

North Somerset Council
Sites and Policies Part 1:
Development Management
Policies

**Habitat Regulations
Assessment**

June 2015

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1. Introduction

- 1.1 This report documents the Habitats Regulations Assessment (HRA) work which has been carried out on the Sites and Policies Plan Part 1: Development Management Policies Publication Version, February 2015 (the “Sites and Policies Plan Part 1” for short). The relevant regulations are the Conservation of Habitats and Species Regulations 2010, which relate to Articles 6(3) and (4) of the Habitats Directive.
- 1.2 The implications of the regulations (section 102) is that before a local authority can authorise a plan or project which is likely to have a significant effect on the integrity of a European site it must make an appropriate assessment of the implications for that site in view of its conservation objectives. Screening considers whether significant effects are likely, and hence whether an Appropriate Assessment is necessary. “European sites” are Natura 2000 sites. They include Special Protection Areas (SPAs), Special Areas of Conservation (SACs) and Ramsar sites, under the EC Birds and Habitats Directives. This HRA document covers screening assessment of the Sites and Policies Plan Part 1.
- 1.3 The document has been produced by North Somerset Council officers in liaison with Natural England, as indicated in section 7.

2. Scope of the HRA

- 2.1 The screening assessment considers whether significant effects would be likely regarding the four European Sites within/adjoining North Somerset which are the Severn Estuary European Marine Site (SAC, SPA and Ramsar), the Mendip Limestone Grasslands SAC, the Avon Gorge Woodlands SAC and North Somerset and Mendip Bats SAC.
- 2.2 There are European Sites further afield outside North Somerset. However due to the distance of these sites to the plan area it was assessed that there would not be likely significant effects on these sites.
- 2.3 Consistent with the regulations, the screening exercise has taken account of whether significant effects are likely from the Sites and Policies Plan Part 1 alone, and also whether in-combination effects are likely (taking account of other plans and projects in combination with it).
- 2.4 A map showing the location of the European Sites considered, and descriptions of their qualifying features and conservation objectives are included in Appendices 1 and 2 respectively.

3. Status of the Sites and Policies Plan Part 1.

- 3.1 The Consultation Draft Sites and Policies Plan was subject to public consultation in February –April 2013. Further progress on the Sites and Policies Plan has been delayed pending resolution of the Core Strategy remitted policies. (Following a legal challenge to the adopted Core Strategy, Policy CS13 (housing requirement) was remitted back to the Planning Inspectorate for re-examination. In addition, eight other policies were also remitted on the grounds that should the housing requirement be increased then this may have consequences for one or more of these policies. The examination of the remitted policies is taking place in two stages. In March 2015 the Inspector reported on his consideration of Policy CS13 and concluded that the housing requirement should be 20,985 dwellings for 2006-2026. However, the Secretary of State subsequently indicated that he would be formally intervening in the process to review and consider the Inspector's conclusions, and this will now be subject to the Secretary of State's approval. The next stage of the process will be to consider any consequences for the other remitted policies.)
- 3.2 The Consultation Draft Sites and Policies Plan February 2013 comprised two sections: Development Management Policies and Place-making Policies (site allocations).
- 3.3 As the Core Strategy remitted policies primarily relate to site allocations, the decision was taken to split the plan into two parts, and to take forward the Development Management Policies first, as a Part 1 document. As a consequence the Sites and Policies Plan Part 1 Development Management Policies (Publication Version) was published for public consultation in February 2015.
- 3.4 The site allocations part (2) of the plan will follow once the Core Strategy remitted policies have been resolved.
- 3.5 The first table in Appendix 4 summarises the policies which have been taken forward in the Part 1 (Publication) document, highlighting any significant changes made to them from the February 2013 Consultation Draft. These are the more generic development management policies against which planning applications and development proposals are assessed. They are generally less contentious as they generally don't relate to specific sites or allocations.
- 3.6 Appendix 4 also includes a further table showing those policies from the Development Management Policies section of the Consultation Draft Sites and Policies Plan which, for various reasons, were not taken forward for inclusion within the Part 1 (Publication) document. The table gives the reasons.

4. Relevance of the Core Strategy HRA Screening

- 4.1 The North Somerset Core Strategy was adopted in April 2012 and was subject to a high level HRA assessment, which has since been updated to take account of subsequent changes to the housing requirement in policy CS13, (most recently the possible increased requirement of 20,985 dwellings for 2006-2026). The Sites and Policies Plan Part 1 is in conformity with the strategic policy approach of the Core Strategy, in terms of nature and location of development and the two plans cover largely similar topics and issues. Therefore in broad terms the HRA of the Core Strategy is very relevant to the Sites and Policies Plan Part 1.
- 4.2 In view of this, it was felt that it was not necessary to undertake a full screening assessment matrix for HRA, listing all the Sites and Policies Plan 1 policies. It was recognised that many of the policies relate to topics covered by more strategic policies in the Core Strategy, for which screening (consideration of the likelihood of significant effects) has already been addressed through the Core Strategy HRA screening assessment (see Appendix 5 below). It was also recognised that the Sites and Policies Plan 1 generally does not lend itself to a detailed or precise assessment, a point which Natural England have acknowledged. As indicated above, the Sites and Policies Plan Part 1 generally does not allocate sites for development, and contains only limited site specific detail. The policies are mainly generic policies against which planning applications and development proposals are assessed across the district, and which are essentially about the management/control of development.
- 4.3 Therefore, for most policies in the Sites and Policies Plan 1, the screening which was carried out for the Core Strategy is considered relevant and adequate, and there is no need for further screening. From the conclusions that were drawn for the Core Strategy HRA, it can be assumed that, for those policies, with relevant mitigation measures identified in the screening matrices (see appendix 5), there would not be likely significant effects on European sites.

5. Policies which have been subject to more specific HRA Screening.

- 5.1 However, the Sites and Policies Plan Part 1 does contain some policies which are more site specific, or which focus development into certain areas, and for these it was felt that further, more specific screening assessment is needed. They have been assessed below.

Policy DM16: Allocation of Land at the Spinney

- 5.2 Policy DM16 concerns continued allocation of land for mineral working at the Spinney, directly south of Stancombe Quarry, as a potential extension to that quarry. It is effectively a carry over of an existing allocation in the adopted Mineral Working in Avon Local Plan.

- 5.3 However a planning application for mineral working of the site (ref 14/P/1179/F2) has been granted (May 2015), so further consideration of the policy, in HRA terms, is not necessary. Also, having regard to Natural England' comments on the planning application it is considered that the development would not have likely significant effects (LSEs) on European sites.
- 5.4 While the Spinney, distant from most of the European Sites, is within a 5km consultation zone of the North Somerset and Mendip Bats SAC, around its component sites, in the adopted North Somerset Replacement Local Plan, the formal comments of Natural England, on the planning application, (in a letter dated 24 July 2014), stated: "This application is in close proximity to the North Somerset and Mendip Hills Special Area of Conservation (SAC) which is also notified as Brockley Hall Stables SSSI. Natural England is satisfied that the proposed development being carried out in strict accordance with the details of the application, as submitted, will not damage or destroy the interest features for which the site has been notified. We therefore advise your authority that this SAC/SSSI does not represent a constraint in determining this application".

Policy DM20: Major Highways Schemes

- 5.5 Policy DM20 safeguards land for a number of major transport schemes. The HRA of the Core Strategy policy CS10 covered the same major highways schemes, (and more) and its findings are applicable to policy DM20. That HRA found that, from work undertaken by Halcrow, for the Severn Estuary European site, air pollution impacts are unlikely to be significant.
- 5.6 However, for the Mendip Limestone Grasslands and the North Somerset and Mendip Bats SACs the Halcrow work identified that transport schemes which could affect traffic on sections of the A38 and A371, and the A370 and A368 respectively, alongside component sites, are potentially significant with respect to airborne nitrogen deposition. However the Halcrow work suggests that with implementation of sustainable transport measures in the Joint Local Transport Plan, there would be unlikely to be significant effects on the SAC, alone or in combination with other plans and projects.
- 5.7 For the Avon Gorge Woodlands SAC, the Core Strategy HRA identified that transport schemes which could affect traffic on sections of the A4, A369, A4176 and B3129 alongside the site, were potentially significant in terms of air pollution impact. However again, Halcrow work predicted that with appropriate mitigation measures, including sustainable transport policies in the Bristol Core Strategy and the West of England Joint Local Transport Plan (LTP), there would not be LSEs, alone or in combination. These points would also logically apply to policy DM20

Policy DM47: Proposals for economic development within towns and defined settlements

- 5.8 Policy DN47 sets out criteria to be met by proposals for economic development within the four towns of Weston super Mare, including Weston Villages, Clevedon, Nailsea and Portishead, and Service and Infill Villages. It requires that proposals “would not have unacceptable environmental effects”.
- 5.9 The Core Strategy HRA considered policy CS20 on supporting a successful economy, which concerns scale and broad distribution of employment development, so covers similar issues to policy DM47, including that of economic development at Weston Villages. The HRA predicted no significant air pollution impacts (such as traffic related) on any of the European Sites. It took account of the Halcrow work, including distance of the Weston Villages from the European sites.
- 5.10 There is potential for impact on bats from economic development regarding potential noise/light, particularly regarding the location of the Weston Villages within the 5km consultation zone of the North Somerset and Mendip Bats SAC. However, the HRA of the Core strategy suggests that mitigation measures could be used to limit this impact including: retention of dark vegetated corridors within green infrastructure to form part of any large-scale development; a site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, on large scale developments; consideration for provision of green (living) roofs on suitable large buildings, covered with local substrates or grass rather than sedum species to maximise its value for wildlife conservation and foraging bats. It is considered that such mitigation measures, listed in the matrices (in appendix 5) against policy CS20, would similarly be applicable to policy DM47, and that with such measures there would not be LSEs on the SAC.
- 5.11 Similar measures have been included in the Weston Villages Supplementary Planning Document (SPD), as a result of HRA work. For example, that document refers to the importance of parts of the strategic rhyne network such as Grumblepill Rhyne, a Wildlife Site, and the Cross Rhyne, as commuting and foraging areas for bats. It refers to the retention of dark vegetated corridors, particularly along those rhynes, with a target illumination of less than 0.5 lux, to permit the continued commuting and foraging of horseshoe bats, and inclusion of suitably designed and oriented lighting. Natural England endorsed the HRA work on the SPD, and the resulting changes that were made to the SPD.

Policy DM49: Royal Portbury Dock

- 5.12 Policy DM49 concerns maintenance/enhancement of the role of the dock and expansion/intensification of associated employment

development where compatible with the Green Belt, plus development of safeguarded land to the south for port uses, subject to criteria, including satisfactory environmental safeguards. The Core Strategy HRA considered the dock (policy CS24) which covers similar issues, and predicted no significant air pollution impacts on the Severn Estuary to which it is adjacent, or to any of the other European Sites, having regard to the Halcrow work.

- 5.13 The fact that the dock already exists, and that policy DM49 refers to expansion/intensification of that existing use, plus the reference to satisfactory environmental safeguards should help to reduce the potential for other impacts like increased noise and disturbance to birds in the estuary, notably from construction. There is also scope for mitigation, such as best practice construction techniques to minimise impact. The Core Strategy HRA predicted no LSEs for policy CS24, with such mitigation, on the Severn Estuary site, and it is logical that this would also apply to policy DM49.
- 5.14 The significant distance of the dock from the other European sites means that significant effects on them are also unlikely.

Policy DM50: Bristol Airport

- 5.15 Policy DM50 concerns the possibility of expansion of the existing airport, if required, and permits development within a defined Green Belt inset at Lulgat where it is needed for airport related activity like aircraft maintenance, transport of passengers etc., subject to criteria, including minimising of environmental impacts and no unacceptable noise impact. The Core Strategy HRA considered the airport policy CS23 which covers similar issues, and predicted no significant air quality related effects on any of the European Sites.
- 5.16 The reference to minimising of environmental effects means that, as a policy, DM50 is unlikely to have other significant effects on European sites. Also there is already outline planning consent for major development at the airport, (application 09/P/1020/OT2, which was granted in 2009, and conditions imposed included mitigation measures for biodiversity, including a requirement for submission of a biodiversity action plan for the airport site for approval, and a site-wide lighting strategy identifying measures to control light pollution.

6. Cumulative and in-combination effects

- 6.1 The generally non-site specific nature of the Sites and Policies Plan Part 1 makes potential significant effects of policies, including cumulative or in-combination impacts, unlikely. As indicated above, the more site-specific policies have been subject to more specific screening, partly drawing on the HRA of relevant Core Strategy policies. The Core Strategy HRA took account of possible in-

combination effects of that plan with other plans and projects, largely focussing on possible air quality impacts, through work of Halcrow, but also covering wider possible effects, particularly when the HRA was updated regarding the housing increase to 20,985 dwellings. The other plans and projects considered in that update were ones which had themselves been subject to HRA, including the Sedgemoor, Mendip and Bristol Core Strategies, and the Hinkley Point C Connection Project, and the update was able to draw on that information.

- 6.2 As indicated above, regarding policy DM20 on major transport schemes, the Halcrow work suggests that there would be potential in-combination effects concerning air quality, for the Mendip Limestone Grasslands and Avon Gorge Woodlands SACs. However, the Halcrow work found that, with appropriate mitigation, such as implementation of policies in the West of England Joint Local Transport Plan, there would not be significant likely in-combination effects.
- 6.3 Regarding potential non-air quality impacts, the Core Strategy HRA found that implementation of mitigation measures in the other plans and projects, together with those in the Core Strategy screening matrices, would be likely to safeguard against cumulative and in-combination effects on European sites. This is relevant to the Sites and Policies Plan Part 1.

7. Liaison with Natural England

- 7.1 The HRA has been carried out in close liaison with Natural England, who responded to public consultation on the Sites and Policies Plan Part 1(Publication) and an initial draft version of this HRA report, in a letter of 27 March 2015, and generally made positive comments.
- 7.2 Natural England made some suggestions concerning some policies, which they felt would improve and strengthen the plan with respect to the natural environment and provide a helpful platform for further environmental assessment later in the plan process when more is known about potential locations. They felt that this is particularly relevant to the North Somerset and Mendip Bats SAC and the Severn Estuary designated sites, stating that they appear to be the sites most likely to be affected by the plan. Their suggestions concerning policies DM8 and DM22 make reference to European sites, so are relevant to this HRA report.
- 7.3 Regarding policy DM8 on Nature Conservation, Natural England encouraged the council to consider including a reference to the preparation of detailed guidance for the North Somerset and Mendip Bats SAC (should that be agreed) and to its relevance for future proposed development in and around the 5km consultation zone around the component sites. They stated that, as part of the improvement programme for England's Natura 2000 sites (IPENS)

Natural England has identified that “development on the land between the sites that make up the North Somerset and Mendip Bats SAC could have an impact on bats through loss of foraging habitat, loss of minor roost sites, and disruption of flight paths (the latter particularly through light pollution”). They have identified the following action to address this: “Produce and promote advice and guidance on development control and strategic planning”.

- 7.4 Natural England also encouraged the council to include specific reference in policy DM8 to ensuring the protection of the Severn Estuary SAC, SPA and Ramsar site, advising that the plan should make clear the need for adequate survey and assessment of cumulative, in-combination and offsite impacts (drainage, disturbance, run off, impacts on managed realignment etc.) where proposals that could affect the sensitive bird species and other habitats and species of the Estuary are brought forward. They stated that this would ensure there would be a hook in the overarching policy to support site specific policies for relevant site allocations when these are eventually determined in the site allocations part (2) of the plan.
- 7.5 Policy DM22 is on existing and proposed railway lines, and includes safeguarding of the existing Portishead–Pill railway line, ensuring that development would not prejudice its use for rail traffic. (It is likely that at some time in the future a scheme will come forward for reopening the line for passenger traffic, likely to involve more train traffic and improvements involving signalling etc.)
- 7.6 Regarding this policy, Natural England stated that parts of the line are located close to or within national and European designated sites, including the Severn Estuary SSSI, SAC, SPA and Ramsar site, and the Avon Gorge Woodlands SSSI and SAC. Natural England encouraged the council to include a reference to the proximity of the route and the need to ensure the interests of the site are protected.
- 7.7 The council’s planning policy officers are proposing to make amendments to the plan (Policy DM8) which accord with the suggestions of Natural England. The proposed amendments are as follows:

Add sentence to the policy under **Sites of International and National Importance** which reads:

The Severn Estuary SAC, SPA and Ramsar site is defined on the Proposals Map. Any proposals that could affect the sensitive bird species and other habitats and species of the Estuary will need to carry out adequate surveys and assessments of the cumulative, in-combination and offsite impacts (drainage, disturbance, runoff, impacts on managed realignment etc.) of the scheme.

Add the following text to the end of the second paragraph of the supporting text:

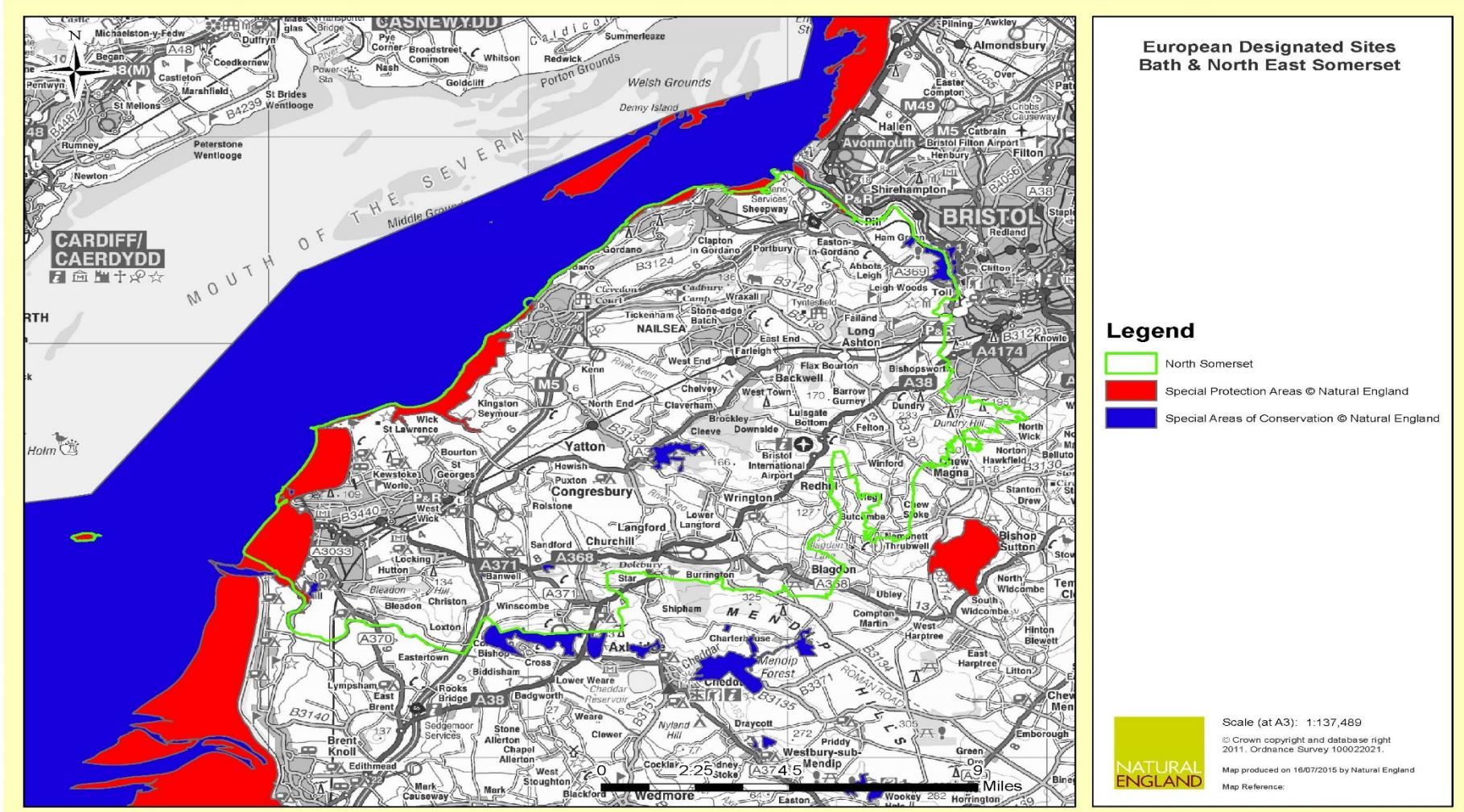
"Following consultation with Natural England North Somerset Council are looking into producing detailed guidance on the North Somerset & Mendip Bat SAC for future proposed development in and around the 5km zone."

- 7.8 Regarding policy DM22, the council considers that, as the need for assessment under European legislation is adequately covered by policy DM8, and the plan is meant to be read as a whole, no amendment is necessary.

8. Conclusion

- 8.1 This screening assessment has found that with appropriate mitigation, notably the mitigation measures identified in the Core Strategy HRA matrices, (see Appendix 5 below), no likely significant effects on European sites are predicted from the Sites and Policies Plan Part 1 Development Management Policies (Publication Version), both alone and in combination with other plans or projects.
- 8.2 Therefore the screening suggests that there is not a need for Appropriate Assessment of the Sites and Policies Plan Part 1.
- 8.3 However this is a high level assessment and there might be instances where a project level HRA is required. The Screening Assessment matrices in the Core Strategy HRA suggest that such detailed HRA may need to be carried out in respect of some individual planning applications.
- 8.4 This HRA report is a supporting document to the Publication Version of the Sites and Policies Plan Part 1. The importance of protecting European Sites and of maintaining and enhancing biodiversity in general is reflected in the plan itself particularly in Policy DM8: Nature Conservation which states that "Development which would have an adverse impact on identified sites of international importance (which include Special Areas of Conservation (SACs), Special Protection Areas (SPAs) and Ramsar sites) will not be permitted".
- 8.5 As indicated above, the council is proposing to amend policy DM8 and its supporting text in line with comments of Natural England, which further demonstrate the council's recognition of the importance of European sites.

Appendix 1: Map of European Sites within North Somerset



Appendix 2: European Sites and their qualifying features

The European Sites considered, their citations and conservation objectives

Severn Estuary SAC, SPA, Ramsar

EC Directive 92/43 on the Conservation of Natural Habitats and of Wild Fauna and Flora

Citation for Special Area of Conservation (SAC)

Name: Severn Estuary/ Môr Hafren

Unitary Authority/County: England: Bristol City, Gloucestershire, Bath & North East Somerset, Somerset, South Gloucestershire.

Wales: Bro Morgannwg/Vale of Glamorgan, Caerdydd/Cardiff, Casnewydd/ Newport, Sir Fynwy/ Monmouthshire.

SAC status: Designated on 10 December 2009

Grid reference: ST321748

SAC EU code: UK0013030

Area (ha): 73715.40

Component SSSI: Upper Severn Estuary SSSI, Severn Estuary SSSI, Bridgwater Bay SSSI.

Site description:

The Severn Estuary lies on the south west coast of Britain at the mouth of four major rivers (the Severn, Wye, Usk, and Avon). The immense tidal range (the second highest in the world) and classic funnel shape make the Severn Estuary unique in Britain and very rare worldwide. This tidal range creates strong tidal streams and high turbidity, producing communities characteristic of the extreme physical conditions of liquid mud and tide-swept sand and rocks.

The **Estuary** includes a wide diversity of habitats including **Sandbanks which are slightly covered by sea water all the time, Mudflats and sandflats not covered by sea water at low tide, Atlantic salt meadows, and Reefs**, which are identified as Annex I habitat types in their own right.

The intertidal zone of mudflats, sand banks, rocky platforms and saltmarsh is one of the largest and most important in Britain. The estuary has a diverse geological setting and a wide range of geo-morphological features, especially sediment deposits. It is important for the interpretation of coastline dynamics and land-forms, and also past changes, in sea level, sediment supply, climate and river flow. The estuary's overall interest depends on its large size, and on the processes and interrelationships between the intertidal and marine habitats and its fauna.

The fluctuating salinity and highly mobile sediments with consequent high turbidity limits the benthic invertebrates of the mud and sandflats to relatively few species.

Those which are tolerant of such conditions occur in very high densities on the more stable mudflats. Beds of eel-grass *Zostera* spp. also occur on some mudflats. A greater variety of invertebrates occurs on the intertidal rock platforms, a more stable habitat with rock pools and a relatively high cover of seaweeds.

Conservation objectives for SAC:

(Main source: Natural England web site:

<http://publications.naturalengland.org.uk/file/4513629940482048>

With regard to the SAC and the natural habitats and/or species for which the site has been designated (the 'Qualifying Features' listed below), and subject to natural change;

Ensure that the integrity of the site is maintained or restored as appropriate, and ensure that the site contributes to achieving the Favourable Conservation Status of its Qualifying Features, by maintaining or restoring;

- **The extent and distribution of qualifying natural habitats and habitats of qualifying species**
- **The structure and function (including typical species) of qualifying natural habitats**
- **The structure and function of the habitats of qualifying species**
- **The supporting processes on which qualifying natural habitats and the habitats of qualifying species rely**
- **The populations of qualifying species, and,**
- **The distribution of qualifying species within the site.**

Qualifying features

H1110. Sandbanks which are slightly covered by sea water all the time; Subtidal sandbanks

H1130. Estuaries

H1140. Mudflats and sandflats not covered by seawater at low tide; Intertidal mudflats and sandflats

H1170. Reefs

H1330. Atlantic salt meadows (*Glauco-Puccinellietalia maritimae*); Atlantic salt meadows

S1095. *Petromyzon marinus*; Sea lamprey

S1099. *Lampetra fluviatilis*; River lamprey

S1103. *Alosa fallax*; Twaite shad

Citation for Severn Estuary SPA

EC Directive 79/409 on the Conservation of Wild Birds: Special Protection Area

Severn Estuary (Gloucestershire, Avon, Somerset, South Glamorgan, Mid Glamorgan, Gwent)

The Severn Estuary is one of the largest estuaries in Britain and it has the second largest tidal range in the world. Its classic tunnel shape and south west orientation makes it susceptible to extreme conditions in the east Atlantic. There are large urban developments on the estuary including the cities of Bristol and Cardiff.

The Severn Estuary qualifies under Article 4.1 of the Birds Directive by regularly supporting an internationally important wintering population of Bewick's Swan *Cygnus columbianus bewickii*, an Annex 1 species. During the period 1988/89 to 1992/93 a mean peak of 289 birds (1.7% of the north west European population, 4.1% of the British wintering population) used the estuary.

The Severn Estuary qualifies under Article 4.2 as a wetland of international importance by regularly supporting in winter over 20,000 waterfowl. In the five year period 1988/89 to 1992/93 the average peak count was 68,026 waterfowl comprising 17,502 wildfowl and 50,524 waders.

The Severn Estuary also qualifies under Article 4.2 by regularly supporting in winter internationally important numbers of the following 5 species of migratory waterfowl (average peak means for the period 1988/89 to 1992/93): 3,002 European white-fronted goose *Anser albifrons albifrons* (1.0% NW European, 50% British), 2,892 shelduck *Tadorna tadorna* (1.2% NW European, 3.9% British), 330 gadwall *Anas strepera* (2.8% NW European, 5.5% British), 41,683 dunlin *Calidris alpina* (2.9% east Atlantic flyway (EAF), 9.6% British) and 2,013 redshank *Tringa totanus* (1.3% EAF, 2.6% British).

The Severn Estuary also supports internationally important wintering populations of a further 10 species: 3,977 wigeon *Anas Penelope* (1.6% British, 1,998 teal *Anas crecca* (2% British), 523 pintail *Anas acuta* (2.1% British), 1,686 pochard *Aythya ferina* (3.8% British), 913 tufted duck *Aythya fuligula* (1.5% British), 227 ringed plover *Charadrius hiaticula* (1% British), 781 grey plover *Pluvialis squatarola* (3.7% British), 3,096 curlew *Numenius arquata* (3.4% British), 246 whimbrel *N. phacopus* (4.9% British total) and 3 spotted redshank *Tringa erythropus* (1.5% British).

In addition during passage periods, the estuary supports nationally important numbers of ringed plover (spring migration: 442 birds, (1.4% British passage), autumn migration: 1,573 birds (5.2% British passage), dunlin (spring: 3,510 birds (1.7% British passage), autumn 5,500 birds (2.7% British passage), whimbrel *Numenius phaeopus* (spring: 246 birds (4.9% British passage), autumn: 66 birds (1.3% British passage) and redshank (autumn 2,546 birds (2% British passage).

The Severn Estuary also supports a nationally important breeding population of a migratory species. In 1993 2040 pairs of lesser black-backed gulls *Larus fuscus* bred on the islands of Steep Holm and Flat Holm within the estuary. This represents 2.5% of the British total.
(SPA Citation Dec 19893).

European Site Conservation Objectives for Severn Estuary Special Protection Area

Site Code: UK9015022

With regard to the SPA and the individual species and/or assemblage of species for which the site has been classified (the 'Qualifying Features' listed below), and subject to natural change;

Ensure that the integrity of the site is maintained or restored as appropriate, and ensure that the site contributes to achieving the aims of the Wild Birds Directive, by maintaining or restoring;

- The extent and distribution of the habitats of the qualifying features
- The structure and function of the habitats of the qualifying features

- The supporting processes on which the habitats of the qualifying features rely
- The population of each of the qualifying features, and,
- The distribution of the qualifying features within the site.

This document should be read in conjunction with the accompanying *Supplementary Advice* document, which provides more detailed advice and information to enable the application and achievement of the Objectives set out above.

Qualifying Features:

- A037 *Cygnus columbianus bewickii*; Bewick's swan (Non-breeding)
- A048 *Tadorna tadorna*; Common shelduck (Non-breeding)
- A051 *Anas strepera*; Gadwall (Non-breeding)
- A149 *Calidris alpina alpina*; Dunlin (Non-breeding)
- A162 *Tringa totanus*; Common redshank (Non-breeding)
- A394 *Anser albifrons albifrons*; Greater white-fronted goose (Non-breeding)
- Waterbird assemblage

This is a cross border site

This site crosses the border between England and Wales. Some features may only occur in one Country.

This is a European Marine Site

This SPA is a part of the Severn Estuary European Marine Site (EMS). These Conservation Objectives should be used in conjunction with the Regulation 35 Conservation Advice document for the EMS. For further details about this please visit the Natural England website at: <http://www.naturalengland.org.uk/ourwork/marine/protectandmanage/mpa/europeansites.aspx> or contact Natural England's enquiry service at enquiries@naturalengland.org.uk or by phone on 0845 600 3078.

Mendip Limestone Grasslands SAC

EC Directive 92/43 on the Conservation of Natural Habitats and of Wild Fauna and Flora

Citation for Special Area of Conservation (SAC)

Name: Mendip Limestone Grasslands

Unitary Authority/County: North Somerset, Somerset

SAC status: Designated on 1 April 2005

Grid reference: ST401557

SAC EU code: UK0030203

Area (ha): 417.47

Component SSSI: Brean Down SSSI, Crook Peak to Shute Shelve Hill SSSI, Uphill Cliff SSSI

Site description:

This site comprises coastal and inland sections of the Carboniferous Limestone outcrops of the Mendips. It contains a wide range of habitats including ancient and secondary semi-natural broadleaved woodland, unimproved calcareous grassland and a complex mosaic of calcareous grassland and acidic dry dwarf-shrub heath.

The coastal headland and inland hills support the largest area of sheep's-fescue – carline-thistle (*Festuca ovina* – *Carlina vulgaris*) grassland in England, including two sub-types (the dwarf sedge *Carex humilis* and honewort *Trinia glauca* sub-communities) known from no other site in the UK. Areas of short-turf sheep's-fescue – meadow oat-grass *Helictotrichon pratense* grassland also occur inland.

The site is exceptional in that it supports a number of rare and scarce vascular plants typical of the oceanic southern temperate and Mediterranean elements of the British flora. These include white rock-rose *Helianthemum apenninum*, Somerset hair-grass *Koeleria vallesiana* and honewort. Transitions to limestone heath situated on flatter terrain also occur. Heath species such as heather *Calluna vulgaris*, bell heather *Erica cinerea* and western gorse *Ulex gallii* are well represented and bracken *Pteridium aquilinum* is often locally dominant.

Rose Wood and King's Wood (in Crook Peak to Shute Shelve Hill SSSI) are ancient woodlands. Canopy species include ash *Fraxinus excelsior*, pedunculate oak *Quercus robur*, small-leaved lime *Tilia cordata* and common whitebeam *Sorbus aria* agg. The understorey is dominated by hazel *Corylus avellana* with some field maple *Acer campestre* and spindle *Euonymus europaeus*. Ground flora species include dog's mercury *Mercurialis perennis*, columbine *Aquilegia vulgaris* and meadow saffron *Colchicum autumnale*. The nationally rare purple gromwell *Lithospermum purpurocaeruleum* occurs at Rose Wood.

Qualifying habitats: The site is designated under **article 4(4)** of the Directive (92/43/EEC) as it hosts the following habitats listed in Annex I:

- Tilio-Acerion* forests of slopes, screes and ravines. (Mixed woodland on base-rich soils associated with rocky slopes)*
- Caves not open to the public
- European dry heaths
- Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*). (Dry grasslands and scrublands on chalk or limestone)

Qualifying species: The site is designated under **article 4(4)** of the Directive (92/43/EEC) as it hosts the following species listed in Annex II:

- Greater horseshoe bat *Rhinolophus ferrumequinum*

Annex I priority habitats are denoted by an asterisk (*).

Conservation objectives:

With regard to the SAC and the natural habitats and/or species for which the site has been designated (the 'Qualifying Features' listed below), and subject to natural change;

Ensure that the integrity of the site is maintained or restored as appropriate, and ensure that the site contributes to achieving the Favourable Conservation Status of its Qualifying Features, by maintaining or restoring;

- The extent and distribution of qualifying natural habitats and habitats of qualifying species
- The structure and function (including typical species) of qualifying natural habitats
- The structure and function of the habitats of qualifying species
- The supporting processes on which qualifying natural habitats and the habitats of qualifying species rely
- The populations of qualifying species, and,
- The distribution of qualifying species within the site.

Qualifying Features:

H4030. European dry heaths

H6210. Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*); Dry grasslands and scrublands on chalk or limestone

H8310. Caves not open to the public

H9180. *Tilio-Acerion* forests of slopes, screes and ravines; Mixed woodland on base-rich soils associated with rocky slopes*

S1304. *Rhinolophus ferrumequinum*; Greater horseshoe bat

North Somerset and Mendip Bats SAC

EC Directive 92/43 on the Conservation of Natural Habitats and of Wild Fauna and Flora

Citation for Special Area of Conservation (SAC)

Name: North Somerset and Mendip Bats

Unitary Authority/County: Bath and North East Somerset, North Somerset, Somerset

SAC status: Designated on 1 April 2005

Grid reference: ST480544

SAC EU code: UK0030052

Area (ha): 561.19

Component SSSI: Banwell Caves SSSI, Banwell Ochre Caves SSSI, Brockley Hall Stables SSSI, Compton Martin Ochre Mine SSSI, King's Wood and Urchin Wood SSSI, The Cheddar Complex SSSI, Wookey Hole SSSI

Site description:

The Cheddar complex and Wookey Hole areas support a wide range of habitats which provide feeding grounds for bats. These include semi-natural dry grasslands of which the principal community present is sheep's-fescue – meadow oat-grass (*Festuca ovina* – *Helictotrichon pratense*) grassland which occurs on rock ledges and on steep slopes with shallow limestone soil, especially in the dry valleys and gorges and on the south-facing scarp of the Mendips. King's Wood and Urchin Wood have developed over limestone which outcrops in parts of the site and forms a steep scarp to the south-east. There is mostly oak *Quercus robur* and ash *Fraxinus excelsior* woodland, though some areas are dominated by small-leaved lime *Tilia cordata* with both maiden and coppice trees. Other canopy trees include yew *Taxus baccata*, cherry *Prunus avium* and wild service tree *Sorbus torminalis*. There is a rich ground flora including many ferns and mosses.

The limestone caves and mines of the Mendips and the north Somerset hills provide a range of important breeding and hibernation sites for lesser horseshoe bat *Rhinolophus hipposideros* and greater horseshoe bat *Rhinolophus ferrumequinum*.

Qualifying habitats: The site is designated under **article 4(4)** of the Directive (92/43/EEC) as it hosts the following habitats listed in Annex I:

- Tilio-Acerion* forests of slopes, screes and ravines. (Mixed woodland on base-rich soils associated with rocky slopes)*
- Caves not open to the public
- Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*). (Dry grasslands and scrublands on chalk or limestone)

Qualifying species: The site is designated under **article 4(4)** of the Directive (92/43/EEC) as it hosts the following species listed in Annex II:

- Greater horseshoe bat *Rhinolophus ferrumequinum*
- Lesser horseshoe bat *Rhinolophus hipposideros*

Annex I priority habitats are denoted by an asterisk (*).

Conservation objectives:

With regard to the SAC and the natural habitats and/or species for which the site has been designated (the 'Qualifying Features' listed below), and subject to natural change;

Ensure that the integrity of the site is maintained or restored as appropriate, and ensure that the site contributes to achieving the Favourable Conservation Status of its Qualifying Features, by maintaining or restoring;

- **The extent and distribution of qualifying natural habitats and habitats of qualifying species**
- **The structure and function (including typical species) of qualifying natural habitats**

- The structure and function of the habitats of qualifying species
- The supporting processes on which qualifying natural habitats and the habitats of qualifying species rely
- The populations of qualifying species, and,
- The distribution of qualifying species within the site.

Qualifying Features:

H6210. Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*); Dry grasslands and scrublands on chalk or limestone

H8310. Caves not open to the public

H9180. *Tilio-Acerion* forests of slopes, screes and ravines; Mixed woodland on base-rich soils associated with rocky slopes*

S1303. *Rhinolophus hipposideros*; Lesser horseshoe bat

S1304. *Rhinolophus ferrumequinum*; Greater horseshoe bat

Avon Gorge Woodlands SAC

EC Directive 92/43 on the Conservation of Natural Habitats and of Wild

Fauna and Flora

Citation for Special Area of Conservation (SAC)

Name: Avon Gorge Woodlands

Unitary Authority/County: City of Bristol, North Somerset

SAC status: Designated on 1 April 2005

Grid reference: ST560741

SAC EU code: UK0012734

Area (ha): 152.35

Component SSSI: Avon Gorge SSSI

Site description:

The Avon Gorge is in south-west England. Natural cliffs, quarries and scree of Carboniferous limestone dramatically rise about 100m either side from the tidal River Avon, with grassland and woodland where slopes are less sheer. The site is important because of the small-leaved lime *Tilia cordata* woodland and the associated species-rich transitions to scrub and herb-rich calcareous grasslands. The open limestone grassland and cliff ledges support a high number of uncommon species, including rare whitebeams *Sorbus* spp., with two unique to the Avon Gorge, *S. bristoliensis* and *S. wilmottiana*, and other important plants, such as Bristol rock-cress *Arabis scabra* and honewort *Trinia glauca*. Small groves of yew *Taxus baccata* also occur on some of the stonier situations.

Qualifying habitats: The site is designated under **article 4(4)** of the Directive (92/43/EEC) as it hosts the following habitats listed in Annex I:

- Tilio-Acerion* forests of slopes, screes and ravines (mixed woodland on base-rich soils associated with rocky slopes)*
- Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*) (dry grasslands and scrublands on chalk or limestone)

Annex I priority habitats are denoted by an asterisk (*)

Conservation objectives

With regard to the SAC and the natural habitats and/or species for which the site has been designated (the 'Qualifying Features' listed below), and subject to natural change;

Ensure that the integrity of the site is maintained or restored as appropriate, and ensure that the site contributes to achieving the Favourable Conservation Status of its Qualifying Features, by maintaining or restoring;

- **The extent and distribution of qualifying natural habitats**
- **The structure and function (including typical species) of qualifying natural habitats, and**
- **The supporting processes on which qualifying natural habitats rely**

This document should be read in conjunction with the accompanying *Supplementary Advice* document, which provides more detailed advice and information to enable the application and achievement of the Objectives set out above.

Qualifying Features:

H6210. Semi-natural dry grasslands and scrubland facies: on calcareous substrates (*Festuco-Brometalia*); Dry grasslands and scrublands on chalk or limestone

H9180. *Tilio-Acerion* forests of slopes, screes and ravines; Mixed woodland on base-rich soils associated with rocky slopes*

Appendix 3: Sites and Policies Plan Part 1 - List of Policies

Introduction

Development Management Policies	
SP 1	Presumption in favour of sustainable development
1. Living within Environmental limits	
DM1	Flooding and drainage
DM2	Renewable and low carbon energy
DM3	Conservation Areas
DM4	Listed Buildings
DM5	Historic Parks and Gardens
DM6	Archaeology
DM7	Non-designated heritage assets
DM8	Nature conservation
DM9	Trees
DM10	Landscape
DM11	Mendip Hills Area of Outstanding Natural Beauty
DM12	Development within the Green Belt
DM13	Duration of planning consent for disposal of waste to land
DM14	Mineral working exploration, extraction and processing
DM15	Control of non-mineral development likely to affect active minerals sites or sites recently granted consent for mineral working
DM16	Allocation of land at the Spinney, south of Stancombe Quarry, as a preferred area for minerals working
DM17	Identification of minerals safeguarding areas for carboniferous limestone
DM18	Identification of Minerals Safeguarding Area for surface coal
DM19	Green Infrastructure
2. Transport	
DM20	Major transport schemes
DM21	Motorway junctions
DM22	Existing and proposed railway lines
DM23	Bus interchanges and park and ride facilities at existing railway stations
DM24	Safety, traffic and provision of infrastructure, etc. associated with development
DM25	Public rights of way, pedestrian and cycle access
DM26	Travel plans
DM27	Bus accessibility criteria
DM28	Parking standards
DM29	Car parks
DM30	Off-airport car parking
DM31	Air Safety
3. Delivering strong and inclusive communities	
DM32	High quality design and place making
DM33	Inclusive access to non-residential buildings and spaces
DM34	Housing type and mix
DM35	Nailsea housing type and mix
DM36	Residential densities

DM37	Residential development in existing residential areas
DM38	Extensions to dwellings
DM39	Sub-division of properties
4. Older and vulnerable people	
DM40	Retirement accommodation and supported independent living for older and vulnerable people
DM41	Nursing and care homes for older people and other vulnerable people
DM42	Accessible and adaptable housing
DM43	Residential annexes
5. Dwellings in the countryside	
DM44	Replacement dwellings in the countryside
DM45	The conversion or re-use of redundant rural buildings to residential use
DM46	Rural workers dwellings
6. Delivering a prosperous economy	
DM47	Proposals for economic development within towns and defined settlements
DM48	Broadband
DM49	Royal Portbury Dock
DM50	Bristol Airport
7. Agriculture	
DM51	Agricultural and land-based rural business development in the countryside
DM52	Equestrian development
8. Businesses in the countryside	
DM53	Employment development on greenfield sites in the countryside
DM54	Employment development on previously developed land in the countryside
DM55	Extensions, ancillary buildings or the intensification of use for existing businesses located in the countryside
DM56	Conversion and reuse of rural buildings for employment development
DM57	Conversion, reuse and new build of rural buildings for visitor accommodation in the countryside
DM58	Camping and caravan sites
DM59	Garden centres and shops in the countryside
9. Retailing, town, district and local centres	
DM60	Town centres (Clevedon, Nailsea, Portishead and Weston-super-Mare)
DM61	District Centres
DM62	Local Centres
DM63	Primary shopping areas
DM64	Primary shopping frontages
DM65	Development at the retail parks
DM66	The sequential approach for retail development within or adjacent to town, district and local centres and retail parks
DM67	Retail proposals outside of or not adjacent to town, district or local centres
8. Ensuring safe and healthy communities	

DM68	Protection of sporting, cultural and community facilities
DM69	Location of sporting, cultural and community facilities
Delivery	
DM70	Development Infrastructure
DM71	Development contributions, Community Infrastructure Levy and viability.
7. Appendices	
Appendix A	Superseded Replacement Local Plan Policies
Appendix B	Glossary

Appendix 4: Table of main amendments to policies from Consultation Draft Sites and Policies Plan, February 2013 to Part 1 Development Management Policies Publication Version, February 2015

Policies (revised policy numbers as set out in Part 1 Publication version of document)	Summary of proposed changes
Sustainable development - SP1.	SP1: Presumption in favour of sustainable development - addition to refer to the need for meaningful consultation with local communities.
Living within environmental limits – DM1-19: flooding, renewable energy, heritage, nature conservation, landscape, green infrastructure AONB, development in the Green Belt, waste and minerals.	DM12: Development within the Green Belt – amendments to clarify approach to infilling on previously developed sites, and changes of use. DM17: Identification of Minerals Safeguarding Area for carboniferous limestone - background text extended to provide fuller information on what Mineral Safeguarding Areas (MSA) are, and on the sort of information which would be needed from applicants. DM18: Identification of Minerals Safeguarding Area for surface coal (new policy) – added in response to representations made by Coal Authority.
Transport – DM20-31: highways, rail, public transport, rights of way, travel plans, parking, air safety.	DM20: Major Transport Schemes – updated to include M5 J21 capacity improvements, Parklands N-S link and park and ride at Weston. DM22: Existing and proposed railway lines – former goods yard at Pill safeguarded for station car park.
Delivering strong and inclusive communities – DM32-39: design, housing type and mix, densities, development within settlement boundaries, extensions, Sub-division of properties	DM34: Housing type and mix – more detailed guidance about the mix of housing types and how this is delivered. DM35: Nailsea housing type and mix. A new specific policy for Nailsea on housing type and mix has been added following issues raised

	<p>by Nailsea Town Council regarding too many 4 bedroom homes in Nailsea and not enough mix of housing types to enable young people and families to stay in the town, or to allow retired people to downsize. This policy has been formulated with and approved by the Town Council.</p> <p>DM39: Sub-division of properties—policy merged with WSM22.</p> <p>DM37: Residential development in existing residential areas. This policy was originally called <i>Residential development within settlement boundaries in existing residential areas and on garden land</i>.</p>
Older and vulnerable people – DM40-43: older people accommodation, care homes, accessible and adaptable housing, residential annexes.	<p>Minor changes and clarification to text.</p> <p>DM42: Accessible and adaptable housing. This is an updated version of the previous Lifetime homes policy which has been updated to reflect changes in legislation.</p> <p>DM43: The policy has tightened up on the type and size of residential annexes in the countryside. They will now only be permitted if they are attached to the main dwelling and do not exceed 50% of the size of the existing dwelling.</p>
Dwellings in the countryside – DM44-46: Replacement dwellings, conversion of rural buildings, rural workers dwellings.	<p>The recent introduction of permitted development rights to allow changes of use between use classes without the need to apply for planning permission means that some of these policies will only apply to developments which are above the threshold allowed for permitted development (PD change of use. A new disclaimer has been added to the beginning of the document to make this clear.</p>

<p>Delivering a prosperous economy – DM47-50: Economic development, Royal Portbury Dock and Bristol Airport</p> <p>DM48: Broadband – NEW POLICY</p>	<p>Minor changes and clarification to text.</p> <p>DM48: Broadband – this is a new policy dealing with the provision of broadband in new residential and employment developments.</p>
<p>Agriculture – DM51-52: Agriculture, Local food production, Equestrian development.</p>	<p>Minor changes and clarification to text.</p>
<p>Businesses in the countryside – DM53-59: Rural businesses, Tourist accommodation, Camping and caravan sites, Garden centres.</p>	<p>The recent introduction of permitted development rights to allow changes of use between use classes without the need to apply for planning permission means that some of these policies will only apply to developments which are above the threshold allowed for PD change of use. A new disclaimer has been added to the beginning of the document to make this clear.</p> <p>DM57: Conversion, re-use and new build of rural buildings for tourist accommodation - now includes an extra paragraph setting out specific criteria for new build tourist accommodation in the countryside.</p> <p>DM59: Garden centres and shops in the countryside – addition of requirement that non-garden related goods should not exceed 15% of sales floorspace area.</p>
<p>Retailing, town, district and local centres</p> <p>DM60- DM67: Town centres, district centres, local centres, sequential approach to retail, primary shopping areas, primary shopping frontages, development at retail parks, outside town, district or local centres.</p>	<p>Includes new policies to reflect NPPF, and local retail issues.</p>
<p>Ensuring safe and healthy communities – DM68-69: sporting, cultural and community sites.</p>	<p>Minor changes and clarification to text. Allocation of sites to await the Part 2 document.</p>

Delivery DM70 – DM71: Developer contributions and Development Infrastructure	DM70: Development Infrastructure – This is a new policy dealing with adoption of and long-term maintenance of infrastructure.
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There are a number of policies which although they appeared within the Development Management Policies section of the Consultation Draft Sites and Policies Plan February 2013, were not taken forward for inclusion within the Part 1 Publication document, for various reasons. These are set out in the following schedule:

Policy number in February 2013 Sites and Policies Plan Consultation Draft	Reason for non-inclusion in Part 1 Publication document
DM3: Heritage Assets	This was a general policy about heritage assets and was too repetitive of the NPPF. It was therefore not considered necessary. However, specific heritage policies for conservation areas, listed buildings, archaeology, historic parks and gardens and non-designated heritage assets remain.
DM33: Settlement Boundaries	Must await outcome of Core Strategy re-examination process. To be taken forward in Part 2 of the Sites and Policies Plan.
DM34: Housing allocations	Must await outcome of Core Strategy re-examination process. To be taken forward in Part 2.
DM44: Gypsies and Travellers	Additional work is currently in progress in respect of revisiting the needs evidence and looking at consistency across the West of England. To be taken forward in Part 2.
DM48: Strategic Gaps	Must await outcome of Core Strategy re-examination process as CS19 (Strategic Gaps) is a remitted policy. To be taken forward in Part 2.
DM50- DM52: Allocated and safeguarded Employment sites.	Some employment sites have development potential for housing so their allocation may be affected by the outcome of the Core Strategy process. To be taken forward in Part 2.
DM56: Local food production/community orchards/allotments	It was felt that this policy didn't add anything extra to the existing policies regarding development in the countryside. Therefore it is proposed that this policy is removed.
DM73/74: Local Green Space	Some proposed LGS sites have development potential so their allocation may be affected by the outcome of the Core Strategy process. To be taken forward in Part 2.

Appendix 5

Screening Assessment Matrices

(Note: For each policy the upper row (black) text relates to the Consultation Draft North Somerset Core Strategy, November 2009, the lower row (red) to the Publication version, February 2011), the blue row to the proposed (November 2013) changes to the Core Strategy, and the purple row to the housing increase to 20,985 which was proposed in September 2014.)

Screening Assessment Matrix for Severn Estuary SAC, SPA, Ramsar

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Living within Environmental Limits										
Policy CS1: Addressing Climate Change and Carbon Reduction	Renewable energy in development ;e.g. Energy from Waste Plant at Weston urban extension, green infrastructure networks, sustainable transport, enhancing and /protecting biodiversity, re-use of previously developed land etc.	C (Likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)	Potentially on individual planning applications. Energy from Waste Plants may require

¹ Based on the Natural England Habitats Regulations Assessment of Local Development Documents by David Tyldesley, Jan 2009

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
			HRA Air Quality Appendix D). Only specific reference to energy from waste plant is for Weston urban extension.							an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS1 of Publication version of Core Strategy	As above	As above	As above. Note: Weston Villages now replace Weston Urban Extension	N/A	N/A	N/A	N/A	As above	As above	As above
Policy CS1 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The additions that were made at Modifications stage are likely to have environmental benefits : (need for development to demonstrate water	As above, although the C classification is arguably pessimistic, given that the only reference to a particular type of renewable energy is waste to energy facilities at Weston Villages. They are unlikely to impact	As above. Note: Weston Villages now replace Weston Urban Extension	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant,	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	efficiency measures, and promotion of public transport). Policy refers to creation of waste to energy facilities at Weston Villages.	on the Severn Estuary since the Weston Villages area is 2km away from it, and the Air Quality Assessment suggests that air pollution impacts on this European site are unlikely.								
Policy CS1 as at September 2014.	No changes are proposed to adopted policy which promotes reducing carbon emissions and tackling climate change. There is reference to reduction/recycling of waste, and creation of waste to energy facilities in Weston villages	Note: The C assessment category is now considered to be overly pessimistic, given that the only reference to a particular type of renewable energy is waste to energy facilities at Weston Villages. They are unlikely to impact on the Severn Estuary since the Weston Villages area is 2km away from it, and the Air Quality Assessment suggests that air pollution impacts on this European site are unlikely to be significant. The	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix D). Only specific reference to energy from waste plant is for Weston urban extension (now referred to as Weston Villages)	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
		assumed housing increase is unlikely to significantly alter the impacts of this policy..								
Policy CS2: Delivering Sustainable Design and Construction.	Sustainable design and construction. Policy sets targets e.g. for on site renewable energy, Code for Sustainable Homes BREEAM ratings, etc	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS2 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS2 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Modifications stage added requirement to apply best practice in sustainable urban drainage systems. No	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	LSEs were predicted at any stage of HRA.									
Policy CS2 as at September 2014.	No changes are proposed to adopted policy which promotes sustainable design and construction. . No LSEs were predicted at any stage of HRA.. .	B (No significant effect) The assumed housing increase is unlikely to significantly alter the impacts of this policy..	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS3: Environmental Risk Management.	Sets out the Sequential Test for development with regard to flood zones.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS3 Publication Environmental Impacts and Flood Risk Assessment	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS3 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to NPPF rather than PPS25. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS3 as at September 2014.	No changes are proposed to adopted policy, which requires acceptable mitigation for	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	environmental impacts of development, and following the sequential test regarding flooding. No LSEs were predicted at any stage of HRA .	The assumed housing increase is unlikely to significantly alter the impacts of this policy..								
Policy CS4: Nature Conservation.	Maintain and enhance biodiversity within the district.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS4 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS4 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Documents such as Green Infrastructure Strategy and Biodiversity and Trees SPD are referred to in supporting text. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS4 as at September 2014.	No changes are proposed to adopted policy, which promotes maintenance and enhancement of biodiversity. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS5: Landscape and the Historic Environment.	Protect and enhance the character, distinctiveness, diversity and quality of North Somerset's landscape and townscape.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS5 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS5 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to heritage assets rather than just assets. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS5 as at September 2014.	No changes are proposed to adopted policy, which promotes protection and enhancement of the landscape. No LSEs were predicted at any stage of HRA..	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS6: North Somerset's Green Belt	Protect the existing Green Belt.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS6 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS6 as at November 2013.	Effectively as above.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. A difference is that it no longer refers to possibility of taking land out of the Green Belt in exceptional circumstances, by local review. No LSEs were predicted at any stage of HRA.									
Policy CS6 as at September 2014.	This policy, which states that the Green Belt will remain unchanged during the plan period, was remitted but still carries "appropriate weight". It is envisaged that the possible increase in housing number could be met without significant change to the existing spatial strategy, which does not imply changing the Green Belt.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS7: Planning for Waste in North Somerset	Support for sustainable management of waste, recovery of energy from waste in line with Joint Waste Core Strategy policies	C (Likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or	No significant effect	Potentially on individual planning applications. Energy

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
			planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix).					Environmental Permits from Environment Agency) .		from Waste Plants may require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
CS7 Publication Planning for Waste	As above	As above.	As above	N/A	N/A	N/A	N/A	As above	As above	As above
Policy CS7 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Refers to Sites and Policies DPD rather than "a Development Management DPD".	As above.	As above	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS7 as at September 2014.	No changes are proposed to adopted policy, which promotes prevention/minimisation of waste, design for ease of waste collection, and use of Joint Waste Core Strategy policies and development management policies on waste. Promotes recovery of energy from waste in line with Joint Waste Core Strategy policies	C (Likely significant effect alone). The assumed housing increase is unlikely to significantly alter the impacts of this policy. Note: The C assessment category is now considered to be overly pessimistic, given that air pollution impacts are unlikely to be significant.	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix).	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) . This mitigation is still relevant.	B (No significant effect)	Potentially on individual planning applications. Energy from Waste Plants may require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS8: Minerals Planning in North Somerset	Provision will be made for North Somerset to contribute towards approximately 40% of the West of England's aggregates requirement. The council will seek to	C (Likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the	N/A	Potential impacts of quarrying activity	N/A	N/A	Use of appropriate technology. Strict locational control of quarrying,	B (No significant effect)	Potentially required on individual planning application

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	maintain a land bank for crushed rock of at least 10 years.		planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix (D))					leaving adequate minimum distance between quarry and European site		ns. There is likely to be adequate scope and flexibility for proposals to include detailed mitigation measures, as necessary.
CS8 Publication Minerals Planning	As above	As above	As above	N/A	As above	N/A	N/A	As above	As above	As above
Policy CS8 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition that was made at Modifications stage to quantify the crushed rock apportionment for North Somerset in tonnes , did not alter the earlier HRA conclusions.	As above	As above	N/A	In theory quarrying close to the Severn Estuary site could potentially cause disturbance to birds due to quarrying activity, such as noise from blasting. However this is not particularly likely to occur; most quarrying in North Somerset is for	N/A	N/A	As above . The mitigation as at Consultation Draft stage is still relevant.	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
					carboniferous limestone, and currently occurs east of Backwell. The limited limestone areas near the Severn Estuary are largely constrained by factors like wildlife designations (eg LNRs), and settlements.					
Policy CS8 as at September 2014.	No changes are proposed to adopted policy which sets out the requirement for crushed rock provision, and maintenance of a landbank, and promotes protection of mineral resources through mineral safeguarding areas..	C (Likely significant effect alone). The assumed housing increase is unlikely to significantly alter the impacts of this policy..	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix (D))	N/A	As above	N/A	N/A	Use of appropriate technology. Strict locational control of quarrying, leaving adequate minimum distance between quarry and European site. This mitigation is still relevant.	B (No significant effect)	Potentially required on individual planning applications. There is likely to be adequate scope and flexibility for proposals to include detailed mitigation measures, as

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
										necessary.
Policy CS9: Green Infrastructure	Safeguard, improve and enhance the existing network of green infrastructure.	C (Likely significant effect alone)	N/A	N/A	Potential for increased recreational use of beaches and potential disturbance of waders and wildfowl	N/A	N/A	Consider use of interpretation if necessary.	B (No significant effect)	No
CS9 Publication	As above	As above	As above	N/A	As above	N/A	N/A	As above	As above	As above
Policy CS9 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes reference to tree planting. Reference to Green Infrastructure SPD in supporting text.	As above	As above	N/A	More relevant to say: Potential for increased recreational use of green space overlooking Severn Estuary and possibly of nearby beaches and potential disturbance of waders and wildfowl	N/A	N/A	As above The mitigation as at Consultation Draft stage is still relevant.	As above	As above
Policy CS9 as at September 2014.	No changes are proposed to adopted policy which promotes safeguarding, improvement and enhancement of the existing network of green infrastructure.	As above. C (Likely significant effect alone) While the assumed housing increase could potentially increase the likelihood of recreational disturbance (see	N/A	N/A	More relevant to say: Potential for increased recreational use of green space overlooking Severn Estuary and possibly of nearby beaches and potential disturbance of	N/A	N/A	Consider use of interpretation if necessary. This mitigation is still relevant. Consider the potential for a strategic approach to visitor management,	B (No significant effect)	No

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
		column 6) it is likely that this could be satisfactorily mitigated; (see column 9).			waders and wildfowl			including appropriate zonation to protect undisturbed areas		
Policy CS10: Transport and Movement	Encouragement for travel management policies and development proposals that encourage an improved and integrated transport network and allow for wide choice of transport modes. Lists proposed transport schemes over the plan period.	C (Likely significant effect alone)	Projects will need to be individually assessed as part of the planning process, However air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	N/A	N/A	N/A	N/A	Implementation of measures to promote non-car travel modes as promoted in policies such as CS10 and in LTP3.	B (No significant effect)	Potentially required on individual planning applications.
CS10 Publication Transportation and Movement	As above	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above
Policy CS10 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes addition of requirement for transport schemes to contribute towards	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	carbon reduction, and support movement of freight by rail, which should have beneficial environmental effects. List of transport schemes is the same except for addition of Airfield Bridge Link (ABL) between Weston Airfield and Winterstoke Rd, and Weston Southern Rail Chord (WSRC). ABL is a more direct road link so should help reduce distance travelled and hence emissions. WSRC should help promote train rather than car transport which should have environmental benefits.									
Policy CS10 as at September 2014.	No changes are proposed to adopted policy which is the same as described as blue text above. Encouragement of improved and integrated transport network, and reference to major transport schemes. Inclusion of reference to reducing the adverse	C <i>(Likely significant effect alone)</i> It is now considered that this classification is unduly pessimistic: the air pollution impacts re the Severn Estuary site are unlikely to be significant; (see column 4). Also	Projects will need to be individually assessed as part of the planning process, However air pollution impacts unlikely to be significant (see HRA Air	N/A	N/A	N/A	N/A	Implementation of measures to promote non-car travel modes as promoted in policies such as CS10 and in LTP3.	B <i>(No significant effect)</i>	Potentially required on individual planning applications.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	environmental impacts of transport.	there is scope for mitigation; (see column 9). For these reasons the assumed housing increase is unlikely to significantly alter the impacts of this policy.	Quality Appendix)							
Policy CS11: Parking	Provision of adequate car parking to meet the needs of anticipated users.	B (No significant effect)	Projects will need to be individually assessed as part of the planning process. However, air pollution impacts unlikely to be significant (see HRA Air Quality Appendix).	N/A	N/A	N/A	N/A	Implementation of measures to promote non-car travel modes as promoted in policies such as CS10 and in LTP3.	B (No significant effect)	Potentially required on individual planning applications.
CS11 Publication	As above	As above	As above	N/A	N/A	N/A	N/A	N/A	As above	As above
Policy CS11 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Only difference is that policy refers to Sites and Policies DPD rather than	As above	As above	N/A	The policy is seeking adequate provision of parking and does not influence its locations, so no LSEs are predicted. However it is	N/A	N/A	The above comment at Consultation Draft stage may overstating things, as Halcrow's work suggests air pollution	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Development Management DPD.				worth noting that location of car parks may influence the degree to which parts of the Severn Estuary site are affected by disturbance, particularly disturbance to birds from dogs, if dog walkers allow them to run unrestrained on intertidal sand and mud flats important to the European site.			impacts are unlikely to be significant for Severn Estuary habitats. While not addressing an LSE of this policy, it may be beneficial to promote management of location of car parks, especially free car parks, to try to minimise potential for disturbance. Eg. Where car parks have to be located near areas of intertidal mud and sand flats important to the European site, promote use of interpretation boards requesting dogs on leads, and explaining why that is appropriate .		

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS11 as at September 2014.	No changes are proposed to adopted policy which concerns provision of adequate car parking to meet the needs of anticipated users.)	B (No significant effect) The assumed housing increase is unlikely to make the impact of this policy significant, since it is the location of car parking, rather than its quantity, which is likely to have the greater potential to have impact ,regarding bird disturbance, and the policy does not influence the location. However mitigation is suggested anyway. (See the points in blue text above in columns 6 and 9). Also this policy is relevant regarding the potential for in-combination effects; (see Appendix x).	Projects may need to be individually assessed as part of the planning process, However air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	N/A	As above	N/A	N/A	As above. Also consider the location of car parks, as an access point to the coastline, regarding their distance from high tide roost sites and bird foraging sites where known. Consider the potential for a strategic approach to visitor management, including appropriate zonation to protect undisturbed areas	B (No significant effect)	Potentially required on individual planning applications.
Delivering Strong and Inclusive Communities										

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS12: Achieving High Quality Design and Place Making	High quality architecture and urban design will be expected from all developments.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS12 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS12 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. While some paragraphs differ the thrust of the policy is on promoting well designed building and places, and there is still reference to environmental sustainability. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS12 as at September 2014.	No changes are proposed to adopted policy which promotes high quality design of buildings and places. Reference to contribution to environmental sustainability. No LSEs	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	were predicted at any stage of HRA.									
Policy CS13: Scale of New Housing.	Provision of 17,750 dwellings across the district over the plan period. 3000 dwellings in Weston-super-Mare urban area and 9,000 dwellings as an urban extension to Weston-super-Mare. The remainder of 5,750 dwellings will be met by land from existing identified sources and no additional allocation will be required in the plan period.	C (Likely significant effect alone)	Projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant effect on water abstraction. Further Specialist advice was provided by the Environment Agency which confirmed this.	Disturbance to wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures from new development in Weston-super-Mare.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques at sites close to the Estuary to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
								avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary. A site-wide lighting strategy, may be required		
CS13 Publication	Provision of minimum of 13,400 dwellings across the district over the plan period. 3,300 net additional dwellings in Weston-super-Mare urban area and 5,500 dwellings at Weston villages. Outside Weston most additional development to occur in towns on existing site allocations, or new development in their settlement boundaries, or Nailsea through site allocations outside Green Belt	As above	As above	As above	As above	As above	As above	As above	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS13 as at November 2013.	Proposed change in housing number from the minimum of 14,000 in adopted plan (the figure introduced at Modifications stage) to minimum of 17,130 dwellings within North Somerset 2006 -2026 . (Note: while this is an increase, the 17,130 is less than the 17,750 dwellings at the Consultation Draft stage. The main issue regarding the Severn Estuary site is the same (possible disturbance of birds) and the same mitigation as at Consultation Draft stage (in black text above) is still relevant.	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	As above	As above	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	As above
Policy CS13 as at September 2014.	This policy , on the housing number, was remitted for re-examination. The Inspector supported an increase in the housing requirement from 17,130 to 20,985 for 2006-2026.	C (Likely significant effect alone) This concerns potential for disturbance, but, notwithstanding the increase in housing requirement, this is mitigatable; see columns 6 and 9).	Projects may need to be individually assessed as part of the planning process. Air pollution impacts on Severn estuary site unlikely to	LSEs unlikely (see note on water issues after this table.)	As above, regarding potential for disturbance.	As above	As above	As above. The mitigation as at Consultation Draft stage is still relevant. In addition, liaison with Natural England suggests that measures referred to in the draft Site Improvement	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
			be significant (see HRA Air Quality Appendix,)					Plan (SIP) for the Severn Estuary European site may also be appropriate, such as : Consider the potential for a strategic approach to visitor management, including appropriate zonation to protect undisturbed areas; Seek to plan the Aust to Brean Down stretch of the England Coast Path to help ensure the new route does not result in an adverse effect on the integrity of the site, including possible provision of an alternative winter route to take walkers		

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
								away from sensitive parts, like important high tide roosts.		
Policy CS14: Distribution of New Housing	New housing development will be concentrated in Weston-super-Mare. At Clevedon, Portishead and Nailsea residential development will be acceptable within their existing settlement boundaries on brownfield land. Within the Service Villages small scale infill development may be appropriate where it will support the retention of existing services. Elsewhere housing development will not be permitted unless it is for essential workers in rural enterprises, replacement dwellings or affordable housing need.	C (Likely significant effect alone)	Projects will need to be individually assessed as part of the planning process. Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant effect on water abstraction. Further Specialist advice was provided by the Environment Agency which confirmed this.	Disturbance to wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures for new development in Weston-super-Mare.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques at sites close to the Estuary to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
								and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary).		
CS14 Publication	Weston will be focus of new housing development. Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. Within the Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies	As above	As above	As above	As above	N/A	N/A	As above	As above	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS14 as at November 2013.	Proposed policy wording is unchanged from the adopted plan except for the housing figures in the table. Weston will be focus of new housing development. Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. At Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies. While the proposed distribution of the housing has changed slightly from the Consultation Draft stage, mainly due to a reduction in the amount of housing proposed at Weston Villages, the main issue regarding the Severn Estuary site is	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	the same (possible disturbance of birds) and the mitigation is still relevant.									
Policy CS14 as at September 2014.	As above. It is assumed that the increased housing requirement would have a similar broad distribution to that of the 17,130 dwellings as in the November 2013 changes. A significant proportion of the new housing is likely to be on brownfield land within towns. As before, the main issue regarding the Severn Estuary site is the same (possible disturbance of birds) and the mitigation in column 9 is still relevant.	C (Likely significant effect alone) This concerns potential for disturbance, However, even with the increase in housing requirement, this is mitigatable; see columns 6 and 9).	Projects may need to be individually assessed as part of the planning process.	LSEs unlikely (see note on water issues after this table.) Air pollution impacts on Severn estuary site unlikely to be significant (see HRA Air Quality Appendix,)	As above	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant.	B (No significant effect)	N/A
Policy CS15: Mixed and Balanced Communities	The Council will seek to ensure a genuine mix of housing types within existing and future communities.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS15 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS15 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	No LSEs were predicted at any stage of HRA.									
Policy CS15 as at September 2014.	No changes are proposed to adopted policy, which promotes a genuine mix of housing types within existing and future communities. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS16: Affordable Housing	On-site affordable housing will be sought to meet local needs on all residential developments of 15 dwellings or more (or site of 0.5ha or above). On other sites the Council will seek to negotiate a financial contribution towards the provision of affordable housing.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS16 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS16 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition made at	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Modifications stage to widen the definition of affordable housing to include affordable rented did not have significant implications for HRA. No LSEs were predicted at any stage of HRA.									
Policy CS16 as at September 2014.	No changes are proposed to adopted policy, which promotes provision of on-site affordable housing on all residential developments of 10 dwellings or more (or sites of 0.3ha or above). On sites of 5-9 dwellings the Council will seek to negotiate a financial contribution towards the provision of affordable housing. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS17: Residential Sites Providing Affordable Housing Only	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria. Specific sites may also	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	be allocated in W-s-M, Portishead, Nailsea and Clevedon and the service villages for 100% affordable housing to meet an identified local need.									
CS17 Publication Rural Exceptions Schemes	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS17 as at November 2013, Rural Exceptions Schemes	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS17 as at September 2014, Rural Exceptions Schemes .	No changes are proposed to adopted policy. It promotes provision of housing schemes for 100% affordable housing to meet local needs within small rural communities subject to criteria, including one giving priority to sites within settlement boundary, and one on scale being	B (No significant effect) Notwithstanding the housing increase, it is unlikely that housing schemes of a scale appropriate for a rural location	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	appropriate for location. Also states that rural exceptions schemes will be acceptable adjacent to the settlement boundaries of Service Villages and Infill Villages, and elsewhere adjacent to main body of settlement, but not in the Green Belt, unless justified by very special circumstances. No LSEs were predicted at any stage of HRA.	would have significant effects on European Sites, particularly the Severn Estuary. Note that planning applications would be likely to be subject to policies on biodiversity								
Policy CS18: Gypsies and Travellers and Travelling Show People	Provision will be made for an additional 36 residential and 10 transit pitches for Gypsies and travellers for the period 2006 – 2011.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS18 Publication	Sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS18 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version in so far as	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	the criteria are broadly similar. No LSEs were predicted at any stage of HRA.									
Policy CS18 as at September 2014	No changes are proposed to adopted policy, which sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people. This includes preference for brownfield sites. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS19: Green Wedges/Strategic Gaps.	The Council will seek to protect green wedges/strategic gaps to help retain the separate identity, character or landscape setting of settlements.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS19 Publication Strategic gaps	As above, but reference to strategic gaps, not green wedges	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS19 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix											
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other				
	were predicted at any stage of HRA.										
Policy CS19 as at September 2014	No changes are proposed to adopted policy, which promotes protection of strategic gaps to help retain the separate identity, character or landscape setting of settlements.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Delivering a Prosperous Economy											
Policy CS20: Supporting a Successful Economy	Employment-led strategy to both deliver significant employment development and to ensure that new residential development is provided in association with employment opportunities. The Core Strategy provides for around 29,500 jobs. Supporting text suggests indicative employment requirement for B1-B8 uses would include 61 ha at Weston Urban Extension	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant	Disturbance to wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased population due to amount of new development in Weston-super-Mare.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques at sites close to the Estuary to ensure minimal disruption.	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.	

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
				effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.				Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones.		
CS20 Publication	The Core Strategy seeks to provide for at least 10,100 additional jobs. Supporting text suggests indicative employment land allocations (B1-B8 uses) to be as in adopted Replacement Local Plan, plus about 38ha at Weston Villages.	As above	As above	As above	As above	N/A	N/A	As above	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS20 as at November 2013.	The policy is not proposed to change from the adopted plan version. It states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications. The main issue regarding the Severn Estuary site is the same (possible disturbance of birds) and the mitigation is still relevant.	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant, with the possible exception of the references to promoting sustainable transport modes, since air pollution impacts are unlikely to be significant for the site.	As above	As above
Policy CS20 as at September 2014	No changes are proposed to adopted policy, which states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications. The main issue regarding the Severn Estuary site is the same (possible disturbance of birds) and the mitigation is still relevant.	C (Likely significant effect alone) This concerns potential for disturbance, but, this is mitigatable; see columns 6 and 9). The housing increase is not likely to affect the impact of this policy.	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	As above.	B (No significant effect)	Projects may need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS21: Retail Hierarchy and Provision.	Identifies retail hierarchy across the district.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
CS21 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS21 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	C (Likely significant effect alone) (see column 6)	N/A	N/A	It is considered that as the policy refers to regeneration of town centre sites, some of which are on the seafront, this policy too could be judged to have potential impacts, regarding disturbance to birds from noise and light, without mitigation. This point was not recognised in earlier HRA work.	N/A	N/A	The reference to mitigation under policy CS20 (in blue) is appropriate.	As above	N/A
Policy CS21 as at September 2014	No changes are proposed to adopted policy, which identifies retail hierarchy across the district, and states in what circumstances proposals for town centre uses will be supported. . While some of the housing increase could	C (Likely significant effect alone) (see column 6)	N/A	N/A		N/A	N/A	Require best practice construction techniques at sites close to the Estuary to ensure minimal disruption. Ensure (through planning conditions etc)	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	be on town centre sites, some of which are on the seafront at Weston, these sites are largely allocated already, and impacts are likely to be mitigatable. (See columns 6 and 9).				disturbance to birds from noise and light, without mitigation			that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones.		
Policy CS22: Tourism Strategy	Supports visitor facilities and accommodation across the district provided they meet certain criteria.	C (Likely significant effect alone)	Projects may need to be individually assessed as part of the planning process.	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development	Disturbance to wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures.	Some leisure developments within the seafront area in Weston-super-Mare may have potential impacts (including land take in some cases) on the Severn Estuary SAC.	The sites that include land take from the Severn Estuary have generally had Appropriate Assessments undertaken as part of the	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques to	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
				proposed in North Somerset it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.				planning application process. Ensure key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary.		
CS22 Publication	As above	As above	As above	As above	As above	As above	As above	As above	As above	As above
Policy CS22 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The main issue regarding the	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	As above	As above	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Severn Estuary site is the same (possible disturbance of birds) and the mitigation is still relevant.									
Policy CS22 as at September 2014	No changes are proposed to adopted policy, which supports new, improved and replacement visitor and tourist facilities and accommodation across the district provided they meet certain criteria. Criteria include appropriate scale and no adverse implications for environment. Also (for Weston) the need to comply with sequential approach giving priority to town centre or seafront sites.	C (Likely significant effect alone) Mainly concerns scope for disturbance, but this is mitigatable. The housing increase is unlikely to increase the impact of the policy.	Projects may need to be individually assessed as part of the planning process. However air pollution impacts unlikely to be significant for Severn Estuary; (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	Potential for disturbance to wading birds and wildfowl in the Severn Estuary, due to possible increased noise and light and increased recreational pressures.	Some leisure developments within the seafront area in Weston-super-Mare may have potential impacts (including land take in some cases) on the Severn Estuary SAC.	Careful consideration of location of car parks serving access to potentially sensitive areas for SPA birds (eg feeding/ high tide roost sites, to be informed by results of Natural England review of high tide roost sites.)	Require best practice construction techniques to ensure minimal disruption. Ensure key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary.	B (No significant effect)	Projects may need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS23: Bristol International Airport	Proposals will be required to demonstrate the satisfactory resolution of environmental issues, including the impact of growth on surrounding communities and surface access infrastructure.	B (No significant effect)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	Projects may need to be individually assessed as part of the planning process.
CS23 Publication Bristol Airport	As above	As above	As above	N/A	N/A	N/A	N/A	N/A	As above	As above
Policy CS23 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA. The airport is over 11km from the Severn Estuary (crow fly).	As above	As above	LSEs unlikely (see note on water issues after this table.)	N/A	N/A	N/A	N/A	As above	As above
Policy CS23 as at September 2014	No changes are proposed to adopted policy for the airport which requires proposals to demonstrate the satisfactory resolution of environmental issues, including the impact of	B (No significant effect)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	N/A	N/A	N/A	N/A	B (No significant effect)	Projects may need to be individually assessed as part of the

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	growth on surrounding communities and surface access infrastructure.									planning process.
Policy CS24: Royal Portbury Dock	Identified land will continue to be safeguarded for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	C (Likely significant effect alone)	Dock located near to SAC but dock uses not likely to be enough source of NOx air pollution to have a significant effect (see HRA Air Quality Appendix)	N/A	Potential disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light.	N/A	N/A	Require best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones.	B (No significant effect)	Projects will need to be individually assessed as part of the planning process. Project-level HRA/EIA may be needed for any developments at Royal Portbury Dock.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
								Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .		
CS24 Publication	As above	As above	As above	N/A	As above	N/A	N/A	As above	As above	As above
Policy CS24 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version; (only a difference in the name of the site allocations document referred to.) The main issue regarding the Severn Estuary site is the same (possible disturbance of birds) and the mitigation is still relevant.	As above	As above	N/A	As above	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	As above
Policy CS24 as at September 2014	No changes are proposed to adopted policy, which continues to be to maintain and enhance the role of the dock, and to safeguard land at Court House	C C (Likely significant effect alone) The housing increase is unlikely	Dock located near to SAC but dock uses not likely to be enough source of NOx air pollution to	N/A	Some potential for disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light,	N/A	N/A	Require best practice techniques to ensure minimal disruption.	B (No significant effect)	Projects will need to be individually assessed as part of

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Farm for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	to increase the impact of the policy.	have a significant effect (see HRA Air Quality Appendix)		but may not be significant given that the dock already exists, and Court House Farm is inland of the Severn Estuary site..			Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .		the planning process. Project-level HRA/EIA may be needed for any developments at Royal Portbury Dock, or project level consultation with Natural England.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Ensuring Safe and Healthy Communities										
Policy CS25: Children, Young People and Higher Education	Provision of educational facilities.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
CS25 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS25 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS25 as at September 2014	No changes are proposed to adopted policy, which seeks educational provision where local provision will be inadequate to meet the needs of new residential developments. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
Policy CS26: Supporting Healthy Living and the	Requires HIA on all large scale developments, Joint	B	N/A	N/A	N/A	N/A	N/A	N/A	B	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Provision of Health Care Facilities.	working with health providers to deliver a district wide network of health facilities, reduce health inequalities in the district, encourage development that promotes active lifestyles.	(No significant effect)							(No significant effect)	
CS26 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS26 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS26 as at September 2014	No changes are proposed to adopted policy, which supports strategies which increase and improve health services , promote healthier lifestyles and aim to reduce health inequalities. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS27: Sport, Recreation and Community Facilities.	Provision of sport, recreation and community facilities	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
CS27 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS27 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS27 as at September 2014	No changes are proposed to adopted policy, which promotes additional provision of sport, recreation and community facilities where local provision is inadequate to meet projected needs and standards. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
Area Policies										
Policy CS28: Weston-super-Mare	W-s-M will be the primary focus for development within North Somerset. The town will accommodate 12,000 new dwellings and 10,000 new jobs	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air)	Water abstraction has been assessed as part of the Regional Spatial Strategy	Disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport,	B (No significant effect)	Projects will need to be individually assessed as part of

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	between 2006-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.		Quality Appendix)	Habitats Regulations Assessment which concluded that despite the amount of development proposed in Weston-super-Mare it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.	recreational pressures.			walking and cycling. Require best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300m of (guideline only) wading bird foraging zones.		the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
								Consider use of interpretation if necessary.		
CS28 Publication	W-s-M will be the primary focus for development within North Somerset. The town will accommodate around 5,850 additional new dwellings with approx 10,500 employment opportunities between 2010-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.	As above	As above	As above	As above	N/A	N/A	As above	As above	As above
Policy CS28 as at November 2013.	The only change being proposed to the adopted plan policy is a change in the number of dwellings to be built in Weston from around 6,913 to 5,136 in Weston urban area, 2011-2026. The Consultation Draft plan had referred to a figure of 12,000 dwellings for 2006-2026, but this was reduced in the Publication version due	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	The reference to mitigation under policy CS20 (in blue) is appropriate.	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	to determination of a locally derived housing requirement. The main issue regarding the Severn Estuary is the same: potential disturbance , without mitigation, for birds; (see 6 th column).									
Policy CS28 as at September 2014	While prediction of numbers is difficult at this stage, it is likely that a significant proportion of the increased housing requirement would be at Weston urban area (assuming the broad distribution would be similar to that for the former housing target.) The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway. However it is likely that a significant proportion would be on brownfield sites . While some of these could be regeneration of town centre sites, some of which are on the seafront, these sites are largely allocated	C <i>(Likely significant effect alone)</i>	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	Disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures.	N/A	N/A	Promote best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if	B <i>(No significant effect)</i>	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	already, and impacts are likely to be mitigatable. (See columns 6 and 9).							site is within 300m of (guideline only) wading bird foraging zones. Consider use of interpretation if necessary.		
Policy CS29: Weston-super-Mare Town Centre	Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter within the gateway area	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in Weston-super-Mare it won't result in a likely significant effect on water abstraction. Further specialist advice was	Disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
				provided by the Environment Agency which confirmed this.				vibration and noise, such as piling, is undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300m of (guideline only) wading bird foraging zones. Consider use of interpretation if necessary.		
CS29 Publication	As above	As above	As above	As above	As above	N/A	N/A	As above	As above	As above
Policy CS29 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The main issue regarding the Severn Estuary is the same: potential disturbance , without mitigation, for birds; (see 6 th column).	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	The reference to mitigation under policy CS20 (in blue) is appropriate.	As above	As above

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS29 as at September 2014.	This is a remitted policy and it is difficult to comment at this stage on what the number of dwellings to be built at Weston might be. While the housing increase for the district would be likely to mean more dwellings at Weston, it is likely that a significant proportion would be on brownfield sites . While some of these could be regeneration of town centre sites, some of which are on the seafront, these sites are largely allocated already, and impacts are likely to be mitigatable. (See columns 6 and 9).	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	Disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures.	N/A	N/A	Promote best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as undertaken between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300m of (guideline only) wading bird foraging zones. Consider use of interpretation if necessary.	B (No significant effect)	Projects may need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS30: Weston Urban Extension	A major mixed use, employment-led urban extension will be developed south-east of Weston-super-Mare. This will include 9,000 homes, 42ha of employment land along with other necessary community, social and transport infrastructure to support the development.	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in Weston-super-Mare it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.	Disturbance of wading birds and wildfowl in the Severn Estuary, due to increased noise and light and increased recreational pressures.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Require best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc) that key construction activities which cause significant vibration and noise, such as piling, is undertaken generally between April and August to avoid disturbance to wading birds and wildfowl, if	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix											
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other				
								site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary.			
CS30 Publication Weston Villages	Employment-led development in two villages on mainly previously developed land at Weston airfield and Locking Parklands (the "Weston Villages"). To include total of 5,500 new homes and at least 37.7ha of B use employment land.	As above	As above	As above	As above	N/A	N/A	As above	As above	As above	
Policy CS30 as at November 2013.	The only change being proposed to the adopted plan policy is a slight change in the number of dwellings to be built at Weston Villages from about 5,500 to about 5,800. The Consultation Draft plan had referred to a figure of 9,000 dwellings for that area , but this was reduced in the Publication version .	As above	As above	LSEs unlikely (see note on water issues after this table.)	Some potential for increased recreational pressure and hence disturbance to birds.	N/A	N/A	The mitigation as at Consultation Draft stage , regarding possible use of interpretation . is still relevant.	As above	As above	

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Arguably the HRA assessments at both Consultation Draft and Publication stages were unduly pessimistic in predicting disturbance impacts from development without mitigation, since the Weston Villages area is 2km from the Severn Estuary. However there is potential for increased recreational pressure, but also scope for mitigation for that; (see columns 6 and 9).									
Policy CS30 as at September 2014.	This is a remitted policy. It is unknown at this stage whether the housing increase would mean an increase in the number to be built at Weston Villages from the 5,800 referred to above. However it is still likely to be far less than the figure of 9,000 dwellings that was in the Consultation Draft Core Strategy. The policy still refers to possible provision of a waste to energy plant, but air quality impacts are unlikely to be	C (Likely significant effect alone)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	Some potential for increased recreational pressure and hence disturbance to birds.	N/A	N/A	Mitigation regarding possible use of interpretation . is still relevant.	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	significant. (See column 4). Weston Villages area is 2km from the Severn Estuary and potential for increased recreational pressure is limited, with scope for mitigation (see columns 6 and 9).									
Policy CS31: Market and Coastal Towns	Proposals for development at Clevedon, Nailsea and Portishead will be supported if they increase self-containment, ensure the availability of jobs and services for the town and surrounding catchments, and improve the town's role as a service centre.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS31 Publication Clevedon, Nailsea and Portishead	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS31 as at November 2013.	The only changes being proposed to the adopted plan policy are the following changes in the number of dwellings to be built from 2006-2026 as follows: Clevedon: change from 454 to 493;	C (Likely significant effect alone)	N/A	N/A	Theoretically, given that the settlement limits of Clevedon and Portishead extend to the seafronts, there could be scope for seafront development with associated	N/A	N/A	Require best practice construction techniques to ensure minimal disruption. Ensure (through planning conditions etc)	B (No significant effect)	Projects will need to be individually assessed as part of the planning process.

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	Nailsea: change from 210 to 647; Portishead: change from 3,051 to 3,040. The policy at Consultation Draft stage did not specify housing numbers, although they were given in the supporting text . The adopted policy permits development within settlement limits at all three towns, and mixed use schemes adjacent to the settlement boundary at Nailsea outside the Green Belt, subject to criteria. It is considered that, without mitigation there may be potential for impacts which were not identified in the earlier HRA work, but which can be mitigated. (See columns 6 and 9.)				potential for disturbance of birds from construction. However much of the development proposed in these towns has already been built or has consent, particularly at Portishead on key sites like the harbourside. However there could be some increased recreation pressure, from development at all three towns and associated potential for disturbance. .			that key construction activities which cause significant vibration and noise, such as piling, is undertaken generally between April and August to avoid disturbance to wading birds and wildfowl, if site is within 300 m (guideline only) of wading bird foraging zones. Consider use of interpretation if necessary.		
Policy CS31 as at September 2014.	The assumed housing increase could in theory raise the number of dwellings to be built at these towns, particularly if it assumed that the broad distribution would be similar to that for the	C (Likely significant effect alone)	N/A	N/A	As above	N/A	N/A	As above	B (No significant effect)	Projects may need to be individually assessed as part of

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	17,130 dwellings target. However it is difficult to predict this precisely, or the split. The relevant issues are still likely to be some potential for disturbance to birds from possible recreation pressure, and to some extent from seafront development, but this is mitigatable. (See column 9)									the planning process.
Policy CS32: Service Villages	Proposals for development which support or enhance their roles as local hubs for community facilities and services, employment and affordable housing, including public transport will be supported.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS32 Publication	Support for small scale development within settlement boundaries which supports and enhances village's role as local hub.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS32 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing small scale residential or mixed use	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
	developments outside settlement boundaries subject to criteria. However reference to small scale and fact that only one of the proposed Service Villages (Easton in Gordano/Pill) is adjacent to the Severn Estuary site suggests that LSEs are unlikely. The Sites and Policies Plan which would make any allocations in Service Villages is likely to be subject to its own HRA.									
Policy CS32 as at September 2014	No changes are proposed to adopted policy, and the blue text above applies. The housing increase is unlikely to significantly affect the impact of the policy.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS33: Smaller Settlements and Countryside.	Proposals for development within the rural areas outside of Service Villages will be strictly controlled in order to protect their character and prevent unsustainable development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS33 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Infill Villages, smaller settlements and countryside										
Policy CS33 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing some market housing within infill villages but restricted to one or two infill dwellings or small scale residential development within the settlement limits, subject to criteria. Reference to small scale and fact that only one of the proposed infill villages (Kewstoke) is adjacent to the Severn Estuary site suggests that LSEs are unlikely.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS33 as at September 2014	No changes are proposed to adopted policy, and the blue text above applies. The housing increase is unlikely to significantly affect the impact of the policy.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Delivery Policies										

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS34: Developer Contributions to Infrastructure.	Financial contributions will be sought in the form of a standardised tariff scheme applied across the district to ensure the effective and timely delivery of the key infrastructure requirements to support new development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS34 Publication Infrastructure delivery and development contributions	Concerns mechanisms for funding and delivery of infrastructural elements, with regard to the Weston villages, Weston urban area and rest of district	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS34 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS34 as at September 2014	No changes are proposed to adopted policy, which concerns the collection of development contributions towards infrastructure, rather than development itself. The blue text above applies.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Severn Estuary Assessment Matrix										
Policy/Proposal	Description	Assessment Category ¹	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to wildlife	Land take from European site	Other			
Policy CS35: Implementation	Implementation will take place as part of a co-ordinated strategy, provided in step with the necessary infrastructure, utilities and service provision needed to support and enable the development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS35 is deleted in the Publication version	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Screening Assessment Matrix for Mendip Limestone Grasslands SAC

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
Living within Environmental Limits											
Policy CS1: Addressing Climate Change and Carbon Reduction	Renewable energy in development; e.g. Energy from Waste Plant at Weston urban extension, green infrastructure networks, sustainable transport, enhancing/protecting biodiversity, re-use of previously developed land etc.	C (Likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Only of possible significance if energy facilities were to be located < 10km from site. Only specific reference to energy from waste plant is for Weston urban extension, within that distance of Uphill Cliff.	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)	Potentially on individual planning applications. Energy from waste plants may require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigatio	

² Based on the Natural England Habitats Regulations Assessment of Local Development Documents by David Tyldesley, Jan 2009

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
										n measures, as necessary.
Policy CS1 of Publication version of Core Strategy	As above	As above	As above. Note: Weston Villages now replace Weston Urban Extension	N/A	N/A	N/A	N/A	As above	As above	As above
Policy CS1 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Has addition of need for development to demonstrate water efficiency measures. Policy refers to creation of waste to energy facilities at Weston Villages.	As above	As above. Note: Weston Villages now replace Weston Urban Extension	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant,	As above	As above
Policy CS1 as at September 2014.	No changes are proposed to adopted policy which promotes reducing carbon emissions and tackling climate change. There is reference to reduction/recycling	C (Likely significant effect alone) The assumed housing increase is unlikely to significantly alter	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Only if possible	N/A	N/A	N/A	Greater horseshoe bats are a qualifying species. Potential for renewable energy to include wind	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from	B (No significant effect)	Potentially on individual planning applications. Energy from waste

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	of waste, and creation of waste to energy facilities in Weston villages	the impacts of this policy.	significance if energy facilities were to be located < 10km from site. Only specific reference to energy from waste plant is for Weston Villages, within that distance of Uphill Cliff.					turbines; bats could be at risk from these, although horseshoe bats may be at lower risk . Natural England has produced interim guidance, latest TIN051 2014	Environment Agency) This mitigation is still relevant. Locational control.		plants may require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS2: Delivering Sustainable Design and Construction.	Sustainable design and construction. Policy sets targets e.g. for on site renewable energy, Code for Sustainable homes, BREEAM ratings etc	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
CS2 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	As above	As above	As above	
Policy CS2 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	Consultation Draft version. Addition of requirement to apply best practice in sustainable urban drainage systems. No LSEs were predicted at any stage of HRA.									
Policy CS2 as at September 2014.	No changes are proposed to adopted policy, which promotes sustainable design and construction. No LSEs were predicted at any stage of HRA...	B (No significant effect) The assumed housing increase is unlikely to significantly alter the impacts of this policy..	N/A	N/A	N/A	N/A	Reference to renewable energy generation could include wind turbines which could potentially impact on greater horseshoe bats, a qualifying species for this site. Bats are known to be at risk of mortality from wind turbines, although horseshoe bats may be at lower risk .	Strict locational control for wind turbines. Natural England has produced interim guidance regarding bats and wind turbines, latest TIN051 2014	B (No significant effect)	Project level HRA may be needed.

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
Policy CS3: Environmental Risk Management.	Sets out the Sequential Test for development with regard to flood zones.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
CS3 Publication Environmental Impacts and Flood Risk Assessment	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	
Policy CS3 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to NPPF rather than PPS25. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS3 as at September 2014.	No changes are proposed to adopted policy, which requires acceptable mitigation for environmental impacts of development, and following the sequential test regarding flooding.	B (No significant effect) The assumed housing increase is unlikely to significantly alter the impacts of this policy..	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	No LSEs were predicted at any stage of HRA.									
Policy CS4: Nature Conservation.	Maintain and enhance biodiversity within the district.	B (No significant effect)	N/A	N/A	N/A	N/A	Part 5 of policy refers to tree planting. Inappropriate planting could impact on features like grasslands, but policy is positive for biodiversity overall.	Planting needs to take into account the possible risk of impact on interest features of European Sites.	B (No significant effect)	N/A
CS4 Publication	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above	N/A
Policy CS4 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version, but refers to well targetted woodland creation, reducing the likelihood of inappropriate tree planting. Documents such as Green Infrastructure Strategy and	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	Biodiversity and Trees SPD are referred to in supporting text . No LSEs were predicted at any stage of HRA.									
Policy CS4 as at September 2014.	No changes are proposed to adopted policy which promotes maintenance and enhancement of biodiversity. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS5: Landscape and the Historic Environment.	Protect and enhance the character, distinctiveness, diversity and quality of North Somerset's landscape and townscape.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
CS5 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS5 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to heritage assets rather than just assets. No LSEs	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	were predicted at any stage of HRA.									
Policy CS5 as at September 2014.	No changes are proposed to adopted policy which promotes protection and enhancement of the landscape. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS6: North Somerset's Green Belt	Protect the existing Green Belt.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
CS6 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS6 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. A difference is that it no longer refers to possibility of taking land out of the Green Belt in exceptional circumstances, by local review. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Policy CS6 as at September 2014.	No changes are proposed to adopted policy, which states that the Green Belt will remain unchanged. No LSEs were predicted at any stage of HRA.	B <i>(No significant effect)</i> . While this is a remitted policy, it is envisaged that the assumed housing increase can be met within the existing spatial strategy which does not include change to the Green Belt. Also the SAC component sites are not near the Green Belt.	N/A	N/A	N/A	N/A	N/A	N/A	B <i>(No significant effect)</i>	N/A
Policy CS7: Planning for Waste in North Somerset	Support for sustainable management of waste, recovery of energy from waste in line with Joint Waste Core Strategy policies	C <i>(Likely significant effect alone)</i>	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Only of possible significance if energy facilities were to be located < 10km from site. (See HRA air quality appendix)	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B <i>(No significant effect)</i>	Potentially on individual planning applications. Energy from Waste Plants may require an HRA. There is likely to be scope and

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
										flexibility for proposals to include detailed mitigation measures, as necessary.	
CS7 Publication Planning for Waste	As above	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above	
Policy CS7 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Refers to Sites and Policies DPD rather than "a Development Management DPD".	As above.	As above	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant.	As above	As above	
Policy CS7 as at September 2014.	No changes are proposed to adopted policy which promotes prevention/minimisation of waste, design for ease of waste collection, and use	C (Likely significant effect alone). The assumed housing increase is unlikely to significantly alter	Mostly neutral. Some projects will need to be individually assessed as part of the planning process.	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from	B (No significant effect)	Potentially on individual planning applications. Energy from	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	of Joint Waste Core Strategy policies and development management policies on waste. Promotes recovery of energy from waste in line with Joint Waste Core Strategy policies	the impacts of this policy.	Only of possible significance if energy facilities were to be located < 10km from site. (See HRA air quality appendix)					Environment Agency) This mitigation is still relevant.		Waste Plants may require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS8: Minerals Planning in North Somerset	Provision will be made for North Somerset to contribute towards approximately 40% of the West of England's aggregates requirement. The council will seek to maintain a land bank for crushed rock of at least 10 years.	C (likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Unlikely to be significant air pollution impacts (see HRA air quality appendix)	N/A	N/A	N/A	N/A	Use of appropriate technology. Locational control of quarrying, leaving adequate distance between quarry and European site	B (No significant effect)	Potentially on individual planning applications. There is likely to be scope and flexibility for proposals to include

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
										detailed mitigation measures, as necessary.
CS8 Publication Minerals Planning	As above	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above
Policy CS8 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition that was made at Modifications stage to quantify the crushed rock apportionment for North Somerset in tonnes , did not alter the earlier HRA conclusions.	As above	As above	N/A	N/A	It is considered that this entry should be altered from N/A to "very unlikely". The likelihood of adverse impact from quarrying on this SAC is very limited. (It would only be probable if habitat , such as semi natural dry grasslands, was lost due to direct land take from the SAC itself from quarrying .	N/A	As above . The mitigation as at Consultation Draft stage is still relevant.	As above	As above

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
						and being a European site that is extremely unlikely to occur.)				
Policy CS8 as at September 2014.	No changes are proposed to adopted policy which sets out the requirement for crushed rock provision, and maintenance of a landbank, and promotes protection of mineral resources through mineral safeguarding areas..	C (likely significant effect alone). The assumed housing increase is unlikely to significantly alter the impacts of this policy..	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Unlikely to be significant air pollution impacts (see HRA air quality appendix)	N/A	N/A	Very unlikely; (see above)	N/A	Use of appropriate technology. Locational control of quarrying, leaving adequate distance between quarry and European site . This mitigation is still relevant.	B (No significant effect)	Potentially on individual planning applications. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS9: Green Infrastructure	Safeguard, improve and enhance the existing network of green infrastructure.	C (Likely significant effect alone)	N/A	N/A	Promoting an accessible green infrastructure network could lead to extra pressure from increased visitor numbers – eg.	N/A	N/A	The NSC Green Infrastructure Strategy is likely to encourage provision of opportunities for green infrastructure	B (No significant effect)	Potentially on individual planning applications.

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
					recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter on Mendip Limestone Grasslands SAC.			elsewhere, such as public open space provision, which is likely to provide alternative locations for recreation .		
CS9 Publication	As above	As above	N/A	N/A	As above	N/A	N/A	As above	As above	As above
Policy CS9 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes reference to tree planting. Reference to Green Infrastructure SPD in supporting text.	As above	As above	N/A	As above	N/A	N/A	It is considered that the following is more appropriate: Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of extensive green infrastructure at	As above	As above

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards at the SAC sites, encouraging restriction of walking to established public footpaths			
Policy CS9 as at September 2014.	No changes are proposed to adopted policy. Concerns safeguarding, improving and enhancing the existing network of green infrastructure. Refers to protection and enhancement of biodiversity.	B <i>(No significant effect)</i> It is considered that the policy has been too pessimistically assessed at earlier stages of HRA. Policy refers to protection and enhancement of biodiversity.	N/A	N/A	N/A	N/A	N/A	N/A	B <i>(No significant effect)</i>	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
		Reference to green infrastructure is one of further provision, which would help to provide alternative areas to the SAC for recreation. Hence it is considered that a B categorisation is actually appropriate.								
Policy CS10: Transport and Movement	Encouragement for travel management policies and development proposals that encourage an improved and integrated transport network and allow for wide choice of transport modes. Lists proposed transport schemes over the plan period.	C (Likely significant effect alone)	Transport schemes which would significantly increase traffic on sections of A38 and A371 alongside component site are potentially significant with respect to airborne nitrogen deposition (see HRA air quality appendix)	N/A	Potentially increased number of visitors.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. The NSC Green Infrastructure Strategy will identify opportunities for green infrastructure elsewhere such as public open space provision, which is likely to	B (No significant effect)	Potentially on individual planning applications.

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								provide alternative locations for recreation .			
CS10 Publication Transportation and Movement	As above	AS above	As above	N/A	As above	N/A	N/A	As above	As above	As above	
Policy CS10 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes addition of requirement for transport schemes to contribute towards carbon reduction, and support movement of freight by rail, which should have beneficial environmental effects. List of transport schemes is the same except for addition of Airfield Bridge Link (ABL) between Weston Airfield and Winterstoke Rd, and	C (Likely significant effect alone)	As above	N/A	As above	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Regarding potential for increased visitor numbers the mitigation re policy CS9 is appropriate.	As above	As above	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	Weston Southern Rail Chord (WSRC). ABL is a more direct road link so should help reduce distance travelled and hence emissions. WSRC should help promote train rather than car transport which should have environmental benefits.									
Policy CS10 as at September 2014.	As above. No changes are proposed to adopted policy, which concerns transport and transport schemes.	C (Likely significant effect alone)	Transport schemes which would significantly increase traffic on sections of A38 and A371 alongside component site are potentially significant with respect to airborne nitrogen deposition (see HRA air quality appendix). The housing increase could lead to increased traffic.	N/A	Promotion of an improved and integrated transport network, along with housing increase, could theoretically mean increased number of visitors to the component sites, but location of component sites could mean this would be limited.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For	B (No significant effect)	Potentially on individual planning applications

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								example, the Weston Villages SPD proposes provision of extensive green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards at the SAC sites, encouraging restriction of walking to established public footpaths			
Policy CS11: Parking	Provision of adequate car parking to meet the needs of anticipated users.	C (Likely significant effect alone)	Any parking measures which could increase traffic on section of A38 and A371 alongside	N/A	N/A	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport,	B (No significant effect)	Potentially on individual planning applications.	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
			component site are potentially significant with regard to airborne nitrogen deposition (see HRA air quality appendix)					walking and cycling.			
CS11 Publication	As above	As above	As above	N/A	N/A	N/A.	N/A	AS above	As above	As above	
Policy CS11 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Only difference is that policy refers to Sites and Policies DPD rather than Development Management DPD.	As above	As above	N/A	Potentially increased number of visitors.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Regarding potential for increased visitor numbers the mitigation re policy CS9 is appropriate.	As above	As above	
Policy CS11 as at September 2014.	No changes are proposed to adopted policy. Provision of adequate car parking to meet the needs of anticipated users.	C (Likely significant effect alone)	Any parking measures which could increase traffic on section of A38 and A371 alongside component site are potentially significant with	N/A	Potentially increased number of visitors, particularly with the assumed housing increase. However the policy is not location specific, and does not	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Regarding potential for	B (No significant effect)	Potentially on individual planning applications.	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
			regard to airborne nitrogen deposition (see HRA air quality appendix)		specifically allocate parking near the SAC sites.			increased visitor numbers the mitigation re policy CS10 is appropriate.			
Delivering Strong and Inclusive Communities											
Policy CS12: Achieving High Quality Design and Place Making	High quality architecture and urban design will be expected from all developments.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS12 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS12 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. While some paragraphs differ the thrust of the policy is on promoting well designed building and places, and there is still reference to environmental sustainability. No	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	LSEs were predicted at any stage of HRA.									
Policy CS12 as at September 2014.	No changes are proposed to adopted policy. Promotion of well designed building and places. Includes reference to environmental sustainability. No LSEs were predicted at any stage of HRA.	C (Likely significant effect alone)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A
Policy CS13: Scale of New Housing.	Provision of 17,750 dwellings across the district over the plan period. 3000 dwellings in Weston-super-Mare urban area and 9,000 dwellings as an urban extension to Weston-super-Mare. The remainder of 5,750 dwellings will be met by land from existing identified sources and no additional allocation will be required in the plan period.	C (Likely significant effect alone)	Weston urban extension located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant effect on water	Increased population could lead to extra pressure from increased visitor numbers; eg. recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter on Mendip Limestone Grasslands SAC.	N/A	N/A	The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere such as public open space provision, which is likely to provide alternative locations for recreation. Encourage and facilitate sustainable modes of	B (No significant effect)	Potentially on individual planning applications.

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
CS13 Publication	Weston will be focus of new housing development . Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. Within the Service villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies	As above	As above, but urban extension now replaced by Weston Villages	As above	As above	As above	N/A	As above	As above	As above
Policy CS13	Proposed change in housing number	As above	As above	LSEs unlikely (see note on	As above	As above	As above	It is considered that the following	As above	As above

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
as at November 2013.	from the minimum of 14,000 in adopted plan to minimum of 17,130 dwellings within North Somerset 2006 - 2026 . (Note: while this is an increase, the 17,130 is less than the 17,750 dwellings at the Consultation Draft stage, referred to in black above. The main issue regarding the Mendip Limestone Grasslands site is the same (possible recreational impact on habitats) .			water issues after this table.)				is more appropriate: Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of extensive green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of			

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								interpretation boards encouraging restriction of walking to established public footpaths..			
Policy CS13 as at September 2014.	This policy, on the housing number, was remitted for re-examination. The Inspector supported an increase in the housing requirement from 17,130 to 20,985 for 2006-2026.	C (Likely significant effect alone)	Weston urban extension located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)	LSEs unlikely (see note on water issues after this table.)	Increased housing could lead to extra pressure from increased visitor numbers; eg. recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter on Mendip Limestone Grasslands SAC.	N/A	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision. eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of significant green infrastructure at Weston Villages, including a network of green corridors with multifunctional Encourage provision of interpretation	B (No significant effect)	Potentially on individual planning applications.	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								boards encouraging restriction of walking to established public footpaths..			
Policy CS14: Distribution of New Housing	New housing development will be concentrated in Weston-super-Mare. At Clevedon, Portishead and Nailsea residential development will be acceptable within their existing settlement boundaries on brownfield land. Within the Service Villages small scale infill development may be appropriate where it will support the retention of existing services. Elsewhere housing development will not be permitted unless it is for essential workers in rural enterprises, replacement dwellings or	C (Likely significant effect alone)	Weston urban extension located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment	Increased population could lead to increased visitor numbers resulting in recreational impacts.	N/A	N/A	The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere such as public open space provision, which is likely to provide alternative locations for recreation. Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling.	B (No significant effect)	Potentially on individual planning applications.	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	affordable housing need.			Agency which confirmed this.						
CS14 Publication	Weston will be focus of new housing development . Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. Within the Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies	As above	As above but urban extension now replaced by Weston Villages	As above	As above	N/A	N/A	As above	As above	N/A
Policy CS14 as at November 2013.	Proposed policy wording is unchanged from the adopted plan except for the housing figures in the table. Weston will be focus of new housing	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	N/A	N/A	As in blue text for policy CS13 .	As above	N/A

Mendip Limestone Grasslands Assessment Matrix

Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	<p>development. Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. At Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies.</p> <p>While the proposed distribution of the housing has changed slightly from the Consultation Draft stage, mainly due to a reduction in the amount of housing proposed at Weston Villages, the main</p>									

Mendip Limestone Grasslands Assessment Matrix

Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	issue regarding the Mendip Limestone Grasslands site is the same (possible recreational impact on habitats) .									
Policy CS14 as at September 2014.	As above. It is assumed that, the increased housing requirement would have a similar broad distribution to the 17,130 dwellings in the November 2013 changes. As before, the main issue is the possible recreational impact on habitats, and the mitigation in column 9 is still relevant.	C (Likely significant effect alone)	Weston Villages located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)	LSEs unlikely (see note on water issues after this table.)	Increased population could lead to increased visitor numbers and potential for recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter.	N/A	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of significant green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and	B (No significant effect)	Potentially on individual planning applications.

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								community parks.) Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths.			
Policy CS15: Mixed and Balanced Communities	The Council will seek to ensure a genuine mix of housing types within existing and future communities.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS15 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS15 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS15 as at September 2014.	No changes are proposed to adopted policy which promotes a genuine	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	mix of housing types within existing and future communities. No LSEs were predicted at any stage of HRA.									
Policy CS16: Affordable Housing	On-site affordable housing will be sought to meet local needs on all residential developments of 15 dwellings or more (or site of 0.5ha or above). On other sites the Council will seek to negotiate a financial contribution towards the provision of affordable housing.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS16 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS16 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition made at modifications stage to widen the definition of	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	affordable housing to include affordable rented did not have significant implications for HRA. No LSEs were predicted at any stage of HRA.									
Policy CS16 as at September 2014.	No changes are proposed to adopted policy which promotes provision of on-site affordable housing on all residential developments of 10 dwellings or more (or sites of 0.3ha or above). On sites of 5-9 dwellings the Council will seek to negotiate a financial contribution towards the provision of affordable housing. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS17: Residential Sites	Housing schemes for 100% affordable housing to meet	B	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Providing Affordable Housing Only	local need within small rural communities will be supported provided it meets certain criteria. Specific sites may also be allocated in W-s-M, Portishead, Nailsea and Clevedon and the service villages for 100% affordable housing to meet an identified local need.	(No significant effect)								
CS17 Publication Rural Exceptions Schemes	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS17 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Policy CS17 as at September 2014, Rural Exceptions Schemes.	No changes are proposed to adopted policy . It promotes provision of housing schemes for 100% affordable housing to meet local needs within small rural communities subject to criteria, including one giving priority to sites within settlement boundary, and one on scale being appropriate for location. Also states that rural exceptions schemes will be acceptable adjacent to the settlement boundaries of Service Villages and Infill Villages, and elsewhere adjacent to main body of settlement, but not in the Green Belt, unless justified by very special circumstances.	B (No significant effect) It is unlikely that housing schemes of a scale appropriate for a rural location would have significant effects on European Sites, unless they were actually sited on them which is most unlikely to be permitted. Note that planning applications would be likely to be subject to policies on biodiversity	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS18: Gypsies and Travellers and	Provision will be made for an additional 36 residential and 10	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
Travelling Show People	transit pitches for Gypsies and travellers for the period 2006 – 2011.										
CS18 Publication	Sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS18 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS18 as at September 2014	No changes are proposed to adopted policy, which sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people. This includes preference for brownfield sites. No LSEs were	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	predicted at any stage of HRA.										
Policy CS19: Green Wedges/Strategic Gaps.	The Council will seek to protect green wedges/strategic gaps to help retain the separate identity, character or landscape setting of settlements.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS19 Publication Strategic gaps	As above, but reference to strategic gaps, not green wedges	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS19 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS19 as at September 2014	No changes are proposed to adopted policy, which promotes protection of strategic gaps to help retain the separate identity,	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	character or landscape setting of settlements.										
Delivering a Prosperous Economy											
Policy CS20: Supporting a Successful Economy	Employment-led strategy to both deliver significant employment development and to ensure that new residential development is provided in association with employment opportunities. The Core Strategy provides for around 29,500 jobs Supporting text suggests indicative employment requirement for B1-B8 uses would include 61 ha at Weston Urban Extension.	C (Likely significant effect alone)	Weston urban extension located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)	N/A	Increased population could lead to increased visitor numbers potentially having recreational impacts.	N/A	N/A	The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere such as public open space provision, which is likely to provide alternative locations for recreation .	B (No significant effect)	N/A	
CS20 Publication	The Core Strategy seeks to provide for at least 10,100 additional jobs. Supporting text suggests indicative	As above	As above but urban extension now replaced by Weston Villages	N/A	As above	N/A	N/A	As above	As above	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	employment land allocations (B1-B8 uses) to be as in adopted Replacement Local Plan, plus about 38ha at Weston Villages.									
Policy CS20 as at November 2013.	The policy is not proposed to change from the adopted plan version. It states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications. As with the Consultation Draft stage, a consequence of employment development could be to attract more people into the district, and the main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .	As above	As above	As above	As above	N/A	N/A	As in blue text for policy CS13	As above	As above

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Policy CS20 as at September 2014	<p>No changes are proposed to adopted policy, which states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications.</p> <p>As indicated above, a consequence of employment development could be to attract more people into the district, and the main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .</p> <p>There could be an in combination effect with the housing increase, regarding this. However impacts should be mitigatable; (see column 9).</p>	<p>C (Likely significant effect alone) This concerns potential for disturbance, but, this is mitigatable; see columns 6 and 9).</p>	<p>Weston urban extension located generally over 2km from nearest component site (Uphill Cliff). Traffic emissions unlikely to be significant (see HRA air quality appendix)</p>	<p>LSEs unlikely (see note on water issues after this table.)</p>	<p>Employment development could attract people to live in the district and potentially lead to increased visitor numbers and recreational impacts, such as trampling (physical damage), erosion, collection/digging, fires and litter.</p>	<p>N/A</p>	<p>N/A</p>	<p>Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of extensive green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards</p>	<p>B (No significant effect)</p>	<p>N/A</p>

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								encouraging restriction of walking to established public footpaths.			
Policy CS21: Retail Hierarchy and Provision.	Identifies retail hierarchy across the district.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS21 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS21 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	
Policy CS21 as at September 2014	No changes are proposed to adopted policy, which Identifies retail hierarchy across the district. Retail centres are unlikely to be located in locations affecting the SAC sites.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Policy CS22: Tourism Strategy	Supports visitor facilities and accommodation across the district provided they meet certain criteria.	C (Likely significant effect alone)	N/A	N/A	Increased population could lead to increased visitor numbers resulting in recreational impacts.	N/A	N/A	The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere such as public open space provision, which is likely to provide alternative locations for recreation .	B (No significant effect)	Potentially on individual planning applications.
CS22 Publication	As above	As above	N/A	N/A	As above	N/A	N/A	As above	As above	As above
Policy CS22 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .	As above	As above	As above	As above	As above	As above	It is considered that the following is more appropriate: Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and	As above	As above

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								SPDs. Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths			
Policy CS22 as at September 2014	No changes are proposed to adopted policy, which supports new, improved and replacement visitor and tourist facilities and accommodation across the district provided they meet certain criteria. Criteria include appropriate scale and no adverse implications for environment, and (for Weston) need to comply with sequential approach giving priority to town centre or seafront sites.	C (Likely significant effect alone) Mainly concerns scope for increased visitor pressure, but this is mitigatable.	N/A	N/A	Increased population could lead to increased visitor numbers resulting in potentially greater likelihood of recreational impacts.	N/A	N/A	As above. This mitigation is still relevant.	B (No significant effect)	Potentially on individual planning applications.	
Policy CS23: Bristol	Proposals will be required to demonstrate the satisfactory	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
International Airport	resolution of environmental issues, including the impact of growth on surrounding communities and surface access infrastructure.										
CS23 Publication Bristol Airport	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS23 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	As above	N/A	N/A	N/A	N/A	N/A	As above	As above	
Policy CS23 as at September 2014	No changes are proposed to adopted policy, which requires proposals for development at the airport to demonstrate the satisfactory resolution of environmental issues, including the impact of growth on surrounding communities and	B (No significant effect)	Air pollution impacts unlikely to be significant (see HRA Air Quality Appendix)	LSEs unlikely (see note on water issues after this table.)	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	surface access infrastructure.									
Policy CS24: Royal Portbury Dock	Identified land will continue to be safeguarded for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	B (No significant effect)	Royal Portbury Dock located > 10 km from site, unlikely to have significant effect	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS24 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS24 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version; (only a difference in the name of the site allocations document referred to.) No LSEs were predicted at any stage of HRA.	As above	As above	N/A	As above	N/A	N/A	N/A	As above	As above
Policy CS24	No changes are proposed to adopted policy, which	B	Royal Portbury Dock located > 10 km from	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
as at September 2014	continues to safeguard identified land at Court House Farm near Royal Portbury Dock for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	(No significant effect)	site, unlikely to have significant effect . (See Air Quality Appendix)								
Ensuring Safe and Healthy Communities											
Policy CS25: Children, Young People and Higher Education	Provision of educational facilities.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS25 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS25 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	were predicted at any stage of HRA.										
Policy CS25 as at September 2014	No changes are proposed to adopted policy, which seeks educational provision where local provision will be inadequate to meet the needs of new residential developments. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
Policy CS26: Supporting Healthy Living and the Provision of Health Care Facilities.	Requires Health Impact Assessment (HIA) on all large scale developments, Joint working with health providers to deliver a district wide network of health facilities, reduce health inequalities in the district, encourage development that promotes active lifestyles.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS26 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS26	Effectively as above. No changes	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
as at November 2013.	are proposed to adopted policy which is not fundamentally different to Consultation Draft version.										
Policy CS26 as at September 2014	No changes are proposed to adopted policy, which supports strategies which increase and improve health services, promote healthier lifestyles and aim to reduce health inequalities. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
Policy CS27: Sport, Recreation and Community Facilities.	Provision of sport, recreation and community facilities	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS27 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS27 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	Consultation Draft version.										
Policy CS27 as at September 2014	No changes are proposed to adopted policy, which promotes additional provision of sport, recreation and community facilities where local provision is inadequate to meet projected needs and standards. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
Area Policies											
Policy CS28: Weston-super-Mare	W-s-M will be the primary focus for development within North Somerset. The town will accommodate 12,000 new dwellings and 10,000 new jobs between 2006-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D)	N/A	Potential extra pressure from increased visitor numbers; eg. recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure	B (No significant effect)	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	commuting over the plan period.							elsewhere such as public open space provision, which is likely to provide alternative locations for recreation .		
CS28 Publication	W-s-M will be the primary focus for development within North Somerset. The town will accommodate around 5,850 additional new dwellings with approx 10,500 employment opportunities between 2010-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.	As above	As above. Note: Weston urban extension now replaced by Weston Villages	N/A	As above	As above	N/A	As above	As above	N/A
Policy CS28 as at November 2013.	The only change being proposed to the adopted plan policy is a change in	C	Impact from traffic unlikely to be significant. (see	N/A	Potential extra pressure from increased visitor numbers; eg.	N/A	N/A	It is considered that the following is more appropriate:	B	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	the number of dwellings to be built in Weston from around 6,913 to 5,136, and a change in the period for that to occur from 2011-2026 to 2013-2026. The Consultation Draft plan had referred to a figure of 12,000 dwellings for 2006-2026, but this was reduced in the Publication version due to determination of a locally derived housing requirement. The main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .	(Likely significant effect alone)	HRA air quality Appendix D)		recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter.			Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs. Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths	(No significant effect)	
Policy CS28 as at September 2014	While prediction of numbers is difficult at this stage, it is likely that a significant proportion of the increased housing requirement would be at Weston urban area,	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D)	N/A	Potential extra pressure from increased visitor numbers; eg. recreational impacts including trampling (physical damage), erosion,	N/A	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green	B (No significant effect)	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	(assuming the broad distribution would be similar to that for the former housing target). The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway. However the main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .				collection/digging, fires and litter on Mendip Limestone Grasslands SAC.			infrastructure and public open space provision; eg. In DPDS, and SPDs. Encourage provision of interpretation boards promoting restriction of walking to established public footpaths.		
Policy CS29: Weston-super-Mare Town Centre	Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter within the gateway area	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D)	N/A	Potential extra pressure from increased visitor numbers; eg.recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter.	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere which	B (No significant effect)	N/A

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								are likely to provide alternative locations for recreation.			
CS29 Publication	As above	AS above	AS above	AS above	AS above	AS above	N/A	AS above	AS above	N/A	
Policy CS29 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The main issue regarding the Mendip Limestone Grasslands site is the same ; (possible recreational impact on habitats) .	As above	As above	As above	As above	N/A	N/A	As in blue text for policy CS13 .	As above	As above	
Policy CS29 as at September 2014	No change is proposed to adopted policy. Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D)	N/A	Reference to housing development, tourist accommodation and facilities, particularly with assumed housing increase, could theoretically mean more residents and visitors to area and possibly	No – although potential disturbance to natural habitats due to increased recreation related activities.	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and	B (No significant effect)	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	within the gateway area				increased pressure on the SAC sites: eg. recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter.			SPDs.(For example, the Weston Villages SPD proposes provision of extensive green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths.		
Policy CS30: Weston Urban Extension	A major mixed use, employment-led urban extension will be developed south-east of Weston-super-Mare. This will include 9,000 homes, 42ha of	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D) Point source air pollution	N/A	Potential for recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter on	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling.	B (No significant effect)	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	employment land along with other necessary community, social and transport infrastructure to support the development.		impacts could be significant from on site energy generation (see HRA air quality appendix)		Mendip Limestone Grasslands SAC			The NSC Green Infrastructure Strategy is likely to identify opportunities for green infrastructure elsewhere which are likely to provide alternative locations for recreation. HRA/EIA may be needed for any renewable energy projects associated with urban extension Ensure renewable energy plants are designed to minimise emissions.		
CS30 Publication Weston Villages	Employment-led development in two villages on mainly previously developed land at Weston airfield and	As above	As above but urban extension now replaced by Weston Villages	As above	As above	As above	N/A	As above	As above	As above

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	Locking Parklands (the "Weston Villages"). To include total of 5,500 new homes and at least 37.7ha of B use employment land.									
Policy CS30 as at November 2013.	The only change being proposed to the adopted plan policy is a slight change in the number of dwellings to be built at Weston Villages from about 5,500 to about 5,800. The Consultation Draft plan had referred to a figure of 9,000 dwellings for that area , but this was reduced in the Publication version . The policy still refers to possible provision of a waste to energy plant.	As above	As above	As above	As above	N/A	N/A	The mitigation as at Consultation Draft stage is still relevant, but it is considered that revised wording regarding mitigating recreational pressures is appropriate. Hence: Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Promotion of opportunities for informal recreation elsewhere on less sensitive sites	As above	As above

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of extensive green infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths..			

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
								HRA/EIA may be needed for any renewable energy projects associated with urban extension Ensure renewable energy plants are designed to minimise emissions.			
Policy CS30 as at September 2014.	It is unknown at this stage whether the assumed housing increase would mean an increase in the number to be built at Weston Villages. However it is still likely to be far less than the figure of 9,000 dwellings that was in the Consultation Draft Core Strategy. The policy still refers to possible provision of a waste to energy plant. Therefore the issues are likely to	C (Likely significant effect alone)	Impact from traffic unlikely to be significant. (see HRA air quality Appendix D) Point source air pollution impacts could be significant from on site energy generation (see HRA air quality appendix)	N/A	Potential for recreational impacts including trampling (physical damage), erosion, collection/digging, fires and litter on Mendip Limestone Grasslands SAC.	N/A	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space provision; eg. In DPDS, and SPDs.(For example, the Weston Villages SPD proposes provision of extensive green	B (No significant effect)	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	be the same: recreational pressure from residents, and possible air quality impacts from a possible waste to energy plant.							infrastructure at Weston Villages, including a network of green corridors with multifunctional recreational benefits including a strategic cycleway/footpath network, and community parks.) Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths.. HRA/EIA may be needed for any renewable energy projects associated with urban extension Ensure renewable energy plants are designed to			

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
								minimise emissions.		
Policy CS31: Market and Coastal Towns	Proposals for development at Clevedon, Nailsea and Portishead will be supported if they increase self-containment, ensure the availability of jobs and services for the town and surrounding catchments, and improve the town's role as a service centre.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS31 Publication Clevedon, Nailsea and Portishead	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS31 as at November 2013.	The only changes being proposed to the adopted plan policy are the following changes in the number of dwellings to be built from 2006-2026 as follows: Clevedon: change from 454 to 493;	C (Likely significant effect alone)	N/A	N/A	Theoretically, there could be some increased recreation pressure, from development at all three towns. However much of the development proposed in these towns has already	N/A	N/A	Promotion of opportunities for informal recreation elsewhere on less sensitive sites through policies and proposals for provision of green infrastructure and public open space	B (No significant effect)	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
	Nailsea: change from 210 to 647; Portishead: change from 3,051 to 3,040. The policy at Consultation Draft stage did not specify housing numbers, although they were given in the supporting text . The adopted policy permits development within settlement limits at all three towns, and mixed use schemes adjacent to the settlement boundary at Nailsea outside the Green Belt, subject to criteria. It is considered that, without mitigation there may be potential for impacts which were not identified in the earlier HRA work, but which can be mitigated. (See columns 6 and 9.)				been built or has consent, particularly at Portishead on key sites like the harbourside. Also the towns are relatively distant from the component sites for this SAC, which are in the south of the district.			provision; eg. In DPDS, and SPDs. Encourage provision of interpretation boards encouraging restriction of walking to established public footpaths		
Policy CS31 as at September 2014.	The assumed housing increase could in theory raise the number of	C (Likely significant effect alone)	N/A	N/A	As above	N/A	N/A	As above	B (No significant effect)	N/A

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	dwellings to be built at these towns, particularly if it assumed that the broad distribution would be similar to that for the 17,130 dwellings target. The issue is still likely to be one of possible recreation pressure, but may not be significant given the distance of these towns from the SAC sites.										
Policy CS32: Service Villages	Proposals for development which support or enhance their roles as local hubs for community facilities and services, employment and affordable housing, including public transport will be supported.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS32 Publication	Support for small scale development within settlement boundaries which supports and enhances village's role as local hub.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Policy CS32 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing small scale residential or mixed use developments outside settlement boundaries subject to criteria. However reference to small scale and fact that none of the proposed Service Villages are adjacent to a component site for this SAC suggests that LSEs are unlikely.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS32 as at September 2014	No changes are proposed to adopted policy, and the blue text above applies. Concerns Service Villages. However this is a remitted policy: it is impossible to say at this stage whether the policy is likely to change or not.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS33: Smaller	Strict control of development in rural areas. New housing restricted to	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix										
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other			
Settlements and Countryside.	affordable housing where a local need which cannot be met in an adjacent town or Service Village, replacement dwellings, or dwellings for workers in essential rural enterprises.									
CS33 Publication Infill Villages, smaller settlements and countryside	Policy differs from Consultation Draft version in allowing infill development (one or two dwellings) or small scale residential development within infill villages, where the proposal is community led, with clear community and environmental benefits. However reference to small scale and fact that only one of the SAC component sites is near an infill village (Uphill) suggests that LSEs are unlikely.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS33 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	Draft version in allowing some market housing within infill villages but restricted to one or two infill dwellings or small scale residential development within the settlement limits, subject to criteria. Reference to small scale and fact that only one of the proposed infill villages (Uphill) is adjacent to a component site for the SAC suggests that LSEs are unlikely.										
Policy CS33 as at September 2014	No changes are proposed to adopted policy, which concerns infill villages, and the blue text above applies. However this is a remitted policy: it is impossible to say at this stage whether the policy is likely to change or not.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Delivery Policies											

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
Policy CS34: Developer Contributions to Infrastructure.	Financial contributions will be sought in the form of a standardised tariff scheme applied across the district to ensure the effective and timely delivery of the key infrastructure requirements to support new development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS34 Publication Infrastructure delivery and development contributions	Concerns mechanisms for funding and delivery of infrastructural elements, with regard to the Weston villages, Weston urban area and rest of district	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS34 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS34 as at September 2014	No changes are proposed to adopted policy, which concerns the	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
	collection of development contributions towards infrastructure, rather than proposing development. No LSEs are predicted.										
Policy CS35: Implementation	Implementation will take place as part of a co-ordinated strategy, provided in step with the necessary infrastructure, utilities and service provision needed to support and enable the development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS35 is deleted in the Publication version	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Mendip Limestone Grasslands Assessment Matrix											
Policy/Proposal	Description	Assessment Category ²	Impacts					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Decreased Water Quality	Recreational Disturbance	Land take from European Site	Other				
proposed to that situation											

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Screening Assessment Matrix for North Somerset and Mendip Bats SAC

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
Living within Environmental Limits											
Policy CS1: Addressing Climate Change and Carbon Reduction	Renewable energy in development; e.g. Energy from Waste Plant at Weston urban extension, green infrastructure networks, sustainable transport, enhancing/protecting biodiversity, re-use of previously developed land etc..	C (Likely significant effects alone)	Only of possible significance if energy facilities were to be located <10km from site	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency)	B (No significant effect)	.N/A	
Policy CS1 of Publication version of Core Strategy	As above but urban extension now replaced by Weston Villages	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above	
Policy CS1 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Has addition of need for	As above	As above. Note: Weston Villages now replace Weston Urban Extension . The NE part of the Weston Villages site is	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft stage is still relevant,	As above	As above	

³ Based on the Natural England Habitats Regulations Assessment of Local Development Documents by David Tyldesley, Jan 2009

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	development to demonstrate water efficiency measures. Policy refers to creation of waste to energy facilities at Weston Villages.		just within 10km of the Kings Wood and Urchin Wood component sites for the SAC.							
Policy CS1 as at September 2014.	No changes are proposed to adopted policy which promotes reducing carbon emissions and tackling climate change. There is reference to reduction/recycling of waste, and creation of waste to energy facilities in Weston villages	C (Likely significant effects alone). The housing increase is unlikely to significantly alter the impacts of this policy.	Only of possible significance if energy facilities were to be located <10km from site. The NE part of the Weston Villages site is just within 10km of the Kings Wood and Urchin Wood component sites for the SAC..	N/A	N/A	N/A	Greater horseshoe bats are a qualifying species. Potential for renewable energy to include wind turbines; bats could be at risk from these, although horseshoe bats may be at lower risk . Natural England has produced interim	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) . This mitigation, as at Consultation Draft stage , is still relevant. Locational control.	B (No significant effect)	.N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
							guidance, latest TIN051 2014				
Policy CS2: Delivering Sustainable Design and Construction.	Sustainable design and construction. Policy sets targets e.g. for on site renewable energy, Code for Sustainable homes, BREEAM ratings etc	C (Likely significant effect alone) On site renewable energy could include wind turbines	N/A	N/A	N/A	N/A	Potential damage to bat and bird species through killing or injuring by wind turbines.	Location of wind turbines following best practice guidance monitoring of impacts.	B (No significant effect)	Potentially on individual planning applications for wind turbines.	
CS2 Publication	AS above	As above	N/A	N/A	N/A	N/A	As above	As above	As above	As above	
Policy CS2 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Addition of requirement to apply best practice in sustainable urban drainage systems.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	
Policy CS2 as at September 2014.	No changes are proposed to adopted policy, which promotes sustainable design and construction, including use of on-	C (Likely significant effect alone) The assumed housing	N/A	N/A	N/A	N/A	Potential damage to bat and bird species through killing or	Location of wind turbines following best practice guidance; monitoring of impacts.	B (No significant effect)	Potentially on individual planning applications	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	site renewable energy. Potential for latter to include wind turbines is potentially an issue, without mitigation.	increase is unlikely to significantly alter the impacts of this policy..					injuring by wind turbines.			for wind turbines.	
Policy CS3: Environmental Risk Management.	Sets out the Sequential Test for development with regard to flood zones.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS3 Publication Environmental Impacts and Flood Risk Assessment	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS3 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to NPPF rather than PPS25. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS3 as at September 2014.	No changes are proposed to adopted policy, which requires acceptable mitigation for	B (No significant effect). The assumed housing	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	environmental impacts of development, and for proposals to follow the sequential test regarding flooding. No LSEs were predicted at any stage of HRA..	increase is unlikely to significantly alter the impacts of this policy..									
Policy CS4: Nature Conservation.	Maintain and enhance biodiversity within the district.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS4 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS4 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Documents such as Green Infrastructure Strategy and Biodiversity and Trees SPD are referred to in supporting text . No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
Policy CS4 as at September 2014.	No changes are proposed to adopted policy which promotes maintenance and enhancement of biodiversity. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS5: Landscape and the Historic Environment.	Protect and enhance the character, distinctiveness, diversity and quality of North Somerset's landscape and townscape.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS5 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS5 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to heritage assets rather than just assets. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS5 as at September 2014.	No changes are proposed to adopted policy which promotes protection	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	and enhancement of the landscape. No LSEs were predicted at any stage of HRA.									
Policy CS6: North Somerset's Green Belt	Protect the existing Green Belt.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS6 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS6 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. A difference is that it no longer refers to possibility of taking land out of the Green Belt in exceptional circumstances, by local review. No	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	LSEs were predicted at any stage of HRA.										
Policy CS6 as at September 2014.	No changes are proposed to adopted policy, which states that the Green Belt will remain unchanged. No LSEs were predicted at any stage of HRA.	B <i>(No significant effect)</i> . While this is a remitted policy, it is envisaged that the housing increase can be met within the existing spatial strategy which does not include change to the Green Belt.	N/A	N/A	N/A	N/A	N/A	N/A	B <i>(No significant effect)</i>		
Policy CS7: Planning for Waste in North Somerset	Support for sustainable management of waste, recovery of energy from waste in line with Joint Waste Core Strategy policies	C <i>(Likely significant effects alone)</i>	Only of possible significance if energy facilities were to be located <10km from site	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B <i>(No significant effect)</i>	N/A	
CS7 Publication Planning for Waste	As above	As above	As above	N/A	N/A	N/A	N/A	As above	As above	As above	
Policy CS7 as at November 2013.	Effectively as above No changes are proposed to adopted	As above.	As above. Supporting text refers to	N/A	N/A	N/A	N/A	As above. The mitigation as at Consultation Draft	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	policy which is not fundamentally different to Consultation Draft version. Refers to proposals for location of waste management facilities being subject to policies in Joint Waste Core Strategy (JWCS). Refers to Sites and Policies DPD rather than "a Development Management DPD".		JWCS and the fact it identifies land on SE side of Weston as a broad strategic area within which proposals for residual waste treatment facilities may come forward. The NE part of that area is just within 10km of the Kings Wood and Urchin Wood component sites for the SAC.					stage is still relevant.		
Policy CS7 as at September 2014.	No changes are proposed to adopted policy, which promotes prevention/minimisation of waste, design for ease of waste collection, and use of Joint Waste Core Strategy policies and development	C (Likely significant effect alone). However the housing increase is unlikely to significantly alter the impacts of this policy..	As above	N/A	N/A	N/A	N/A	Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) This mitigation is still relevant.	B (No significant effect)	Potentially on individual planning applications. Energy from Waste Plants may require an HRA.

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	management policies on waste. Promotes recovery of energy from waste in line with Joint Waste Core Strategy policies									There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.	
Policy CS8: Minerals Planning in North Somerset	Provision will be made for North Somerset to contribute towards approximately 40% of the West of England's aggregates requirement. The council will seek to maintain a land bank for crushed rock of at least 10 years.	C (Likely significant effect alone)	Unlikely to be significant air pollution impacts (see HRA air quality appendix)	N/A	N/A	Potential impact of quarrying on horseshoe bat foraging area	Effects from quarrying	Locational control of quarrying, leaving adequate distance between quarry and European site	B (No significant effect)	Potentially on individual planning applications.	
CS8 Publication Minerals Planning	As above	As above	As above	N/A	N/A	N/A	As above	As above	As above	As above	
Policy CS8 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally	As above	As above	N/A	N/A	Potential for quarrying to impact on bats' foraging area.	N/A	The mitigation as at Consultation Draft stage is still relevant. Note that it will be the	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	different to Consultation Draft version. The addition that was made at Modifications stage to quantify the crushed rock apportionment for North Somerset in tonnes , did not alter the earlier HRA conclusions.							distance between the quarry and the component sites of the SAC which will be for consideration.		
Policy CS8 as at September 2014.	No changes are proposed to adopted policy which sets out the requirement for crushed rock provision, and maintenance of a landbank, and promotes protection of mineral resources through mineral safeguarding areas.	C (likely significant effect alone). The assumed housing increase is unlikely to significantly alter the impacts of this policy..	Unlikely to be significant air pollution impacts (see HRA air quality appendix)	N/A	N/A	Potential for quarrying to impact on bats' foraging area.	N/A	Locational control of quarrying, leaving adequate distance between quarry and SAC component sites . This mitigation is still relevant.	B (No significant effect)	Potentially on individual planning application.
Policy CS9: Green Infrastructure	Safeguard, improve and enhance the existing network of green infrastructure.	C (Likely significant effect alone)	N/A	N/A	Potential for possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed	Potential for possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed	N/A	Best practice design of facilities to include minimising light pollution.	B (No significant effect)	Potentially on individual planning applications.

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
CS9 Publication	As above	As above	N/A	N/A	As above	As above		As above	As above	As above
Policy CS9 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes reference to tree planting. Includes reference to network of green spaces, paths, cycleways and bridleways. Reference to Green Infrastructure SPD in supporting text.	As above	As above	N/A	Potential for possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed.	Potential for possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed.	N/A	The above mitigation as at Consultation Draft stage is still relevant,	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS9 as at September 2014.	No changes are proposed to adopted policy. Concerns green infrastructure. Includes reference to development of network of paths. Possible impact of lighting on paths is a potential issue.	C (Likely significant effect alone) The assumed housing increase is unlikely to significantly alter the impacts of this policy.	N/A	N/A	Potential for possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed.	Possible impact of artificial lighting of footpaths/cycle ways on bats if inappropriately designed.	N/A	Best practice design of facilities to include minimising light pollution.	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS10: Transport and Movement	Encouragement for travel management policies and development proposals that encourage an improved and integrated transport network and allow for wide choice of transport modes. Lists proposed transport schemes over the plan period.	C (Likely significant effect alone)	Transport schemes which could affect traffic on section of A370 and A368 alongside component sites are potentially significant	N/A	Some potential for noise and light disturbance to bats from vehicles.		Some potential for bat collision risk with vehicles	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling.	B (No significant effect)	Potentially on individual planning applications.
CS10 Publication Transportation and Movement	As above	As above	As above	N/A	As above		As above	As above	As above	As above
Policy CS10 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes addition of requirement for	As above	As above	N/A	As above	N/A	N/A	The above mitigation as at Consultation Draft stage is still relevant,	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	transport schemes to contribute towards carbon reduction, and support movement of freight by rail, which should have beneficial environmental effects. List of transport schemes is the same except for addition of Airfield Bridge Link (ABL) between Weston Airfield and Winterstoke Rd, and Weston Southern Rail Chord (WSRC). ABL is a more direct road link so should help reduce distance travelled and hence emissions. WSRC should help promote train rather than car transport which should have environmental benefits.									
Policy CS10 as at September 2014.	As above. No changes are proposed to adopted policy, which	C	Transport schemes which could affect traffic on	N/A	Some potential for noise and light disturbance		Some potential for bat collision	Encourage and facilitate sustainable modes of	B (No significant effect)	Potentially on individual planning

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	<p>supports travel management policies and development proposals that encourage an integrated transport network and allow for a wide choice of modes of transport.</p> <p>Lists major transport schemes as described above.</p>	(Likely significant effect alone)	section of A370 and A368 alongside component sites are potentially significant		to bats from vehicles.		risk with vehicles	transport such as public transport, walking and cycling.		applications.
Policy CS11: Parking	Provision of adequate car parking to meet the needs of anticipated users.	C (Likely significant effect alone)	Parking provision which could affect traffic on section of A370 and A368 alongside component sites is potentially significant	N/A	N/A	N/A	N/A	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling.	B (No significant effect)	N/A
CS11 Publication	As above	As above	As above	N/A	N/A	N/A	N/A	N/A	As above	As above
Policy CS11 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft	As above	As above	N/A		N/A	N/A	The above mitigation as at Consultation Draft stage is still relevant,	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	version. Only difference is that Policy refers to Sites and Policies DPD rather than Development Management DPD.										
Policy CS11 as at September 2014.	No changes are proposed to adopted policy. Provision of adequate car parking to meet the needs of anticipated users.	C (Likely significant effect alone)	Parking provision which could affect traffic on section of A370 and A368 alongside component sites is potentially significant	N/A	N/A	N/A	Potential for possible impact of lighting from car parks on bats. Control of level and orientation of lighting in car parks.	Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling.	B (No significant effect)	N/A	
Delivering Strong and Inclusive Communities											
Policy CS12: Achieving High Quality Design and Place Making	High quality architecture and urban design will be expected from all developments.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	
CS12 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS12 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. While some paragraphs differ the thrust of the policy is on promoting well designed building and places, and there is still reference to environmental sustainability. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	As above	N/A
Policy CS12 as at September 2014.	No changes are proposed to adopted policy. Promotion of well designed building and places. Includes reference to environmental sustainability. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS13: Scale of New Housing.	Provision of 17,750 dwellings across the district over the plan period. 3000 dwellings in Weston-super-Mare urban area and 9,000 dwellings as an urban extension to Weston-super-Mare. The remainder of 5,750 dwellings will be met by land from existing identified sources and no additional allocation will be required in the plan period.	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix).	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North Somerset it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.	Potential disturbance from increased noise/light. Potential recreational impacts on the qualifying features have been considered. These include erosion and the impacts of dogs. Natural England advise that they consider that these impacts are De minimis.	Potential loss of foraging area particularly hedgerows and pasture.		Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site-wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife	B (No significant effect)	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
								conservation and foraging bats.			
CS13 Publication	Provision of minimum of 13,400 dwellings across the district over the plan period. 3,300 net additional dwellings in Weston-super-Mare urban area and 5,500 dwellings at Weston villages. Outside Weston most additional development to occur in towns on existing site allocations, or new development within their settlement boundaries, or at Nailsea through site allocations outside Green Belt	As above	As above. Note Weston urban extension now replaced by Weston Villages	As above	As above	As above	As above	As above	As above	As above	
Policy CS13 as at November 2013.	Proposed change in housing number from the minimum of 14,000 in adopted plan to minimum of 17,130 dwellings	As above	As above	LSEs unlikely (see note on water issues after this table.)	It is considered that the main potential for adverse impact relates to artificial lighting	As above	As above	The above mitigation as at Consultation Draft stage is still relevant. Some such mitigation	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	within North Somerset 2006 - 2026 . (Note: while this is an increase, the 17,130 is less than the 17,750 dwellings at the Consultation Draft stage, referred to in black above. The main issue regarding the SAC is the same (possible impact of lighting from development on bats) .				associated with new development if inappropriately designed.			(such as proposed dark corridors) is included in the Weston Villages SPD, which was produced in consultation with Natural England.		
Policy CS13 as at September 2014.	This policy, on the housing number, was remitted for re-examination. The Inspector supported an increase in the housing requirement from 17,130 to 20,985 for 2006-2026. While the housing number has increased, the main issue regarding the SAC is the same as before; (possible impact of lighting	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix).	LSEs unlikely (see note on water issues after this table.)	Potential disturbance from increased noise/light from development. Recreational impacts on the qualifying features which may result have been considered. These include erosion and the impacts of dogs. Natural England advise that they	Potential for impact on qualifying species greater horseshoe bat, from potential loss of foraging area or disruption to commuting route particularly hedgerows and pasture.		Explore the potential for retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site-wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting	B (No significant effect)	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	from development on bats) .				consider that these impacts are De minimis.			operation, will be required on large-scale developments. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats. Buffer zones with suitable habitat may be appropriate. In addition , Natural England have drawn the council's attention to the Site Improvement Plan (SIP) for the European Site		

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
								which refers to the value of production and promotion of advice on development control and strategic planning. The council is to explore the potential for preparing such guidance for the European Site.		
Policy CS14: Distribution of New Housing	New housing development will be concentrated in Weston-super-Mare. At Clevedon, Portishead and Nailsea residential development will be acceptable within their existing settlement boundaries on brownfield land. Within the Service Villages small scale infill development may be appropriate where it will support	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in North	Potential disturbance from increased noise/light. Potential recreational impacts on the qualifying features have been considered. These include erosion and the impacts of dogs. Natural England advise that they consider that	Potential loss of foraging area particularly hedgerows.		Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	the retention of existing services. Elsewhere housing development will not be permitted unless it is for essential workers in rural enterprises, replacement dwellings or affordable housing need.			Somerset it won't result in a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.	these impacts are De minimis.			scale developments. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats. Buffer zones with suitable habitat may be appropriate.		
CS14 Publication	Weston will be the focus of new housing development . Outside Weston most additional development to occur at Clevedon, Portishead and	As above	As above Note Weston urban extension now replaced by Weston Villages	As above	As above	As above	As above	As above	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. Within the Service villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies									
Policy CS14 as at November 2013.	Proposed policy wording is unchanged from the adopted plan except for the housing figures in the table. Weston will be focus of new housing development. Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within	As above	As above	LSEs unlikely (see note on water issues after this table.)	Potential for impact of artificial lighting associated with new development if inappropriately designed.	N/A	N/A	Same comments for mitigation as for policy CS13 above.	As above	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. At Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies. While the proposed distribution of the housing has changed slightly from the Consultation Draft stage, mainly due to a reduction in the amount of housing proposed at Weston Villages, The main issue regarding the SAC is the same (possible impact of lighting from development on bats) ..									

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS14 as at September 2014.	As above. It is assumed that, the increased housing requirement would have a similar broad distribution to the 17,130 dwellings in the November 2013 changes. As before, the issues regarding the SAC are the same, notably possible impact of lighting from development on bats, and the mitigation in column 9 is still relevant.	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	LSEs unlikely (see note on water issues after this table.)	Potential for impact of artificial lighting associated with new development if inappropriately designed.	Potential for loss of pasture, a foraging habitat for greater horseshoe bats, a qualifying species for the SAC.	N/A	Explore the potential for retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site-wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than sedum species to	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
								maximise its value for wildlife conservation and foraging bats. Buffer zones with suitable habitat may be appropriate. Natural England have drawn the council's attention to the Site Improvement Plan (SIP) for the European Site which refers to the value of production and promotion of advice on development control and strategic planning. The council is to explore the potential for preparing such guidance for the European Site.		

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
Policy CS15: Mixed and Balanced Communities	The Council will seek to ensure a genuine mix of housing types within existing and future communities.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS15 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS15 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS15 as at September 2014.	No changes are proposed to adopted policy which promotes a genuine mix of housing types within existing and future communities. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS16: Affordable Housing	On-site affordable housing will be sought to meet local needs on all residential developments of 15 dwellings or more (or site of 0.5ha or above). On other sites the Council will seek to negotiate a financial contribution towards the provision of affordable housing.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
CS16 Publication	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy CS16 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition made at modifications stage to widen the definition of affordable housing to include affordable rented did not have significant implications for HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	No LSEs were predicted at any stage of HRA.										
Policy CS16 as at September 2014.	No changes are proposed to adopted policy which promotes provision of on-site affordable housing on all residential developments of 10 dwellings or more (or sites of 0.3ha or above). On sites of 5-9 dwellings the Council will seek to negotiate a financial contribution towards the provision of affordable housing. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS17: Residential Sites Providing Affordable Housing Only	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	criteria. Specific sites may also be allocated in W-s-M, Portishead, Nailsea and Clevedon and the service villages for 100% affordable housing to meet an identified local need.										
CS17 Publication Rural Exceptions Schemes	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS17 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS17 as at September 2014.	No changes are proposed to adopted policy,	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	<p>It promotes provision of housing schemes for 100% affordable housing to meet local needs within small rural communities subject to criteria, including one giving priority to sites within settlement boundary, and one on scale being appropriate for location.</p> <p>Also states that rural exceptions schemes will be acceptable adjacent to the settlement boundaries of Service Villages and Infill Villages, and elsewhere adjacent to main body of settlement, but not in the Green Belt, unless justified by very special circumstances.</p>	<p>It is unlikely that housing schemes of a scale appropriate for a rural location would have significant effects on European Sites, unless they were actually sited on them which is most unlikely to be permitted. Note that planning applications would be likely to be subject to policies on biodiversity</p>								
Policy CS18: Gypsies and Travellers and	Provision will be made for an additional 36 residential and 10	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
Travelling Show People	transit pitches for Gypsies and travellers for the period 2006 – 2011.										
CS18 Publication	Sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS18 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS18 as at September 2014	No changes are proposed to adopted policy, which sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people. This includes preference for brownfield sites.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	No LSEs were predicted at any stage of HRA.										
Policy CS19: Green Wedges/Strategic Gaps.	The Council will seek to protect green wedges/strategic gaps to help retain the separate identity, character or landscape setting of settlements.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS19 Publication Strategic gaps	As above, but reference to strategic gaps, not green wedges	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS19 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS19 as at September 2014	No changes are proposed to adopted policy, which promotes protection of strategic gaps to	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	help retain the separate identity, character or landscape setting of settlements.	The housing increase is not likely to significantly affect the impact of the policy.								
Delivering a Prosperous Economy										
Policy CS20: Supporting a Successful Economy	Employment-led strategy to both deliver significant employment development and to ensure that new residential development is provided in association with employment opportunities. The Core Strategy provides for around 29,500 jobs. Supporting text suggests indicative employment requirement for B1-B8 uses would include 61 ha at Weston Urban Extension.	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	Some potential for impact from increased noise/light. Potential recreational impacts. Recreational impacts on the qualifying features which may result have been considered. These include erosion and the impacts of dogs. Natural England advise that they consider that these impacts are De minimis.	N/A	N/A	Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
								providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.			
CS20 Publication	The Core Strategy seeks to provide for at least 10,100 additional jobs. Supporting text suggests indicative employment land allocations (B1-B8 uses) to be as in adopted Replacement Local Plan, plus about 38ha at Weston Villages...	As above	As above. Note Weston urban extension now replaced by Weston Villages	N/A	As above	N/A	N/A	As above	As above	N/A	
Policy CS20 as at November 2013.	The policy is not proposed to change from the adopted plan version. It states that the Core	As above	As above	As above	Some potential for impact from artificial lighting associated with new	N/A	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications. However, as with the Consultation Draft stage, the main issue regarding the SAC is the possible impact of lighting from development on bats.				development if inappropriately designed.			Some such mitigation (such as proposed dark corridors) is included in the Weston Villages SPD, which was produced in consultation with Natural England		
Policy CS20 as at September 2014	No changes are proposed to adopted policy, which states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications. However, as before, the main issue regarding the SAC is	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	Potential for impact from artificial lighting associated with new development if inappropriately designed.	N/A	N/A	Explore the potential for retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. Note: proposed dark corridors) is included in the Weston Villages SPD, which was produced in	B (No significant effect)	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	the possible impact of lighting from development on bats. However this should be mitigatable; (see column 9).							consultation with Natural England A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.		

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
Policy CS21: Retail Hierarchy and Provision.	Identifies retail hierarchy across the district.	B (No significant effect)	N/A	N/A	Some potential for light pollution, but LSEs not predicted	N/A	N/A	Sensitive lighting in new developments to minimise effect of light pollution.	B (No significant effect)	N/A	
CS21 Publication	As above	As above	N/A	N/A	As above	N/A	N/A	As above	As above	N/A	
Policy CS21 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The policy seeks to maintain the vitality and viability of the existing and proposed centres, and supports town centre uses within them of an appropriate scale. Town centre uses outside the centres will be controlled by the sequential approach.	As above. In theory lighting from town centre uses might possibly affect bats. However the policy, in seeking to confine such uses to town centres, would arguably help to lessen the potential for impact. Also only a few of the many existing and proposed centres are within the 5km consultation zone for bats (Nailsea, Queensway, Worle, and a small part of the Marchfields Way centre), and	N/A	N/A	As above	N/A	N/A	As above	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
		they are in built up areas. This accounts for the B classification, without mitigation. However it would still be beneficial for sensitive lighting to be used (column 9) as a positive measure.									
Policy CS21 as at September 2014	No changes are proposed to adopted policy, which identifies retail hierarchy across the district.	B (No significant effect) See above. It is not considered that the housing increase would significantly affect the impact of this policy.	N/A	N/A	Some potential for artificial lighting, but LSEs not predicted	N/A	N/A	While no LSEs are predicted, sensitive lighting in new developments would be beneficial to minimise effect of light pollution.	B (No significant effect)	N/A	
Policy CS22: Tourism Strategy	Supports visitor facilities and accommodation across the district provided they meet certain criteria.	B (No significant effect)	N/A	N/A	Potential disturbance from increased noise/light. Potential recreational	N/A	N/A	Generally small scale development likely in rural area near to SAC component habitats.	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
					impacts on the qualifying features have been considered. These include erosion and the impacts of dogs. Natural England advise that they consider that these impacts are de minimis.			Sensitive lighting in new developments to minimise effect of light pollution.			
CS22 Publication	As above	As above	N/A	N/A	As above	N/A	N/A	N/A	As above	N/A	
Policy CS22 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The policy supports new and replacement visitor and tourist facilities across the district subject to criteria, including supporting conservation and economic development objectives.	As above. While lighting from tourism development could have an impact on bats, the policy makes reference to appropriate scale and also states that conservation objectives should be supported. Nevertheless it would be beneficial for development to have sensitive	N/A	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed.	N/A	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
		lighting, as indicated in column 9.								
Policy CS22 as at September 2014	No changes are proposed to adopted policy, which supports new, improved and replacement visitor and tourist facilities and accommodation across the district provided they meet certain criteria. Criteria include appropriate scale and no adverse implications for environment, and (for Weston) comply with sequential approach giving priority to town centre or seafront sites. It is considered that these criteria help to ensure no LSE for this SAC.	B (No significant effect) See above. The housing increase is not likely to significantly affect the impact of the policy regarding the SAC.	NA	NA	Possible impact of artificial lighting associated with new development if inappropriately designed, but not considered to be LSE.	N/A	N/A	While LSEs are not predicted, (particularly as the scale criterion would mean that generally small scale development is likely in rural area near to SAC component habitats), it is appropriate that sensitive lighting is used in new developments to minimise effect of light pollution. This same mitigation as at Consultation Draft stage is still relevant.	B (No significant effect)	N/A
Policy CS23: Bristol International Airport	Proposals for the development of Bristol Airport will be required to demonstrate the	B (No significant effect)	Impacts from air pollution not likely to be significant; (see HRA air	N/A	Potential impact of artificial lighting	Potential loss of foraging area.	N/A	Dedicated land managed for nature conservation may be appropriate.	B (No significant effect)	May be required on an individual

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	satisfactory resolution of environmental issues, including the impact of growth on surrounding communities and surface access infrastructure.	(Policy requires satisfactory resolution of environmental issues, suggesting that potential issues (see columns to right) would be mitigated.)	quality appendix					Retain a dark buffer for commuting and foraging horseshoe bats.		application basis.
CS23 Publication Bristol Airport	As above	As above	As above	N/A	As above	As above	N/A	As above	As above	As above
Policy CS23 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above. Policy requires resolution of environmental issues. However it would still be beneficial for development to include appropriate mitigation as in column 9.	As above	N/A	As above	As above. Airport is within the 5km consultation zone for the SAC.	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	As above
Policy CS23 as at September 2014	No changes are proposed to adopted policy for Bristol airport, which requires proposals to demonstrate the satisfactory resolution of environmental	B (No significant effect) Policy requires resolution of environmental issues. Also outline planning	Air pollution impacts unlikely to be significant (see note on water issues after this table.)	LSEs unlikely (see note on water issues after this table.)	While potential light pollution is referred to above (airport is within 5km consultation zone for SAC), no LSE predicted, and	While potential loss of foraging area is referred to above (airport is within 5km consultation zone), no LSE predicted, and	N/A	While possible mitigation measures are referred to above, LSEs are not predicted, and major development already permitted	B (No significant effect)	May be required on an individual application basis.

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	issues, including the impact of growth on surrounding communities and surface access infrastructure.	consent was granted for major development increasing passenger flight numbers at the airport in 2009, anyway, and the conditions imposed included mitigation measures for biodiversity. The assumed housing increase is not likely to significantly affect the impact of the policy on the SAC			major development already permitted.	major development already permitted.		(application 09/P/1020/OT2), approved in 2009. The conditions on the permission required submission and approval of a biodiversity action plan for the airport site, and a site-wide lighting strategy identifying measures to control light pollution ,		
Policy CS24: Royal Portbury Dock	Identified land at Court House Farm will continue to be safeguarded for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate.	B (No significant effect)	Dock located approximately 9 km from site. Furthermore dock uses unlikely to be significant sources of point source air emissions. Significant	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	Further expansion of the port within North Somerset is not supported.		effects from air pollution unlikely								
CS24 Publication	As above	As above	As above	N/A	N/A	N/A	N/A	As above	As above	N/A	
Policy CS24 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version; (only a difference in the name of the site allocations document referred to.) No LSEs were predicted at any stage of HRA.	As above. The dock and Court House Farm are well beyond (over 5km from the boundary of) the 5km consultation zone for the SAC.	As above	N/A	As above	N/A	N/A	As above	As above	As above	
Policy CS24 as at September 2014	No changes are proposed to adopted policy, which continues to be to safeguard identified land for port uses, subject to demonstrable need, for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of	B (No significant effect) The dock and Court House Farm are well beyond (over 5km) from the boundary of) the 5km consultation zone for the SAC.	Dock located approximately 9 km from nearest component site. Furthermore dock uses unlikely to be significant sources of point source air emissions. Significant	N/A	N/A	N/A	N/A	N/A	B (No significant effect)	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	the port within North Somerset is not supported.	The assumed housing increase is not likely to significantly affect the impact of the policy on the SAC.	effects from air pollution unlikely								
Ensuring Safe and Healthy Communities											
Policy CS25: Children, Young People and Higher Education	Provision of educational facilities to be sought where local provision will be inadequate to meet the needs of new residential developments..	B (No significant effect)	N/A	N/A	Potential light pollution	Potential loss of foraging areas.	N/A	Sensitive lighting in new developments to minimise effect of light pollution. Green/living roofs on school and larger buildings to provide potential foraging habitats	B (No significant effect)	Impact will be assessed on each individual planning application.	
CS25 Publication	As above	As above	N/A	N/A	As above	As above	N/A	As above	As above	As above	
Policy CS25 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	C (Likely significant effect alone) It is now considered that a "C" classification, without mitigation, is	N/A	N/A	As above	As above	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
		appropriate, as lighting of school buildings, if poorly designed, could affect bats, and the policy does not confine them to particular areas.								
Policy CS25 as at September 2014	No changes are proposed to adopted policy, which seeks educational provision where local provision will be inadequate to meet the needs of new residential developments.	C (Likely significant effect alone) See above While the assumed housing increase would potentially raise the need for education buildings, impacts would still be mitigatable. (see column 9).	N/A	N/A	Potential for some light pollution	Potential for some loss of foraging areas.	N/A	Sensitive lighting in new developments to minimise effect of light pollution. Green/living roofs on school and larger buildings to provide potential foraging habitats	B (No significant effect)	Impact will be assessed on each individual planning application.
Policy CS26: Supporting Healthy Living and the Provision	Requires Health Impact Assessment on all large scale developments. Joint working with health providers to deliver a	B (No significant effect)	N/A	N/A	Potential for some light pollution, but not LSEs.	Potential for some loss of foraging areas, but not LSEs.	N/A	Sensitive lighting in new developments to minimise effect of light pollution.	N/A	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
of Health Care Facilities.	district wide network of health facilities, reduce health inequalities in the district, encourage development that promotes active lifestyles.							Green/living roofs on larger buildings to provide potential foraging habitats			
CS26 Publication	As above	As above	N/A	N/A	As above	As above	N/A	As above	N/A	N/A	
Policy CS26 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above. While poorly designed lighting of health facilities could have an impact on bats, the number of facilities is likely to be limited. Also much of the policy is about promoting provision of open space which could benefit bats. Development is encouraged to incorporate usable green space and contribute to enhancing the green	N/A	N/A	As above	As above	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
		infrastructure network. This accounts for the B classification, but it would still be beneficial to have sensitive lighting, so this is still referred to in column 9 .									
Policy CS26 as at September 2014	No changes are proposed to adopted policy, which promotes strategies which increase and improve health facilities and promote healthier lifestyles ,	B (No significant effect) See above. While the assumed housing increase would potentially raise the need for health facilities, the above comments apply. However it would still be beneficial to have sensitive lighting, so this is still referred to in column 9 .	N/A	N/A	As above	As above	N/A	The same mitigation as before is still relevant: sensitive lighting to minimise effect of light pollution. Green/living roofs on larger buildings.	B (No significant effect)	N/A	
Policy CS27: Sport, Recreation	Provision of sport, recreation and community facilities	B	N/A	N/A	Potential light pollution	N/A	N/A	Sensitive lighting in new developments to	N/A	Impact will be assessed	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
and Community Facilities.		(No significant effect)						minimise effect of light pollution.		on each individual planning application.	
CS27 Publication	As above	As above	N/A	N/A	As above	N/A	N/A	As above	N/A	As above	
Policy CS27 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	C (Likely significant effect alone) It is now considered that a "C" classification, without mitigation, is appropriate, as lighting of sports buildings and facilities could affect bats, and the policy does not confine them to particular areas.	N/A	N/A	As above	N/A	N/A	The same mitigation as at Consultation Draft stage (above) is still relevant.	As above	N/A	
Policy CS27 as at September 2014	No changes are proposed to adopted policy, which promotes provision of sport, recreation and community facilities to meet unmet needs arising from residential development.	C (Likely significant effect alone) See above. While the assumed housing increase would potentially raise	N/A	N/A	Potential light pollution	N/A	N/A	Sensitive lighting in new developments to minimise effect of light pollution. This mitigation is still relevant:	B (No significant effect)	Impact will be assessed on individual planning application.	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
		the need for education buildings, impacts would still be mitigatable. (see column 9).								
Area Policies										
Policy CS28: Weston-super-Mare	W-s-M will be the primary focus for development within North Somerset. The town will accommodate 12,000 new dwellings and 10,000 new jobs between 2006-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.	B (No significant effect)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	N/A	Impacts of development.	N/A	Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
								providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.			
CS28 Publication	W-s-M will be the primary focus for development within North Somerset. The town will accommodate around 5,850 additional new dwellings with approx 10,500 employment opportunities between 2010-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-	As above	As above	N/A	N/A	As above	N/A	As above	As above	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	commuting over the plan period.									
Policy CS28 as at November 2013.	The only change being proposed to the adopted plan policy is a change in the number of additional dwellings to be built in Weston from around 6,913 to 5,136, and a change in the period for that to occur from 2011-2026 to 2013-2026. The Consultation Draft plan had referred to a figure of 12,000 dwellings for 2006-2026, but this was reduced in the Publication version due to determination of a locally derived housing requirement. The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway.	C (Likely significant effect alone) It is now considered that a "C" classification, without mitigation, is appropriate, as lighting of development could affect bats, and the Weston Villages area, and the southern part of the east area of Weston are within the 5km consultation zone for the SAC.	As above	As above	Possible impact of artificial lighting associated with new development if inappropriately designed.	N/A	N/A	The above mitigation as at Consultation Draft stage is still relevant. Some such mitigation (such as proposed dark corridors) is included in the Weston Villages SPD, which was produced in consultation with Natural England.	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS28 as at September 2014	This policy is remitted. While prediction of numbers is difficult at this stage, it is likely that a significant proportion of the increased housing requirement would be at Weston, urban area (assuming the broad distribution would be similar to that for the former housing target). The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway. However most of the town centre and gateway areas are outside of the 5km consultation zone for the bats SAC. The main issue regarding the SAC is the same: possible impact of artificial lighting on	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed.	Potential impacts of development regarding potential loss of foraging area, are now considered to be limited, since most of town centre and gateway area are outside the 5km consultation zone for the SAC, and largely developed.	N/A	Explore the potential for retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. Such mitigation is included in the Weston Villages SPD, which was produced in consultation with Natural England. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to providing green (living) roofs on	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	bats. However this is mitigatable: see column 9.							suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.		
Policy CS29: Weston-super-Mare Town Centre	Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter within the gateway area	B (No significant effect)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	N/A	Negligible impact (de minimis) – Already urbanised and lacking connectivity to surrounding habitats.	N/A	N/A	B (No significant effect)	N/A
CS29 Publication	As above	As above	As above	N/A	N/A	As above	N/A	N/A	As above	N/A
Policy CS29 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	As above	N/A	N/A	As above	N/A	N/A	As above	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
Policy CS29 as at September 2014	No change is proposed to adopted policy. Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; development within the gateway area to include an office quarter nearest the town centre and mixed use development elsewhere. It is now considered that as the mixed use development could include residential development within the 5km consultation zone for the SAC, particularly in view of the housing increase, albeit in limited areas, there could be possible issues from lighting (hence the change)	C (Likely significant effect alone) (see left hand column for reason)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed.	As above	N/A	Explore the potential for retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. Such mitigation is included in the Weston Villages SPD, which was produced in consultation with Natural England. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Consideration should be given to providing green	B (No significant effect)	Potentially on individual planning applications

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	to category C). However this is mitigatable.							(living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.		
Policy CS30: Weston Urban Extension	A major mixed use, employment-led urban extension will be developed south-east of Weston-super-Mare. This will include 9,000 homes, 42ha of employment land along with other necessary community, social and transport infrastructure to support the development.	C (Likely significant effect alone)	Impacts from air pollution not likely to be significant; (see HRA air quality appendix)	Water abstraction has been assessed as part of the Regional Spatial Strategy Habitats Regulations Assessment which concluded that despite the amount of development proposed in Weston-super-Mare it won't result in	Potential loss of or disturbance to foraging area particularly hedgerows. Potential recreational impacts.	Weston urban extension is within the 5km North Somerset and Mendip Bat Consultation Zone. Comprehensive Supplementary Planning Document is to be produced for the whole site which will include mitigation measures.	Potential impact of lighting on foraging area	Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments.	B (No significant effect)	Potentially on individual planning applications within the Urban Extension. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
			a likely significant effect on water abstraction. Further specialist advice was provided by the Environment Agency which confirmed this.					Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.		
CS30 Publication Weston Villages	Employment-led development in two villages on mainly previously developed land at Weston airfield and	As above	As above Note Weston urban extension now replaced by	As above	As above	As above	N/A	As above	As above	As above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	Locking Parklands (the "Weston Villages"). To include total of 5,500 new homes and at least 37.7ha of B use employment land.		Weston Villages							
Policy CS30 as at November 2013.	The only change being proposed to the adopted plan policy is a slight change in the number of dwellings to be built at Weston Villages from about 5,500 to about 5,800. The Consultation Draft plan had referred to a figure of 9,000 dwellings for that area , but this was reduced in the Publication version . The main issue regarding the SAC is still the same: possible impact of lighting from development on bats.	As above	As above	LSEs unlikely (see note on water issues after this table.)	As above	As above	N/A	The above mitigation as at Consultation Draft stage is still relevant. Some such mitigation (such as proposed dark corridors) is included in the Weston Villages SPD, which was produced in consultation with Natural England.	As above	As above
Policy CS30	It is unknown at this stage whether the	C	Impacts from air pollution	LSEs unlikely (see note on	Potential loss of or disturbance	Weston Villages		Explore the potential for	B	Potentially on

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
as at September 2014.	assumed housing increase would mean an increase in the number to be built at Weston Villages. However it is still likely to be far less than the figure of 9,000 dwellings that was in the Consultation Draft Core Strategy. The policy still refers to possible provision of a waste to energy plant, but this is not likely to significantly impact on the SAC ; (see 4 th column).. The main issue regarding the SAC is still the same: possible impact of lighting from development on bats. However this is mitigatable (see column 9), particularly as mitigation measures are in the Weston Villages SPD.	(Likely significant effect alone)	not likely to be significant; (see HRA air quality appendix)	water issues after this table.)	to foraging area particularly hedgerows.	(formerly called Weston urban extension) are within the 5km North Somerset and Mendip Bat Consultation Zone.		retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. Such mitigation (dark corridors) is included in the Weston Villages SPD, which was produced in consultation with Natural England. A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, may be required on large-scale developments. Encourage and facilitate sustainable modes of transport such as	(No significant effect)	individual planning applications within the Weston Villages. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
								public transport, walking and cycling. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats. Possible provision of buffers with suitable habitat.		
Policy CS31: Market and Coastal Towns	Proposals for development at Clevedon, Nailsea and Portishead will be supported if they increase self-containment, ensure the availability of	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	jobs and services for the town and surrounding catchments, and improve the towns role as a service centre.										
CS31 Publication Clevedon, Nailsea and Portishead	As above	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS31 as at November 2013.	The only changes being proposed to the adopted plan policy are the following changes in the number of dwellings to be built from 2006-2026 as follows: Clevedon: change from 454 to 493; Nailsea: change from 210 to 647; Portishead: change from 3,051 to 3,040. The policy at Consultation Draft stage did not specify housing numbers, although they were given in the supporting text .	C <i>(Likely significant effect alone)</i> It is now considered that this classification is appropriate regarding possible disturbance to habitat; (see column 6).	N/A	N/A	Potential for possible impact regarding potential for significant greenfield development on the edge of Nailsea, notably with regard to possible impact of lighting on bats, if inappropriately designed/located. (Nailsea falls within the 5km consultation zone for the SAC, whereas, Clevedon and Portishead do	N/A	N/A	Retention of dark vegetated corridors within green infrastructure to form part of any large-scale development. However where possible ensure that where any planting is to occur to reinforce /create dark corridors, it does not cause overshadowing of important rhynes to avoid depriving light to water insects.	<u>B (No significant effect)</u>	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	The adopted policy permits development within settlement limits at all three towns, and mixed use schemes adjacent to the settlement boundary at Nailsea outside the Green Belt, subject to criteria. It is considered that, without mitigation there may be potential for impacts which were not identified in the earlier HRA work, but which can be mitigated. (See columns 6 and 9.)				not.) Also much of the potential development at Clevedon and Portishead has already been built or has consent, particularly at Portishead on sites like the harbourside.			A site wide lighting strategy, incorporating a lighting contour plan with details of light intensity and hours of lighting operation, will be required on large-scale developments. Promote sensitive orientation of buildings to avoid light spill, particularly on the periphery of significant sites Within green infrastructure, where possible retain tall hedgerows and tree lines which bats tend to follow, and wetlands . Encourage and facilitate sustainable modes of		

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
								transport such as public transport, walking and cycling. Consideration should be given to providing green (living) roofs on suitable large buildings. This should be covered with local substrates or grass rather than <i>sedum</i> species to maximise its value for wildlife conservation and foraging bats.		
Policy CS31 as at September 2014.	The housing increase could in theory raise the number of dwellings to be built at these towns, particularly if it assumed that the broad distribution would be similar to that for the 17,130 dwellings target.	C (Likely significant effect alone)	N/A	N/A	Potential for possible impact regarding potential for significant greenfield development on the edge of Nailsea, notably with regard to possible impact	Potential for loss of pasture, a foraging habitat for greater horseshoe bats, a qualifying species for the SAC. This could occur at	N/A	The above mitigation is still relevant, plus possible provision of buffers with suitable habitat.	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	Regarding the SAC, it is considered that, there may be potential for impacts concerning the potential for development at Nailsea, but this should be mitigatable ; (See columns 6 and 9.).				of lighting on bats, if inappropriately designed/located. (Nailsea falls within the 5km consultation zone for the SAC, whereas Clevedon and Portishead do not.) Also much of the potential development at Clevedon and Portishead has already been built or has consent, particularly at Portishead on sites like the harbourside.	Nailsea for example, where there is , much pasture adjoining the settlement.				
Policy CS32: Service Villages	Proposals for development which support or enhance their roles as local hubs for community facilities and services, employment and affordable housing, including public	B (No significant effect)	N/A	N/A	Potential light pollution, but not LSEs, as policy confines housing development to within settlement boundaries.	N/A	N/A	Generally small scale development. Sensitive lighting in new developments to minimise effect of light pollution.	B (No significant effect)	Impact will be assessed on each individual planning application.

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	transport will be supported.										
CS32 Publication	Support for small scale development within settlement boundaries which supports and enhances village's role as local hub.	As above	N/A	N/A	As above	N/A	N/A	As above	As above	As above	
Policy CS32 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing small scale residential or mixed use developments outside settlement boundaries subject to criteria	As above. The reference to small scale and fact that none of the proposed Service Villages actually adjoins a component site for this SAC suggests that LSEs are unlikely. The NE limits of Congresbury are close to the component site at Urchins Wood, but the intervening land, and the wood, are in the Green Belt, where significant development is unlikely. The	N/A	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed.	N/A	N/A	The above mitigation as at Consultation Draft stage is still relevant.	As above	As above	

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
		limits of Banwell are fairly close to the Banwell Caves sites, but the distances are greater than at Congresbury. Nevertheless sensitive lighting would be beneficial. (See column 9).								
Policy CS32 as at September 2014	No changes are proposed to adopted policy, which supports small scale development appropriate to the size and character of the village and which supports or enhances its role as a local hub for community facilities and services, employment and affordable housing, including public transport. However this is a remitted policy: it is impossible to say at this stage whether	B (No significant effect) Notwithstanding the assumed housing increase, the points above apply. Nevertheless sensitive lighting would be beneficial. (See column 9).	N/A	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed.	N/A	N/A	Generally small scale development. Sensitive lighting in new developments to minimise effect of light pollution.	B (No significant effect)	N/A

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	the policy is likely to change or not.									
Policy CS33: Smaller Settlements and Countryside.	Proposals for development within the rural areas outside of Service Villages will be strictly controlled in order to protect their character and prevent unsustainable development.	B (No significant effect)	N/A	N/A	Potential light pollution, but not LSEs, as new housing very limited (affordable housing, replacement dwellings, or dwellings for workers in essential rural enterprises).	N/A	N/A	Generally small scale development. Sensitive lighting in new developments to minimise effect of light pollution.	B (No significant effect)	N/A
CS33 Publication Infill Villages, smaller settlements and countryside	As above	As above	N/A	N/A	As above	N/A	N/A	As above	N/A	A above
Policy CS33 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing some market housing within infill villages but restricted to one or two infill dwellings or small scale residential development within	As above Reference to small scale and fact that none of the proposed Infill Villages actually adjoins a component site for this SAC suggests that LSEs are unlikely . Cleeve	N/A	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed, but not LSEs; (housing development restricted to small scale	N/A	N/A	The above mitigation as at Consultation Draft stage is still relevant.	N/A	A above

North Somerset and Mendip Bats SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other			
	the settlement limits, subject to criteria.	is close to the Kings Wood but the village , wood and the intervening land are in the Green Belt, where significant development is unlikely. Nevertheless sensitive lighting would be prudent. (See column 9).			within settlement limits, and points in 3 rd column apply.).					
Policy CS33 as at September 2014	No changes are proposed to adopted policy. Proposals for development within the rural areas outside of Service Villages will be strictly controlled in order to protect their character and prevent unsustainable development. Within infill villages , one or two infill dwellings or small scale residential redevelopment only to be permitted.	B (No significant effect) Notwithstanding the assumed housing increase, the points above apply. Nevertheless sensitive lighting would be beneficial. (See column 9).	N/A	N/A	Possible impact of artificial lighting associated with new development if inappropriately designed, but not LSES.	N/A	N/A	Generally small scale development. Sensitive lighting in new developments to minimise effect of light pollution.	(No significant effect)	N/A.

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	However this is a remitted policy: it is impossible to say at this stage whether the policy is likely to change or not.										
Delivery Policies											
Policy CS34: Developer Contributions to Infrastructure.	Financial contributions will be sought in the form of a standardised tariff scheme applied across the district to ensure the effective and timely delivery of the key infrastructure requirements to support new development.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS34 Publication Infrastructure delivery and development contributions	Concerns mechanisms for funding and delivery of infrastructural elements, with regard to the Weston Villages,	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	Weston urban area and rest of district										
Policy CS34 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS34 as at September 2014	No changes are proposed to adopted policy, which concerns the collection of development contributions towards infrastructure, rather than the proposal of development. No LSEs were identified at any stage of HRA.	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
Policy CS35: Implementation	Implementation will take place as part of a co-ordinated strategy, provided in step with the necessary infrastructure, utilities and service provision needed to	B (No significant effect)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

North Somerset and Mendip Bats SAC Assessment Matrix											
Policy/Proposal	Description	Assessment Category ³	Potential Impacts on SAC					Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required?	
			Decreased Air Quality	Decreased Water Quality	Disturbance to habitat	Land-take from horseshoe bat foraging area	Other				
	support and enable the development.										
CS35 is deleted in the Publication version	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	

Screening Assessment Matrix for Avon Gorge Woodlands SAC

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Living within Environmental Limits									
Policy CS1: Addressing Climate Change and Carbon Reduction	Renewable energy in development; e.g. energy from waste plant at Weston urban extension, green infrastructure networks, sustainable transport, enhancing/protecting biodiversity, re-use of previously developed land etc.	C (Likely significant effect alone)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Only of possible significance if energy facilities were to be located < 10km from site (see HRA air quality appendix).	N/A				Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)
Policy CS1 of Publication version of Core Strategy	As above	As above	As above	N/A			As above	As above	As above

⁴ Based on the Natural England Habitats Regulations Assessment of Local Development Documents by David Tyldesley, Jan 2009

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS1 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Has addition of need for development to demonstrate water efficiency measures. Policy refers to creation of waste to energy facilities at Weston Villages.	The C classification is arguably pessimistic, given that the only reference to a particular type of renewable energy is waste to energy facilities at Weston Villages. They would be unlikely to impact on the SAC since the Air Quality Assessment suggests that air pollution impacts are unlikely unless such facilities are under 10km away. The Weston Villages area is over 20km from the SAC.	As above. Note: Weston Villages now replace Weston Urban Extension.	N/A				The above measures would be beneficial.	As above
Policy CS1 as at September 2014.	No changes are proposed to adopted policy which promotes reducing carbon emissions and tackling climate change. There is reference to	The category C (Likely significant effect alone) has been cited in earlier stages, but as indicated	Mostly neutral. Some projects will need to be individually assessed as part of the	N/A				Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	reduction/recycling of waste, and creation of waste to energy facilities in Weston villages	above this is pessimistic as the site referred to for waste to energy facilities (Weston Villages) is over 20km from the SAC. The assumed housing increase is unlikely to significantly alter the impacts of this policy.	planning process. Only of possible significance if energy facilities were to be located < 10km from site (see HRA air quality appendix).						require an HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary
Policy CS2: Delivering Sustainable Design and Construction.	Sustainable design and construction. Policy sets targets eg. for on- site renewable energy, Code for Sustainable Homes BREEAM ratings, etc	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS2 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS2 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Addition of requirement to apply best practice in sustainable urban	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	drainage systems. No LSEs were predicted at any stage of HRA.								
Policy CS2 as at September 2014.	No changes are proposed to adopted policy which promotes sustainable design and construction. No LSEs were predicted at any stage of HRA.	B (No significant effect) The assumed housing increase is unlikely to significantly affect the impacts of this policy..	N/A	N/A			N/A	B (No significant effect)	N/A
Policy CS3: Environmental Risk Management.	Sets out the Sequential Test for development with regard to flood zones.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS3 Publication Environmental Impacts and Flood Risk Assessment	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS3 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to NPPF rather than PPS25. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS3 as at September 2014.	No changes are proposed to adopted policy, which requires acceptable mitigation for environmental impacts of development, and for proposals to follow the sequential test regarding flooding. No LSEs were predicted at any stage of HRA .	B <i>(No significant effect)</i> The assumed housing increase is unlikely to significantly alter the impacts of this policy.	N/A	N/A			N/A	N/A	N/A
Policy CS4:ensure that Nature Conservation.	Maintain and enhance biodiversity within the district.	B <i>(No significant effect)</i> , although some mitigation regarding tree planting would be prudent; (see columns to right)	N/A	Part 5 of policy refers to tree planting. Inappropriate planting could lead to loss of grasslands.			Planting needs to take into account the potential loss of interest features of European Sites.	N/A	N/A
CS4 Publication	As above	B <i>(No significant effect)</i> <i>(Policy now refers to native tree planting and well targeted woodland creation)</i>	N/A	N/A			N/A	N/A	N/A
Policy CS4 as at November 2013.	Effectively as above. No changes are proposed to adopted	As above	N/A	N/A. A difference between the			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	policy which is not fundamentally different to Consultation Draft version, although it specifies "native" tree planting, which was introduced at Publication stage. Documents such as Green Infrastructure Strategy and Biodiversity and Trees SPD are referred to in supporting text . Policy is very positive for biodiversity.			Consultation Draft and later versions of the policy is the reference in the latter to "well targeted woodland creation" which should help ensure that inappropriate loss of grasslands to woodland planting is avoided.					
Policy CS4 as at September 2014.	No changes are proposed to adopted policy which promotes maintenance and enhancement of biodiversity. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	See above			N/A	N/A	N/A
Policy CS5: Landscape and the Historic Environment.	Protect and enhance the character, distinctiveness, diversity and quality of North Somerset's landscape and townscape.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS5 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS5 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Reference to heritage assets rather than just assets. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS5 as at September 2014.	No changes are proposed to adopted policy which promotes protection and enhancement of the landscape. No LSEs were predicted at any stage of HRA.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
Policy CS6: North Somerset's Green Belt	Protect the existing Green Belt.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS6 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS6 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. A difference is that it no longer refers to	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	possibility of taking land out of the Green Belt in exceptional circumstances, by local review. No LSEs were predicted at any stage of HRA.								
Policy CS6 as at September 2014.	No changes are proposed to adopted policy, which states that the Green Belt boundaries will remain unchanged through the plan period. No LSEs were predicted at any stage of HRA.	B (No significant effect). While this is a remitted policy, it is envisaged that the assumed housing increase can be met within the existing spatial strategy which does not include change to the Green Belt.	N/A	N/A			N/A	N/A	N/A
Policy CS7: Planning for Waste in North Somerset	Support for sustainable management of waste, recovery of energy from waste in line with Joint Waste Core Strategy policies	B (No significant effect)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Only of possible significance if energy facilities were to be located	N/A			Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)	Potentially on individual planning applications. Energy from waste plants may require an HRA. There is likely to be scope and flexibility for

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
			< 10km from site (see HRA air quality appendix D). Supporting text refers to Joint Waste Core Strategy's identified potential sites for residual waste treatment facilities at Weston, but these are well over 10km from the SAC. However, good design of facilities is still advocated.						proposals to include detailed mitigation measures, as necessary
CS7 Publication Planning for Waste	As above	As above	As above	N/A			As above	As above	As above
Policy CS7 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Refers to Sites and Policies DPD rather than "a	As above.	As above. Supporting text refers to JWCS and the fact it identifies land at Warne Road, Weston for location of residual	N/A			As above.	As above.	As above

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	Development Management DPD". Refers to proposals for location of waste management facilities being subject to policies in Joint Waste Core Strategy (JWCS).		waste treatment facilities, and land on the SE side of Weston as a broad strategic area within which proposals for residual waste treatment facilities may come forward. However both these areas are well over 10km from the SAC. It would however be beneficial to design facilities to a high standard (see column 9).						
Policy CS7 as at September 2014.	No changes are proposed to adopted policy which promotes prevention/minimisation of waste, design for ease of waste collection, and use of Joint Waste Core Strategy policies	B (No significant effect) Also the assumed housing increase is unlikely to significantly affect the	As above	N/A			Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency)	B (No significant effect)	Potentially on individual planning applications. Energy from Waste Plants may require an

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	and development management policies on waste. Promotes recovery of energy from waste in line with Joint Waste Core Strategy policies	impacts of this policy. . It would however be beneficial to design facilities to a high standard (see column 9)							HRA. There is likely to be scope and flexibility for proposals to include detailed mitigation measures, as necessary.
Policy CS8: Minerals Planning in North Somerset	Provision will be made for North Somerset to contribute towards approximately 40% of the West of England's aggregates requirement. The council will seek to maintain a land bank for crushed rock of at least 10 years.	B (No significant effect)	Mostly neutral. Some projects will need to be individually assessed as part of the planning process. Unlikely to be significant effects on SAC (see HRA air quality appendix)	N/A			Use of appropriate technology/design (through conditions on planning consents).	B (No significant effect)	Potentially required on individual planning applications.
CS8 Publication Minerals Planning	As above	As above	As above	N/A			As above	As above	As above
Policy CS8 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not	As above	As above	N/A. While the BGS Mineral Resources Map suggests			The measures below are considered more appropriate:	As above.	As above

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	fundamentally different to Consultation Draft version. The addition that was made at Modifications stage to quantify the crushed rock apportionment for North Somerset in tonnes, did not alter the earlier HRA conclusions.			that high quality limestone exists near and within part of the SAC it is most unlikely that land take from the SAC to quarrying would be permitted, it being a European site. It would however still be beneficial for the proximity of the site to be taken into account in assessing any proposals for quarrying in the vicinity. Hence the measures in column 9 are appropriate.			Use of appropriate technology. Locational control of quarrying, leaving adequate distance between quarry and European site .		
Policy CS8 as at September 2014.	No changes are proposed to adopted policy which sets out the requirement for crushed rock provision, and maintenance of a	B (No significant effect) It would however still be beneficial	Mostly neutral. Some projects will need to be individually assessed as part of the	As above			Use of appropriate technology/design (through conditions on planning consents). Locational control of quarrying, leaving	B (No significant effect)	Potentially required on individual planning applications.

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	landbank, and promotes protection of mineral resources through mineral safeguarding areas..	for the proximity of the site to be taken into account in assessing any proposals for quarrying in the vicinity. Hence the measures in column 9 are appropriate.	planning process. Unlikely to be significant effects on SAC (see HRA air quality appendix)				adequate distance between quarry and European site .		
Policy CS9: Green Infrastructure	Safeguard, improve and enhance the existing network of green infrastructure.	B (No significant effect)	N/A	Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.			N/A	N/A	N/A
CS9 Publication	As above	As above	N/A	As above			N/A	N/A	N/A
Policy CS9 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Includes reference to tree	As above	As above	As above. The Bristol Core Strategy HRA found that recreational pressure was not considered a significant or unmanageable			N/A	N/A	As above

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	planting. Reference to Green Infrastructure SPD in supporting text.			risk to the SAC.					
Policy CS9 as at September 2014.	No changes are proposed to adopted policy , which promotes safeguarding , improvement and enhancement of the existing network of green infrastructure. ..	B (No significant effect) Also the assumed housing increase is unlikely to significantly alter the impacts of this policy. (See column 5).	N/A	Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.			N/A	B (No significant effect)	N/A
Policy CS10: Transport and Movement	Encouragement for travel management policies and development proposals that encourage an improved and integrated transport network and allow for wide choice of transport modes. Lists proposed transport schemes over the plan period.	C (Likely significant effect alone)	Transport Schemes which could affect traffic on section of A4, A369, A4176 and B3129 alongside site are potentially significant	May be potential to increase recreational use of the site, from improved transport .			Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling, (eg. through CS10 and LTP3) Transport Schemes which could affect traffic on section of A4, A369, A4176 and B3129 alongside site have been considered in terms of in combination effects and are unlikely to have a Likely Significant Effect, assuming	B (No significant effect)	May be needed on individual planning applications.

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
							avoidance/mitigation; (see Table 15 of Appendix D) (See also HRA of Bristol Core Strategy, 2010 , which suggests that even at worst case scenario, significant traffic growth would result in only marginal, non significant increases in critical pollutants regarding this SAC) Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly prone to trampling, and largely inaccessible due to steepness.		
CS10 Publication Transportation and Movement	As above	As above	As above	As above	As above	As above	As above	As above	As above
Policy CS10 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft	As above	As above	As above, but note that recreational impacts on the SAC were considered in HRA of Bristol Core Strategy.			The above mitigation as at Consultation Draft stage is still relevant.	As above	As above

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	version. Includes addition of requirement for transport schemes to contribute towards carbon reduction, and support movement of freight by rail, which should have beneficial environmental effects. List of transport schemes is the same except for addition of Airfield Bridge Link (ABL) between Weston Airfield and Winterstoke Rd, and Weston Southern Rail Chord (WSRC). ABL is a more direct road link so should help reduce distance travelled and hence emissions. WSRC should help promote train rather than car transport which should have environmental benefits.			This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.					

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS10 as at September 2014.	As above. No changes are proposed to adopted policy, which encourages policies and proposals that encourage an improved and integrated transport network. Lists major transport schemes in Joint Local Transport Plan of March 2011.	C (Likely significant effect alone)	Transport Schemes which could affect traffic on section of A4, A369, A4176 and B3129 alongside site are potentially significant	The possibility that improved transport could increase recreational pressure on the site is only slight; none of the transport schemes refer to the A369, the main road nearest the site in North Somerset. Also, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. While part of the site is more accessible (Leigh Woods National			Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling, (eg. through CS10 and LTP3) Transport Schemes which could affect traffic on section of A4, A369, A4176 and B3129 alongside site have been considered in terms of in combination effects and are unlikely to have a Likely Significant Effect, assuming avoidance/mitigation; (see Table 15 of Appendix D) (See also HRA of Bristol Core Strategy,2010 , which suggests that even at worst case scenario, significant traffic growth would result in only marginal, non significant increases in critical pollutants regarding this SAC)	B (No significant effect)	May be needed on individual planning applications.

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
				Nature Reserve) there are lots of footpaths, offering the opportunity for walking without harming habitats.					
Policy CS11: Parking	Provision of adequate car parking to meet the needs of anticipated users.	C (Likely significant effect alone)	Parking provision which could affect traffic on A4, A369, A4176 and B3129 alongside site is potentially significant	N/A			As for CS10 above	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
CS11 Publication	As above	As above	As above	N/A			As above	N/A	N/A
Policy CS11 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. Only difference is that the policy refers to Sites and Policies DPD rather than Development Management DPD.	As above	As above	N/A			The above mitigation as at Consultation Draft stage is still relevant,	As above	As above

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS11 as at September 2014.	No changes are proposed to adopted policy. Provision of adequate car parking to meet the needs of anticipated users. The housing increase could increase the demand for car parking. However impacts are mitigatable; (see column 9).	C (Likely significant effect alone)	Parking provision which could affect traffic on A4, A369, A4176 and B3129 alongside site is potentially significant	N/A			Encourage and facilitate sustainable modes of transport such as public transport, walking and cycling, (eg. through CS10 and LTP3)	B (No significant effect)	N/A
Delivering Strong and Inclusive Communities									
Policy CS12: Achieving High Quality Design and Place Making	High quality architecture and urban design will be expected from all developments.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS12 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS12 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	While some paragraphs differ the thrust of the policy is on promoting well designed building and places, and there is still reference to environmental sustainability. No LSEs were predicted at any stage of HRA.								
Policy CS12 as at September 2014.	No changes are proposed to adopted policy. Promotion of well designed building and places. Includes reference to environmental sustainability. No LSEs were predicted at any stage of HRA.	B <i>(No significant effect)</i> Also the assumed housing increase is unlikely to significantly alter the impacts of this policy.	N/A	N/A			N/A	B <i>(No significant effect)</i>	NA
Policy CS13: Scale of New Housing.	Provision of 17,750 dwellings across the district over the plan period. 3000 dwellings in Weston-super-Mare urban area and 9,000 dwellings as an urban extension to Weston-super-Mare. The remainder of 5,750 dwellings will be met by land from existing identified	B <i>(No significant effect)</i>	Weston urban extension, Clevedon, Nailsea, Portishead located > 6 km from site. Unlikely to be significant traffic impacts (see HRA air quality appendix)	Potential to increase recreational use.			Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.	B <i>(No significant effect)</i>	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	sources and no additional allocation will be required in the plan period.								
CS13 Publication	Provision of minimum of 13,400 dwellings across the district over the plan period. 3,300 net additional dwellings in Weston-super-Mare urban area and 5,500 dwellings at Weston villages. Outside Weston most additional development to occur in towns on existing site allocations, or new development in their settlement boundaries, or Nailsea through site allocations outside Green Belt	As above	As above Note: Weston urban extension now replaced by Weston Villages	As above			As above	As above	N/A
Policy CS13 as at November 2013.	Proposed change in housing number from the minimum of 14,000 in adopted plan to minimum of 17,130 dwellings within North Somerset 2006 - 2026 . (Note: while this is an increase, the 17,130 is less than the 17,750	As above	As above	As above			The above points as at Consultation Draft stage are still relevant.	As above	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	dwellings at the Consultation Draft stage, referred to in black above.								
Policy CS13 as at September 2014.	<p>This policy, on the housing number, was remitted for re-examination. The Inspector supported an increase in the housing requirement from 17,130 to 20,985 for 2006-2026.</p> <p>While the housing number has increased, it is not considered that there is likely to be a significant effect on the impact of the policy, having regard to the location of the SAC and the points in column 9.</p>	B (No significant effect)	Weston super Mare, Weston urban extension, Clevedon, Nailsea and, Portishead are all located > 6 km from site. Unlikely to be significant traffic impacts (see HRA air quality appendix)	Potential to increase recreational use. However, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. While part of the site is more accessible (Leigh Woods National Nature Reserve) there are lots of footpaths, offering the opportunity for walking			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
				without harming habitats.					
Policy CS14: Distribution of New Housing	New housing development will be concentrated in Weston-super-Mare. At Clevedon, Portishead and Nailsea residential development will be acceptable within their existing settlement boundaries on brownfield land. Within the Service Villages small scale infill development may be appropriate where it will support the retention of existing services. Elsewhere housing development will not be permitted unless it is for essential workers in rural enterprises, replacement dwellings or affordable housing need.	B (No significant effect)	Weston urban extension, Clevedon, Nailsea, Portishead located > 6 km from site. Unlikely to be significant traffic impacts (see HRA air quality appendix)	Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.			N/A	B (No significant effect)	N/A
CS14 Publication	Weston will be focus of new housing development. Outside Weston most additional	As above	As above	As above			As above	As above	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. Within the Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies								
Policy CS14 as at November 2013.	Proposed policy wording is unchanged from the adopted plan except for the housing figures in the table. Weston will be focus of new housing development. Outside Weston most additional development to occur at Clevedon, Portishead and Nailsea, on existing allocations, within	As above	As above	As above			N/A	As above	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	their existing settlement boundaries, or in Nailsea at allocations outside Green Belt. Priority to previously developed land. At Service Villages small scale infill development or site allocations can occur. All new housing to not conflict with nature conservation policies. While the proposed distribution of the housing has changed slightly from the Consultation Draft stage, mainly due to a reduction in the amount of housing proposed at Weston Villages, it is not considered that significant effects are likely.								
Policy CS14 as at September 2014.	As above. It is assumed that, the increased housing requirement would have a similar broad distribution to the	B (No significant effect)	Weston urban extension, Clevedon, Nailsea, Portishead located > 6 km from site.	Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	17,130 dwellings in the November 2013 changes. It is not envisaged that the spatial strategy would need to change, and it is not considered that there is likely to be a significant effect on the impact of the policy, having regard to the location of the SAC and the points in column 9.		Unlikely to be significant traffic impacts (see HRA air quality appendix)	concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. While part of the site is more accessible (Leigh Woods National Nature Reserve) there are lots of footpaths, offering the opportunity for walking without harming habitats.					
Policy CS15: Mixed and Balanced Communities	The Council will seek to ensure a genuine mix of housing types within existing and future communities.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS15 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS15 as at November 2013.	Effectively as above. No changes are proposed to adopted policy	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.								
Policy CS15 as at September 2014.	No changes are proposed to adopted policy, which promotes a genuine mix of housing types within existing and future communities. No LSEs were predicted at any stage of HRA.	B (No significant effect) The housing increase is not likely to significantly affect the impact of the policy.	N/A	N/A			N/A	N/A	N/A
Policy CS16: Affordable Housing	On-site affordable housing will be sought to meet local needs on all residential developments of 15 dwellings or more (or site of 0.5ha or above). On other sites the Council will seek to negotiate a financial contribution towards the provision of affordable housing.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS16 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS16 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The addition made at modifications stage to widen the definition of affordable housing to include affordable rented did not have significant implications for HRA. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS16 as at September 2014.	No changes are proposed to adopted policy which promotes provision of on-site affordable housing on all residential developments of 10 dwellings or more (or sites of 0.3ha or above). On sites of 5-9 dwellings the Council will seek to negotiate a financial contribution towards	B (No significant effect)	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
	the provision of affordable housing. No LSEs were predicted at any stage of HRA.									
Policy CS17: Residential Sites Providing Affordable Housing Only	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria. Specific sites may also be allocated in W-s-M, Portishead, Nailsea and Clevedon and the service villages for 100% affordable housing to meet an identified local need.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	
CS17 Publication Rural Exceptions Schemes	Housing schemes for 100% affordable housing to meet local need within small rural communities will be supported provided it meets certain criteria.	As above	N/A	N/A			N/A	N/A	N/A	
Policy CS17 as at November 2013.	Effectively as above. No changes are proposed to adopted policy	As above	N/A	N/A			N/A	N/A	N/A	

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.								
Policy CS17 as at September 2014, Rural Exceptions Schemes .	No changes are proposed to adopted policy. It promotes provision of housing schemes for 100% affordable housing to meet local needs within small rural communities subject to criteria, including one giving priority to sites within settlement boundary, and one on scale being appropriate for location. Also states that rural exceptions schemes will be acceptable adjacent to the settlement boundaries of Service Villages and Infill Villages, and elsewhere adjacent to main body of settlement, but not in the Green Belt,	B (No significant effect) It is unlikely that housing schemes of a scale appropriate for a rural location would have significant effects on the European Site, unless they were actually sited on it which is most unlikely to be permitted, notwithstanding the housing increase. Note that planning applications would be likely to be subject to	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	unless justified by very special circumstances.	policies on biodiversity							
Policy CS18: Gypsies and Travellers and Travelling Show People	Provision will be made for an additional 36 residential and 10 transit pitches for Gypsies and travellers for the period 2006 – 2011.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS18 Publication	Sets out considerations for determination of locations for sites for Gypsies, travellers and travelling show people	As above	N/A	N/A			N/A	N/A	N/A
Policy CS18 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS18 as at September 2014	No changes are proposed to adopted policy, which sets out considerations for determination of locations for sites for Gypsies, travellers	B (No significant effect)	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	and travelling show people. This includes preference for brownfield sites. No LSEs were predicted at any stage of HRA.								
Policy CS19: Green Wedges/Strategic Gaps.	The Council will seek to protect green wedges/strategic gaps to help retain the separate identity, character or landscape setting of settlements.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS19 Publication Strategic gaps	As above, but reference to strategic gaps, not green wedges	As above	N/A	N/A			N/A	N/A	N/A
Policy CS19 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. No LSEs were predicted at any stage of HRA.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS19 as at September 2014	No changes are proposed to adopted policy, which promotes protection	B (No significant effect)	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	of strategic gaps to help retain the separate identity, character or landscape setting of settlements. No LSEs were predicted at any stage of HRA.								
Delivering a Prosperous Economy									
Policy CS20: Supporting a Successful Economy	Employment-led strategy to both deliver significant employment development and to ensure that new residential development is provided in association with employment opportunities. The Core Strategy provides for around 29,500 jobs. Supporting text suggests indicative employment requirement for B1-B8 uses would include 61 ha at Weston Urban Extension	B (No significant effect)	Weston urban extension, Clevedon, Nailsea, Portishead located > 6 km from site. Unlikely to be significant traffic impacts (see HRA air quality appendix)	Potential for increased recreational use.			Recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.	B (No significant effect)	N/A
CS20 Publication	The Core Strategy seeks to provide for at least 10,100	As above	As above Note: Weston urban	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	additional jobs. Supporting text suggests indicative employment land allocations (B1-B8 uses) to be as in adopted Replacement Local Plan, plus about 38ha at Weston Villages.		extension now replaced by Weston Villages						
Policy CS20 as at November 2013.	The policy is not proposed to change from the adopted plan version. It states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications.	As above	As above	N/A			The above points as at Consultation Draft stage are still relevant.	N/A	N/A
Policy CS20 as at September 2014	No changes are proposed to adopted policy, which states that the Core Strategy seeks to provide for at least 10,100 additional jobs, which is less than at Consultation Draft stage, with consequentially lower employment land implications.	B (No significant effect) While a consequence of employment development, could be to attract more people into the district,	Weston urban extension, Clevedon, Nailsea, Portishead located > 6 km from site. Unlikely to be significant traffic impacts (see HRA air quality appendix)	Slight potential for increased recreational use. However, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not			NA	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
		potentially increasing recreational pressure, the potential for much of this development to be located near the Avon Gorge site, in the Green Belt is limited. The policy states that the focus of employment development will be at Weston, over 20km from the SAC. Also see column 9. The assumed housing increase is not likely to significantly affect the impact of this policy,		particularly vulnerable to trampling, and largely inaccessible due to steepness. While part of the site is more accessible (Leigh Woods National Nature Reserve) there are lots of footpaths, offering the opportunity for walking without harming habitats					
Policy CS21: Retail Hierarchy and Provision.	Identifies retail hierarchy across the district.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS21 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS21 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to	As above. There are no existing or proposed centres adjacent to the SAC. The nearest is at Easton in	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	Consultation Draft version. The policy seek to maintain the vitality and viability of the existing and proposed centres, and supports town centre uses within them of an appropriate scale. Town centre uses outside the centres will be controlled by the sequential approach.	Gordano/Pill, over 2km away.							
Policy CS21 as at September 2014	No changes are proposed to adopted policy, which identifies retail hierarchy across the district.	B (No significant effect) See above. It is not considered that the housing increase would significantly affect the impact of this policy.	N/A	N/A			N/A	N/A	N/A
Policy CS22: Tourism Strategy	Supports visitor facilities and accommodation across the district provided they meet certain criteria, including appropriate scale, support for	B (No significant effect)	N/A	Slight potential for increased recreational use. However, recreational impacts on the SAC were considered in HRA of Bristol			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	conservation objectives , and no adverse implications for environment..			Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness					
CS22 Publication	As above	As above	N/A	As above			N/A	N/A	N/A
Policy CS22 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version. The policy supports new and replacement visitor and tourist facilities across the district subject to criteria, including supporting conservation and economic development objectives.	As above. This classification, without mitigation, is considered appropriate since, while the policy could promote recreational activity, it makes reference to appropriate scale and also states that conservation objectives should be supported. Also note the comments about recreation in the "other" column.	N/A	As above			N/A	N/A	N/A
Policy CS22 as at September 2014	No changes are proposed to adopted policy, which supports new, improved and	B (No significant effect)	N/A	Potential for increased recreational use. However recreational			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	replacement visitor and tourist facilities and accommodation across the district provided they meet certain criteria. Criteria include appropriate scale and no adverse implications for environment, and (for Weston) comply with sequential approach giving priority to town centre or seafront sites.	See above. The housing increase is not likely to significantly affect the impact of the policy regarding the SAC.		impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. While part of the site is more accessible (Leigh Woods National Nature Reserve) there are lots of footpaths, offering the opportunity for walking without harming habitats					
Policy CS23: Bristol International Airport	Proposals will be required to demonstrate the satisfactory resolution of environmental issues, including the	B (No significant effect)	Unlikely to be significant air quality impacts (see HRA air quality appendix)	N/A			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	impact of growth on surrounding communities and surface access infrastructure.								
CS23 Publication Bristol Airport	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS23 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	As above.	N/A.			N/A	N/A	N/A
Policy CS23: Bristol International Airport as at September 2014	Proposals for the development of Bristol Airport will be required to demonstrate the satisfactory resolution of environmental issues, including the impact of growth on surrounding communities and surface access infrastructure.	B (No significant effect) . SAC is over 8km from the airport. The housing increase is not likely to significantly affect the impact of the policy regarding the SAC. Also planning permission for major development at the airport has already been granted, (in 2009).	Unlikely to be significant air quality impacts (see HRA air quality appendix)	N/A			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS24: Royal Portbury Dock	Identified land will continue to be safeguarded for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	B (No significant effect)	HRA Air Quality Appendix D states dock located approx. 3km from SAC; dock uses not likely to be significant source of point source air emissions. However use of appropriate technology/design would be prudent good practice	N/A			Use of appropriate technology/design (through conditions on planning consents or Environmental Permits from Environment Agency) .	B (No significant effect)	N/A.
CS24 Publication	As above	As above	As above				N/A	As above	N/A
Policy CS24 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version; (only a difference in the name of the site allocations document referred to.) No LSEs were predicted at any stage of HRA.	As above.	As above	N/A			Significant effects are not likely, but use of appropriate technology/design would be prudent good practice	As above	N/A.
Policy CS24: Royal Portbury	No changes are proposed to adopted policy. Identified	B (No significant effect) . Dock is	HRA Air Quality Appendix D	N/A			Significant effects are not likely, but use of appropriate	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
Dock as at September 2014	land will continue to be safeguarded for port uses, subject to demonstrable need for those uses that cannot be accommodated elsewhere within the existing port estate. Further expansion of the port within North Somerset is not supported.	over 4km from the SAC. The housing increase is not likely to significantly affect the impact of the policy regarding the SAC.	states dock located approx. 3km from SAC; dock uses not likely to be significant source of point source air emissions.				technology/design would be prudent good practice.			
Ensuring Safe and Healthy Communities										
Policy CS25: Children, Young People and Higher Education	Provision of educational facilities.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	
CS25 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A	
Policy CS25 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A			N/A	N/A	N/A	
Policy CS25 as at September 2014	No changes are proposed to adopted policy, which seeks educational	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	provision where local provision will be inadequate to meet the needs of new residential developments. This is not likely to significantly impact on the SAC, given its location and qualifying interests, even with the housing increase.								
Policy CS26: Supporting Healthy Living and the Provision of Health Care Facilities.	Requires HIA on all large scale developments, Joint working with health providers to deliver a district wide network of health facilities, reduce health inequalities in the district, encourage development that promotes active lifestyles.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS26 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS26 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS26: Supporting Healthy Living and the Provision of Health Care Facilities.	No changes are required to adopted policy. Requires HIA on all large scale developments, and promotes joint working with health providers to deliver a district wide network of health facilities, work to reduce health inequalities in the district, and development that promotes active lifestyles.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
Policy CS27: Sport, Recreation and Community Facilities.	Provision of sport, recreation and community facilities	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS27 Publication	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS27 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS27: Sport, Recreation	No changes are proposed to	B	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
and Community Facilities.	adopted policy, on provision of sport, recreation and community facilities. This is not likely to significantly impact on the SAC, given its location and qualifying interests, notwithstanding the housing increase.	(No significant effect)								
Area Policies										
Policy CS28: Weston-super-Mare	W-s-M will be the primary focus for development within North Somerset. The town will accommodate 12,000 new dwellings and 10,000 new jobs between 2006-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.	B (No significant effect)	Located > 20 km from site. Unlikely to be significant traffic/energy centre impacts (see HRA air quality appendix)	Some possible potential for increased recreational use. However , recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness			N/A	B (No significant effect)	N/A	
CS28 Publication	W-s-M will be the primary focus for development within	As above	As above	As above			As above	As above	As above	

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	North Somerset. The town will accommodate around 5,850 additional new dwellings with approx 10,500 employment opportunities between 2010-2026 as part of an employment-led strategy to deliver improved self-containment and reduced out-commuting over the plan period.								
Policy CS28 as at November 2013.	The only change being proposed to the adopted plan policy is a change in the number of dwellings to be built in Weston from around 6,913 to 5,136, and a change in the period for that to occur from 2011-2026 to 2013-2026. The Consultation Draft plan had referred to a figure of 12,000 dwellings for 2006-2026, but this was reduced in the Publication version due to	As above	As above	As above. While there is potential for increased recreational use, the significant distance of Weston from the SAC, (over 20km crow fly) also suggests no LSEs.			As above .	As above	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	determination of a locally derived housing requirement. The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway.								
Policy CS28 as at September 2014	While prediction of numbers is difficult at this stage, it is likely that a significant proportion of the increased housing requirement would be at Weston, urban area (assuming the broad distribution would be similar to that for the former housing target.) The policy still focuses new development on two key locations in Weston: Weston Villages and the town centre and gateway. This is not likely to significantly impact on the SAC, given its location and qualifying interests, even with	B (No significant effect)	Located > 20 km from site. Unlikely to be significant traffic/energy centre impacts (see HRA air quality appendix)	Some possible potential for increased recreational use. However, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. The significant distance of Weston from the SAC, (over 20km crow fly)			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	the housing increase.			also suggests no LSEs.					
Policy CS29: Weston-super-Mare Town Centre	Town centre regeneration: major retail-led development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter within the gateway area	B (No significant effect)	Located > 20 km from site. Unlikely to be significant traffic/energy centre impacts (see HRA air quality appendix)	Some possible potential for increased recreational use. However recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness.			N/A	B (No significant effect)	N/A
CS29 Publication	As above	As above	As above	As above			N/A	As above	N/A
Policy CS29 as at November 2013.	Effectively as above. No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	As above	As above			N/A	As above	N/A
Policy CS29: Weston-super-	Town centre regeneration: major retail-led	B	Located > 20 km from site. Unlikely to be	Potential increased recreational			NA	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Mare Town Centre	development in retail core; entertainment and leisure uses, tourist facilities and accommodation at seafront; creation of an office quarter within the gateway area. This is not likely to significantly impact on the SAC, given its location and qualifying interests, even with the housing increase.	(No significant effect)	significant traffic/energy centre impacts (see HRA air quality appendix)	use. However, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. The significant distance of Weston from the SAC, (over 20km crow fly) also suggests no LSEs.					
Policy CS30: Weston Urban Extension	A major mixed use, employment-led urban extension will be developed south-east of Weston-super-Mare. This will include 9,000 homes, 42ha of employment land along with other necessary community, social and transport infrastructure to	B (No significant effect)	Located > 20 km from site. Unlikely to be significant traffic/energy centre impacts (see HRA air quality appendix)	Some possible potential for increased recreational use. However recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not			N/A	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	support the development.			particularly vulnerable to trampling, and largely inaccessible due to steepness.					
CS30 Publication Weston Villages	Employment-led development in two villages on mainly previously developed land at Weston airfield and Locking Parklands (the "Weston Villages"). To include total of 5,500 new homes and at least 37.7ha of B use employment land.	As above	As above. Note: Weston urban extension now replaced by Weston Villages	As above			As above	As above	N/A
Policy CS30 as at November 2013.	The only change being proposed to the adopted plan policy is a slight change in the number of dwellings to be built at Weston Villages from about 5,500 to about 5,800. The Consultation Draft plan had referred to a figure of 9,000 dwellings for that area , but this was reduced in the Publication version .	As above	As above	As above. Also potential for increased recreational use is limited since the policy is for employment development, and Weston villages are over 20km (crow fly) from the SAC..			As above.	As above	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
Policy CS30 as at September 2014.	It is unknown at this stage whether the assumed housing increase would mean an increase in the number to be built at Weston Villages. However it is still likely to be far less than the figure of 9,000 dwellings that was in the Consultation Draft Core Strategy. This is not likely to significantly impact on the SAC, given its location and qualifying interests, even with the housing increase..	B (No significant effect)	Located > 20 km from site. Unlikely to be significant traffic/energy centre impacts (see HRA air quality appendix)	Potential for increased recreational use is limited since the policy is for employment development, and Weston villages are over 20km (crow fly) from the SAC. Also, recreational impacts on the SAC were considered in HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness While part of the site is more accessible (Leigh Woods National Nature Reserve) there			NA	B (No significant effect)	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
				are lots of footpaths, offering the opportunity for walking without harming habitats					
Policy CS31: Market and Coastal Towns	Proposals for development at Clevedon, Nailsea and Portishead will be supported if they increase self-containment, ensure the availability of jobs and services for the town and surrounding catchments, and improve the towns role as a service centre.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS31 Publication Clevedon, Nailsea and Portishead	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS31 as at November 2013.	The only changes being proposed to the adopted plan policy are the following changes in the number of dwellings to be built from 2006-2026: Clevedon: change from 454 to 493;	As above	N/A	As above. While there is potential for increased recreational use, none of these towns is particularly close to the SAC, the			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	Nailsea: change from 210 to 647; Portishead: change from 3,051 to 3,040. The policy at Consultation Draft stage did not specify housing numbers, although they were given in the supporting text . The adopted policy permits development within settlement limits at all three towns, and mixed use schemes adjacent to the settlement boundary at Nailsea outside the Green Belt, subject to criteria.			nearest being Portishead at over 6km. Also recreational impacts on the SAC were considered in the HRA of Bristol Core Strategy. This concluded that the site is not particularly vulnerable to trampling, and largely inaccessible due to steepness. This points to the "B" classification.					
Policy CS31 as at September 2014.	No changes are proposed to this policy which supports development within Clevedon, Nailsea and Portishead subject to criteria. The assumed housing increase could in theory raise the number of dwellings to be built at these towns, particularly if it	B (No significant effect)	N/A	As above.			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	assumed that the broad distribution would be similar to that for the 17,130 dwellings target. However it is not considered that this is likely to significantly impact on the SAC, given its location and qualifying interests, notwithstanding the housing increase.								
Policy CS32: Service Villages	Proposals for development which support or enhance their roles as local hubs for community facilities and services, employment and affordable housing, including public transport will be supported.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS32 Publication	Support for small scale development within settlement boundaries which supports and enhances village's role as local hub.	As above	N/A	N/A			N/A	N/A	N/A
Policy CS32 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in	B (No significant effect) The reference to small scale and	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
	allowing small scale residential or mixed use developments outside settlement boundaries subject to criteria	fact that none of the proposed Service Villages are adjacent to this SAC, which is in the Green Belt, suggests that LSEs are unlikely.								
Policy CS32 as at September 2014	No changes are proposed to adopted policy, which supports small scale development appropriate to the size and character of the village and which supports or enhances its role as a local hub for community facilities and services, employment and affordable housing, including public transport. However this is a remitted policy: it is impossible to say at this stage whether the policy is likely to change or not.	B (No significant effect) Notwithstanding the housing increase, the points above apply.	N/A	N/A			N/A	N/A	N/A	
Policy CS33: Smaller Settlements and Countryside.	Proposals for development within the rural areas outside of Service Villages will be	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	strictly controlled in order to protect their character and prevent unsustainable development.								
CS33 Publication Infill Villages, smaller settlements and countryside	As above	As above	N/A	N/A			N/A	N/A	N/A
Policy CS33 as at November 2013.	No changes are proposed to adopted policy. Latter differs from Consultation Draft version in allowing some market housing within infill villages but restricted to one or two infill dwellings or small scale residential development within the settlement limits, subject to criteria.	As above Reference to small scale and fact that none of the proposed Infill Villages are adjacent to this SAC, which is within the Green Belt, suggests that LSEs are unlikely.	N/A	N/A			N/A	N/A	N/A
Policy CS33 as at September 2014	No changes are proposed to adopted policy. Proposals for development within the rural areas outside of Service Villages will be strictly controlled in order to protect their character and prevent	B (No significant effect) Notwithstanding the housing increase, the points above apply.	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix									
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?
			Decreased Air Quality	Other					
	unsustainable development. Within infill villages, one or two infill dwellings or small scale residential redevelopment only to be permitted. However this is a remitted policy: it is impossible to say at this stage whether the policy is likely to change or not.								
Delivery Policies									
Policy CS34: Developer Contributions to Infrastructure.	Financial contributions will be sought in the form of a standardised tariff scheme applied across the district to ensure the effective and timely delivery of the key infrastructure requirements to support new development.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A
CS34 Publication Infrastructure delivery and development contributions	Concerns mechanisms for funding and delivery of infrastructural elements, with regard to the Weston villages,	As above	N/A	N/A			N/A	N/A	N/A

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
	Weston urban area and rest of district									
Policy CS34 as at November 2013.	Effectively as above No changes are proposed to adopted policy which is not fundamentally different to Consultation Draft version.	As above	N/A	N/A			N/A	N/A	N/A	
Policy CS34 as at September 2014	No changes are proposed to adopted policy, which concerns the collection of development contributions towards infrastructure, rather than the proposal of development. No LSEs were identified at any stage of HRA.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	
Policy CS35: Implementation	Implementation will take place as part of a co-ordinated strategy, provided in step with the necessary infrastructure, utilities and service provision needed to support and enable the development.	B (No significant effect)	N/A	N/A			N/A	N/A	N/A	

Avon Gorge Woodlands SAC Assessment Matrix										
Policy/Proposal	Description	Assessment Category ⁴	Potential Impacts on Avon Gorge				Avoidance/ Mitigation Measures	Assessment Category post mitigation	HRA required ?	
			Decreased Air Quality	Other						
CS35 is deleted in the Publication version	N/A	N/A	N/A	N/A			N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A			N/A	N/A	N/A	
CS35 is deleted in the adopted plan, and no change is being proposed to that situation	N/A	N/A	N/A	N/A			N/A	N/A	N/A	