

²⁸ This includes where there is no clear link between the site SA objective and the site