

**Northampton Borough Council**

**Sustainability Appraisal for  
Northampton Local Plan  
Part 2  
Main Report**

**Draft report**

Prepared by LUC

May 2020



## Northampton Borough Council

### Sustainability Appraisal for Northampton Local Plan Part 2 Main Report

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# Chapter 1

## Introduction

**1.1** This Sustainability Appraisal Report has been prepared by LUC to document the integrated Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) of the Proposed Submission draft of Northampton Local Plan Part 2 being prepared for a second round of Regulation 19<sup>1</sup> consultation. The first round of Regulation 19 consultation on a Proposed Submission draft of the Plan in May 2019 generated a number of minor and major modifications. New policies had to be formulated and existing ones strengthened. In the intervening period, changes to the definition of deliverable sites meant that site allocations also needed to be reviewed.

**1.2** Once the Local Plan Part 2 is adopted, the Northampton Development Plan will consist of the following hierarchy of policy documents:

- West Northamptonshire Joint Core Strategy (JCS) Local Plan Part 1 - covering strategic issues across all of West Northamptonshire.
- Northampton Local Plan Part 2 - covering more detailed issues for Northampton Borough only.
- 'Made' Neighbourhood Plans - covering locally significant issues for particular parts of the Borough.

### The Local Plan area

**1.3** Northampton Borough lies adjacent to the districts of Daventry to the north-west, Wellingborough to the east and South Northamptonshire to the south. The Borough is one of the smaller administrative areas in Northamptonshire covering approximately 80 km<sup>2</sup>. The River Nene rises to the west of Northampton and there is a confluence of two of its tributaries in the Borough's central area.

**1.4** Northampton was selected in the mid-1960s for expansion under the New Towns Act and the administrative area is the same as the designated area for expansion. The boundary is drawn tightly around the urban area of Northampton, but large open spaces associated with the River Nene and its tributaries exist together with many parks. Planned expansion has led to a population of over 200,000 and the town is continuing to grow as the major employment, residential, shopping and recreational centre for Northamptonshire. The combination of

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<sup>1</sup> Of the Town and Country Planning (Local Planning) (England) Regulations 2012

easy access (including by the M1 and the London Midland rail service) and its central position in England makes the town attractive to business and increasingly to tourists.

## Northampton Local Plan Part 2

**1.5** The West Northamptonshire Joint Strategic Planning Committee adopted the West Northamptonshire JCS Local Plan (Part 1) on 15<sup>th</sup> December 2014. This document sets out the planning strategy for the administrative areas of Daventry District, South Northamptonshire, and Northampton Borough until 2029. Now that the JCS is adopted, each of the three administrative areas are preparing the following documents which together with the JCS and any neighbourhood plans prepared by local communities will complete their Development Plans:

- Site Allocations & Development Management Policies Development Plan Documents (DPD) (Local Plan Part 2).
- Gypsy & Traveller Sites DPDs.

### Northampton Local Plan Part 2

**1.6** When adopted, the Northampton Local Plan Part 2 will replace all the remaining saved policies from the previous Northampton Local Plan 1997 and update the policies contained in the Northampton Central Area Action Plan which was adopted in 2013. It will include:

- Development management policies - provide policy directions for sustainable development, housing delivery, retention and expansion of employment opportunities, supporting the growth and changing roles of the town centre, providing commercial and leisure enterprises as well as protecting and enhancing the built and natural environment.
- Site specific allocations - for various types of developments and/ or uses that are considered suitable for these sites.

### Gypsies, Travellers and Travelling Showpeople Local Plan

**1.7** In addition to the Local Plan Part 2 a separate subject specific Development Plan Document (DPD) will be prepared

**Table 1.1: Meeting the Requirements of the SEA Regulations**

SEA Regulations' Requirements	Covered in this SA Report?
<b>Environmental Report</b>	
Where an environmental assessment is required by any provision of Part 2 of these Regulations, the responsible authority shall prepare, or secure the preparation of, an	This document constitutes the 'Environmental Report'.

setting out allocated sites for Gypsies, Travellers and Travelling Showpeople in Northampton Borough and associated development management policies. This DPD will cover the entire Borough of Northampton and will cover the period up to 2029.

**1.8** This SA Report does not apply to the Gypsies, Travellers and Travelling Showpeople DPD, which will be subject to a separate plan preparation and assessment process.

## Sustainability Appraisal and Strategic Environmental Assessment

**1.9** Under the Planning and Compulsory Purchase Act 2004, SA is mandatory for Development Plan Documents. For these documents it is also necessary to conduct an environmental assessment in accordance with the requirements of the Strategic Environmental Assessment (SEA) Directive (European Directive 2001/42/EC), which was transposed into UK law by the Environmental Assessment of Plans and Programmes Regulations 2004 (2004 SI 1633), known as the 'SEA Regulations'. Therefore, it is a legal requirement for the Northampton Local Plan Part 2 to be subject to SA and SEA throughout its preparation.

**1.10** The requirements to carry out SA and SEA are distinct, although it is possible to satisfy both using a single appraisal process (as advocated in the National Planning Practice Guidance<sup>2</sup>), whereby the requirements of the SEA Regulations can also be met through a single integrated SA process – this is the process that is being undertaken for the Northampton Local Plan Part 2. From here on, the term 'SA' should therefore be taken to mean 'SA incorporating the requirements of the SEA Regulations'.

### Meeting the requirements of the SEA Regulations

**1.11** This SA Report includes some of the required elements of the final 'Environmental Report' (the output required by the SEA Regulations). **Table 1.1:** signposts the relevant sections of the SA Report that are considered to meet the SEA Regulations' requirements. This table has been included in the SA Report at each stage of the SA process to show how the SEA Regulations' requirements have been met.

<sup>2</sup> <http://planningguidance.planningportal.gov.uk/blog/guidance/strategic-environmental-assessment-and-sustainability-appraisal/strategic-environmental->

[assessment-and-sustainability-appraisal-and-how-does-it-relate-to-strategic-environmental-assessment/](http://planningguidance.planningportal.gov.uk/blog/guidance/strategic-environmental-assessment-and-sustainability-appraisal-and-how-does-it-relate-to-strategic-environmental-assessment/)



SEA Regulations' Requirements	Covered in this SA Report?
<p>environmental report in accordance with paragraphs (2) and (3) of this regulation. The report shall identify, describe and evaluate the likely significant effects on the environment of:</p> <p>(a) implementing the plan or programme; and</p> <p>(b) reasonable alternatives taking into account the objectives and geographical scope of the plan or programme.</p> <p>(Regulation 12(1) and (2) and Schedule 2).</p>	
1) An outline of the contents and main objectives of the plan or programme, and of its relationship with other relevant plans and programmes.	Chapter 1, Chapter 3 and Appendix A.
2) The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme.	Chapter 3.
3) The environmental characteristics of areas likely to be significantly affected.	Chapter 3.
4) Any existing environmental problems which are relevant to the plan or programme including, in particular, those relating to any areas of a particular environmental importance, such as areas designated pursuant to Directives 79/409/EEC on the conservation of wild birds and the Habitats Directive.	Chapter 3.
5) The environmental protection objectives, established at international, Community or Member State level, which are relevant to the plan or programme and the way those objectives and any environmental, considerations have been taken into account during its preparation.	Chapter 3 and Appendix A.
6) The likely significant effects on the environment, including short, medium and long-term effects, permanent and temporary effects, positive effects, and secondary, cumulative and synergistic effects, on issues such as: (a) biodiversity; (b) population; (c) human health; (d) fauna; (e) flora; (f) soil; (g) water; (h) air; (i) climatic factors; (j) material assets; (k) cultural heritage, including architectural and archaeological heritage; (l) landscape; and (m) the interrelationship between the issues referred to in sub-paragraphs (a) to (l).	Chapters 4-7.
7) The measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan or programme.	Chapters 4-7.
8) An outline of the reasons for selecting the alternatives dealt with, and a description of how the assessment was undertaken including any difficulties (such as technical deficiencies or lack of know-how) encountered in compiling the required information.	Chapters 2, Chapters 4-7 and Appendix D.
9) A description of the measures envisaged concerning monitoring in accordance with regulation 17.	Chapter 8.
10) A non-technical summary of the information provided under paragraphs 1 to 9.	A non-technical summary is provided as separate document.
<p>The report shall include such of the information referred to in Schedule 2 to these Regulations as may reasonably be required, taking account of:</p> <p>(a) current knowledge and methods of assessment;</p> <p>(b) the contents and level of detail in the plan or programme; the stage of the plan or programme in the decision-making process; and</p> <p>(c) the extent to which certain matters are more appropriately assessed at different levels in that process in order to avoid duplication of the assessment.</p> <p>(Regulation 12 (3))</p>	This Environmental Report adheres to this requirement.
<b>Consultation</b>	
<p>When deciding on the scope and level of detail of the information that must be included in the environmental report, the responsible authority shall consult the consultation bodies.</p> <p>(Regulation 12(5))</p>	Consultation with the relevant statutory environmental bodies on the SA Scoping Report was undertaken between April and June 2016.
<p>Every draft plan or programme for which an environmental report has been prepared in accordance with regulation 12 and its accompanying report ("the relevant documents") shall be made available for the purposes of consultation in accordance with the following provisions of this regulation.</p> <p>As soon as reasonably practical after the preparation of the relevant documents, the responsible authority shall:</p> <p>(a) send a copy of those documents to each consultation body;</p> <p>(b) take such steps as it considers appropriate to bring the preparation of the relevant documents to the attention of the persons who, in the authority's opinion, are affected or</p>	<p>Public consultation on the Northampton Local Plan Part 2 and accompanying SA reports took place as follows:</p> <ul style="list-style-type: none"> <li>■ Issues paper and accompanying SA Scoping Report: April to June 2016.</li> <li>■ Options paper and accompanying SA Report: September to November 2016.</li> </ul>

SEA Regulations' Requirements	Covered in this SA Report?
<p>likely to be affected by, or have an interest in the decisions involved in the assessment and adoption of the plan or programme concerned, required under the Environmental assessment of Plans and Programmes Directive ("the public consultees");</p> <p>(c) inform the public consultees of the address (which may include a website) at which a copy of the relevant documents may be viewed, and the period within which, opinions must be sent.</p> <p>The period referred to in paragraph (2)(d) must be of such length as will ensure that the consultation bodies and the public consultees are given an effective opportunity to express their opinion on the relevant documents.</p> <p>(Regulation 13 (1), (2), and (3))</p>	<ul style="list-style-type: none"> <li>■ Site Options paper and accompanying SA Report: September to November 2017.</li> <li>■ Proposed Submission Local Plan and accompanying SA Report: early 2019 (proposed).</li> </ul>
<p>Where a responsible authority, other than the Secretary of State, is of the opinion that a plan or programme for which it is the responsible authority is likely to have significant effects on the environment of another Member State, it shall, as soon as reasonably practicable after forming that opinion:</p> <p>(a) notify the Secretary of State of its opinion and of the reasons for it; and</p> <p>(b) supply the Secretary of State with a copy of the plan or programme concerned, and of the accompanying environmental report.</p> <p>(Regulation 14 (1))</p>	<p>Not relevant as there will be no effects beyond the UK from the Northampton Local Plan Part 2.</p>
<p style="text-align: center;"><b>Taking the environmental report and the results of the consultations into account in decision-making (relevant extracts of Regulation 16)</b></p>	
<p>As soon as reasonably practicable after the adoption of a plan or programme for which an environmental assessment has been carried out under these Regulations, the responsible authority shall:</p> <p>(a) make a copy of the plan or programme and its accompanying environmental report available at its principal office for inspection by the public at all reasonable times and free of charge.</p> <p>(Regulation 16(1))</p>	<p>Requirement will be met at a later stage in the SA process.</p>
<p>As soon as reasonably practicable after the adoption of a plan or programme:</p> <p>(a) the responsible authority shall inform (i) the consultation bodies; (ii) the persons who, in relation to the plan or programme, were public consultees for the purposes of regulation 13; and (iii) where the responsible authority is not the Secretary of state, the Secretary of State, that the plan or programme has been adopted, and a statement containing the following particulars:</p> <p>(b) how environmental considerations have been integrated into the plan or programme;</p> <p>(c) how the environmental report has been taken into account;</p> <p>(d) how opinions expressed in response to: (i) the invitation in regulation 13(2)(d); (ii) action taken by the responsible authority in accordance with regulation 13(4), have been taken into account;</p> <p>(e) how the results of any consultations entered into under regulation 14(4) have been taken into account;</p> <p>(f) the reasons for choosing the plan or programme as adopted, in the light of the other reasonable alternatives dealt with; and</p> <p>(g) the measures that are to be taken to monitor the significant environmental effects of the implementation of the plan or programme.</p>	<p>Requirement will be met at a later stage in the SA process.</p>
<p style="text-align: center;"><b>Monitoring</b></p>	
<p>The responsible authority shall monitor the significant effects of the implementation of each plan or programme with the purpose of identifying unforeseen adverse effects at an early stage and being able to undertake appropriate remedial action.</p> <p>(Regulation 17(1))</p>	<p>Requirement will be met at a later stage in the SA process but a monitoring framework is suggested in Chapter 8.</p>

## Habitats Regulation Assessment

**1.12** Under Article 6 (3) and (4) of the Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora (Habitats Directive) land-use plans, including Development Plan Documents, are also subject to Habitats Regulations Assessment (HRA). The purpose of HRA is to assess the impacts of a land-use plan against the conservation objectives of a European site and to ascertain whether it would adversely affect the integrity of that site. European sites comprise Special Areas of Conservation (SACs), Special Protection Areas (SPAs), and under UK Government policy Ramsar sites.

**1.13** The HRA for the Northampton Local Plan Part 2 is being undertaken by LUC on behalf of the Council. While the HRA is being reported on separately to the SA, the findings have been taken into account in the SA where relevant. The HRA screening assessment identified the need for Appropriate Assessment of the Northampton Local Plan Part 2, as likely significant effects could not be ruled out on Rutland Water SPA and Ramsar site or Upper Nene Valley Gravel Pits SPA and Ramsar site. The Appropriate Assessment concluded that the Northampton Local Plan Part 2 will not result in adverse effects on the integrity of any European site provided that recommended policy safeguards are included before the plan is adopted.

## Structure of this Report

**1.14** This chapter has described the background to the production of the Northampton Local Plan Part 2 and the requirement to undertake SA and other assessment processes. The remainder of this report is structured into the following sections:

**1.15 Chapter 2** describes the method used to carry out the SA, including the sustainability objectives and supporting assessment criteria that provide a framework for the assessment (supported by more detailed information in Appendix E), and the difficulties encountered in applying that method.

**1.16 Chapter 3** presents the context for the SA, covering sustainability objectives set by other policies, plans, and programmes (supported by more detailed information in Appendix A); baseline information (supported by more detailed information in Appendix B); and the key environmental, social and economic issues facing the Borough and their likely evolution without the Local Plan Part 2.

**1.17 Chapters 4 to 6** (supported by more detailed information in Appendix F) describe the results of the SA of each separate component of the Local Plan Part 2 - the vision and objectives,

policies, and site allocations - and their reasonable alternatives, mirroring the structure of the Plan itself.

**1.18 Chapter 7** brings together the sustainability effects of the Local Plan Part 2 as a whole, discusses mitigation for any significant negative effects identified, and considers cumulative effects with other significant plans.

**1.19 Chapter 8** suggests a set of indicators that can be used to monitor the significant sustainability effects of implementing the Local Plan Part 2.

**1.20 Chapter 9** summarises the next steps in the Local Plan and SA processes.



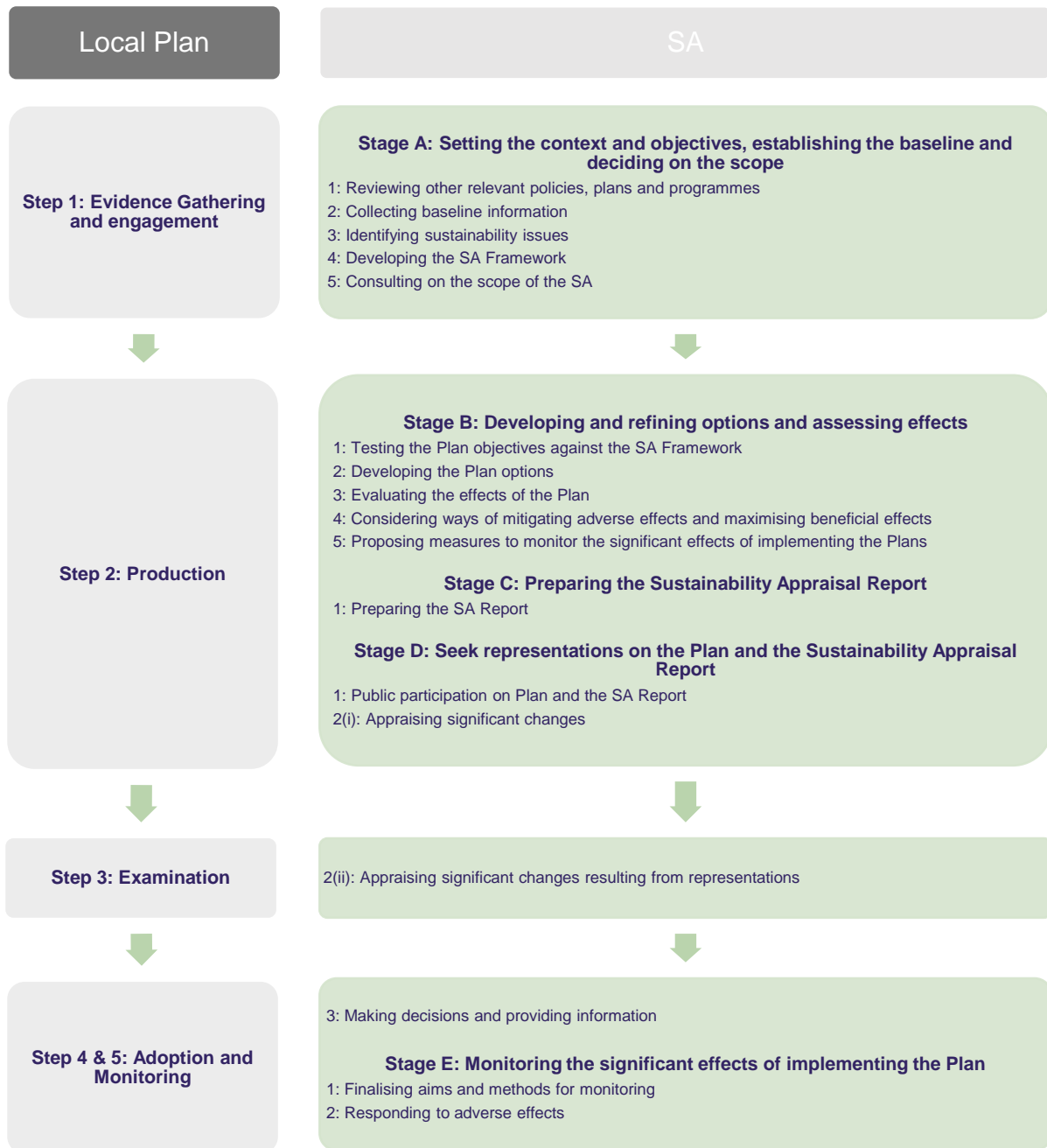
## Chapter 2

# Methodology

### Stages of SA

**2.1** In addition to complying with legal requirements, the approach being taken to the SA of the Northampton Local Plan Part 2 is based on current best practice and the guidance on SA/SEA set out in the National Planning Practice Guidance, which involves carrying out SA as an integral part of the plan-making process. **Figure 2.1** sets out the main stages of the plan-making process and shows how these correspond to the SA process.

Figure 2.1: Local Plan preparation and the Sustainability Appraisal process



**2.2** The methodology set out below describes the approach that has been taken to the SA of the Northampton Local Plan Part 2 to date and provides information on the subsequent stages of the process.

### Stage A: Scoping

**2.3** The SA process began with production of the SA Scoping Report for the Northampton Local Plan Part 2 Issues and

Scoping document; both documents being published for consultation in April 2016.

**2.4** The scoping stage of the SA involved the following tasks. The outputs of each of these have been updated as necessary at each stage of the plan-making and SA process.

### Review other relevant policies, plans and programmes to establish policy context

**2.5** The Local Plan is not prepared in isolation; rather it is prepared within the context of other policies, plans and programmes. The SEA Regulations require the Environmental Report to describe the relationship of the plan with other relevant plans and programmes. It should also be consistent with environmental protection legislation and support attainment of sustainability objectives that have been established at the international, national, and regional/sub-regional levels.

**2.6** A review was therefore undertaken of other policies, plans, and programmes at the international, national, regional and local levels that were considered to be relevant to the scope of the Local Plan. The review is detailed in **Appendix A** and summarised in **Chapter 3**.

### Collect baseline information to establish sustainability context

**2.7** Information on existing environmental, social and economic conditions in the plan area provides the baseline against which the plan's effects can be assessed in the SA and monitored during the plan's implementation.

**2.8** Baseline information can also be combined with an understanding of drivers of change that are likely to persist regardless of the local plan to understand the likely future sustainability conditions in the absence of the local plan.

**2.9** The SEA Regulations require the Environmental Report to describe relevant aspects of the current state of the environment and how they are likely to evolve without the plan. An understanding of this likely future, together with the assessed effects of the plan itself, additionally allows the SA to report on cumulative effects, another requirement of the SEA Regulations.

**2.10** The SEA Regulations require assessment of effects in relation to the following 'SEA topics': biodiversity, population, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage (including architectural and archaeological heritage), landscape, and the inter-relationship between these. Baseline information was therefore collected in relation to the SEA topics and additional sustainability topics were also addressed, covering broader socio-economic issues such as housing, access to services, crime and safety, education and employment. This reflects the integrated approach that is being taken to the SA and SEA processes. Baseline information for the Borough is presented in **Appendix B** of this report.

### Identify sustainability issues

**2.11** The baseline information also allows the identification of existing sustainability issues, including problems as required by the SEA Regulations.

**2.12** Sustainability issues and their likely evolution without the Local Plan Part 2 are described in **Chapter 3**.

### Develop the SA framework

**2.13** The relevant sustainability objectives identified by the review of other policies, plans, and programmes together with the key sustainability issues facing the Borough, identified by the collection and review of baseline information, helped to inform the development of a set of sustainability objectives (the 'SA framework') against which the effects of the plan would be assessed. These objectives also take into account the types of issues that are capable of being affected by the land use planning system.

**2.14** Development of an SA framework is not a requirement of the SEA Regulations but is a recognised way in which the likely sustainability effects of a plan can be transparently and consistently described, analysed and compared. An SA framework comprises a series of sustainability objectives and supporting criteria that are used to guide the appraisal of the policies and proposals within a plan. The SA framework that has been used in this way throughout the plan-making process is presented in **Chapter 3**.

### Consult on the scope of the SA

**2.15** Public and stakeholder participation is an important element of the SA and wider plan-making processes. It helps to ensure that the SA report is robust and has due regard for all appropriate information that will support the plan in making a contribution to sustainable development. The Scoping Report for the Local Plan was published for consultation during April to June 2016 with the statutory consultees (the Environment Agency, Historic England and Natural England), other relevant stakeholders and the public.

**2.16** **Appendix C** lists the comments that were received during the scoping consultation and describes how each one has been addressed. In light of the comments received, a number of amendments were made to the review of policies, plans, and programmes, the baseline information, key sustainability issues, and the SA framework.

### Stage B: Developing and refining options and assessing effects

**2.17** Developing options for a plan is an iterative process, usually involving a number of consultations with public and stakeholders. Consultation responses and the SA can help to



identify where there may be other 'reasonable alternatives' to the options being considered for a plan.

**2.18** In relation to options, the SEA Regulations require the following.

**2.19** Part 3 of the SEA Regulations 12(2) require that:

*'The report shall identify, describe and evaluate the likely significant effects on the environment of:*

- (a) Implementing the plan or programme; and*
- (b) Reasonable alternatives taking into account the objectives and the geographical scope of the Plan or Programme.'*

**2.20** Schedule 2 (h) of the SEA Regulations requires that the Environmental Report includes a description of:

*'(h) an outline of the reasons for selecting the alternatives dealt with'*

**2.21** It should also be recognised that the SA findings are not the only factors taken into account when determining a preferred option to take forward in a plan. Indeed, there will often be an equal number of positive or negative effects identified for each option, such that it is not possible to 'rank' them based on sustainability performance in order to select a preferred option. Factors such as public opinion, deliverability, and conformity with national policy will also be taken into account by plan-makers when selecting preferred options for their plan.

**2.22** The following sections describe the process that has been undertaken in identifying and appraising options for the Local Plan Part 2.

### Identifying and assessing policy options

**2.23** The alternative options for Local Plan Part 2 policies were identified by the Council based on the most up-to-date evidence and taking into account information received during the following consultation exercises during the evolution of the plan to date. The stages of option development and accompanying SA are outlined below.

#### Issues consultation

**2.24** This was the first stage of the plan preparation process and consultation took place in May to June 2016. This paper set out the main issues identified at that point by the Council that the Local Plan Part 2 should address and provided the opportunity to raise new issues. This paper did not set out policy options or draft policies and, as such, was not subject to SA. The SA Scoping Report was published for consultation alongside the Issues Paper.

### Options consultation

**2.25** This was the second stage of the plan preparation process and consultation took place between September and November 2016. The Options Consultation Paper was a short document comprising:

- A vision of Northampton in 2029.
- The objectives of the Local Plan Part 2.
- An overarching statement on the strategy and a series of questions relating to three key topics:
  - Providing new homes.
  - Creating a prosperous economy.
  - Our retail centres.
- Comments on infrastructure.
- Sections on providing a supply of land to meet housing needs, an assessment of land availability, other opportunities, providing supply of land to meet employment needs.
- A list of example development management policies.

**2.26** The Options Consultation Paper did not detail a range of reasonable alternative approaches to issues but sought the public's views on some key policy directions for the Local Plan Part 2. For most questions posed by the Options Consultation Paper there were only two options – agree or not agree. In this respect, it was a limited form of options consultation.

**2.27** Due to the difficulty of assessing the potential effects of such a high level document it was decided that the focus of the SA should be on the objectives, as these would provide the direction for the preparation of the Local Plan Part 2, and on the questions, since these were the areas where decisions between choices would be made by the Council, and where the Council was seeking the views of the public. The SA also provided comments from a sustainability perspective on the overall strategy contained within the Options Consultation Paper and other aspects where it was felt helpful to do so. An extract from the SA report for the Options Consultation Paper setting out the results of the appraisal at that stage is reproduced in **Appendix 7**.

### Policies in the Proposed Submission draft Local Plan Part 2

#### Round 1 of the Regulation 19 consultation

**2.28** Following the Options consultation, the Council refined the vision and objectives for the Local Plan Part 2 and drafted the detailed development management policies appearing in the Proposed Submission draft of the Round 1 Local Plan Part

2. Any alternative policy approaches considered by the Council in drafting these policies were also subject to SA.

### Round 2 of the Regulation 19 consultation

**2.29** The SA of the reasonable alternative and preferred options for the development management policies is presented in **Chapter 5** of this SA Report, alongside the SA of the Proposed Submission policies. In some cases, the only reasonable alternatives identified were to not include a development management policy in the Local Plan Part 2 and to instead rely on existing policy in the NPPF and the adopted JCS. In these instances, the Council considered that there were no other reasonable policy approaches, for example because any other policy approach would not be in conformity with the requirements of the NPPF or the established policy direction set out in the adopted JCS.

### Identifying and assessing site options

**2.30** The Council considered that the main focus of its approach to reasonable alternatives should centre on the identification of development site options. Similarly, the SA of options focussed on assessing reasonable alternative sites for housing, employment and other development proposals (not including the strategic development locations such as sustainable urban extensions, which have already been subject to SA of the JCS), as these are where significant effects, whether positive or negative, are most likely to occur.

### Issues consultation and site identification and selection process

**2.31** This included an invitation to developers and landowners to submit proposals through a Call for Sites process.

**2.32** At the Issues consultation stage, the Council also prepared and consulted on a draft methodology to assess the sites as part of the work associated with the Land Availability Assessment in 2016. The methodology forms part of the formal legislative evidence base for the Local Plan which demonstrates how the Council intends to investigate sites for residential and other development to meet the housing and job requirements set out in the West Northamptonshire JCS (Local Plan Part 1). Following the consultation exercises, this methodology was updated in 2018.

**2.33** In summary, the Council's methodology comprised the following key steps:

#### Site identification and sources

**2.34** Sources include those originally investigated through the 2012 Strategic Housing and Land Availability Assessment (SHLAA) for the JCS, sites promoted through the Call for Sites and throughout the consultation process and those subjected

to planning decisions. Over 500 sites were identified for investigation.

#### Initial sifting

**2.35** Sites were excluded at this stage for a variety of reasons including size and capacity (less than 5 dwellings or below 0.25 ha/ less than 0.25 ha for employment or capable of delivering less than 2,500 m<sup>2</sup> of employment floorspace). Following changes to the NPPF, sites of 1 ha and below were subsequently investigated, irrespective of the number of houses they could potentially accommodate. Sites wholly within areas of international or national importance for wildlife, diversity and national heritage designations were also excluded. Sites which were built or under construction were excluded. Around 120 sites were identified as requiring detailed investigation for allocation. These were considered to be reasonable alternatives.

#### Assessment of suitability, availability and deliverability

**2.36** In undertaking the above assessment, the Council used a variety of sources of information including the outcome of the SA, technical evidence base (including transport modelling, flood testing, retail/ employment/ open space studies), consultation responses, planning history and engagement with statutory undertakers and developers/ promoters. Sites which were considered to be suitable, available and deliverable were taken forward as preferred options and included as allocations in the Local Plan.

#### Sustainability Appraisal

**2.37** LUC carried out SA of the reasonable alternative sites. The findings were considered in the investigation, consideration and subsequent selection of the preferred sites for allocation.

#### Site Options consultation and additional site options

**2.38** This was the third stage of the plan preparation process and consultation took place during September to November 2017. The purpose of this consultation was to gather views on the potential future uses of sites which were initially investigated as part of the Land Availability Assessment to deliver the strategy and development required in the Borough by Part 1 of the Local Plan.

**2.39** The Site Options Consultation document presented reasonable alternative site options but did not yet identify which of these were the Council's preferred sites for allocation in the Local Plan Part 2. For completeness, the document also listed sites not considered reasonable alternatives and not, therefore, being taken forward for further consideration.

**2.40** Subsequent to the Site Options consultation and in part to take account of the consultation responses received, additional site options were identified by the Council. These

were also subject to SA using the same evidence and methodology as for the earlier site options to ensure consistency. The results of the SA of original and additional site options were brought together in a paper provided to the Council for consideration alongside other emerging evidence to help inform the selection of preferred sites for allocation by the Local Plan Part 2.

**2.41** Site-specific allocation policies and development management policies had not yet been drafted at the time site options were assessed. The SA was therefore limited to providing an assessment of the likely sustainability effects of the principle of development for the identified use within the boundary of each reasonable alternative site to help inform the site selection process. The assessments identified the effects of each individual site on its own merits and did not consider the cumulative effects of site allocations with each other or with other policies in the Plan document. The dwelling capacity figures and potential uses shown for each site option were the judgments made by the Council at the time the site options were assessed. The results of the SA of the original and additional site options are summarised together in **Table 6.1** (sites considered for residential use) and **Table 6.2** (sites considered employment or education use) in **Chapter 6**.

#### Sites allocated by the Proposed Submission draft Local Plan Part 2

##### Round 1 of the Regulation 19 consultation

**2.42** Following the process above, the Council selected some of the site options for allocation in the Proposed Submission draft of the Local Plan Part 2. These were consulted on and amended following a first round of Regulation 19 consultation and will now be consulted on in a second round of Regulation 19 consultation.

##### Round 2 of the Regulation 19 consultation

**2.43** The Council's reasons for allocating certain reasonable alternative sites and not allocating others are summarised in **Appendix D**.

**2.44** The SA results for the sites allocated by the Council are presented in **Table 6.3** (sites considered for residential use) and **Table 6.4** (sites considered for employment or education use). In common with the SA findings for the reasonable alternative site options, the assessments of the allocated sites identify the effects of each individual site on its own merits and do not consider the cumulative effects of site allocations with each other or with other policies in the Local Plan document.

**2.45** As for the SA of reasonable alternative site options, the assessments of allocated sites are also based, in general, on the principle of development for the identified use within the site boundary. For a limited number of allocated sites, however, site-specific allocation policies within the Proposed

Submission Local Plan Part 2 provide more detail on the development that will come forward within the site boundary, as well as criteria to manage the effects of that development. For example, requirements to provide additional infrastructure and facilities could improve site option SA scores relating to accessibility while requirements to avoid environmentally sensitive parts of a site could improve site option SA scores relating to environmental harm. In these cases, the SA results for the principle of development within the site boundary provided the starting point for a more detailed consideration of the likely sustainability effects of the allocation policy. The SA results for the site allocation policies are presented at the end of **Chapter 6**, after those for the principle of development of the allocated sites.

**2.46** In some cases, the boundaries or proposed uses of sites that are now proposed for allocation were amended during the Council's assessment of suitability, availability and deliverability (described above), and following the first round of Regulation 19 consultation. In these cases, the site specifications and SA findings may differ from those for the corresponding, originally proposed site boundaries and uses that were reported in the earlier SA stages described above.

### Stage C: Preparing the Sustainability Appraisal report

**2.47** This SA report describes the process that has been undertaken to date in carrying out the SA of Northampton Borough's Local Plan Part 2. It sets out the findings of the appraisal of site and policy options and the policies and sites now included in the Proposed Submission Round 2 draft of the Local Plan Part 2, highlighting any likely significant effects (both positive and negative, and taking into account the likely secondary, cumulative, synergistic, short, medium and long-term and permanent and temporary effects), making recommendations for improvements and clarifications that may help to mitigate negative effects and maximise the benefits of the policies. It also describes the reasons for selecting or rejecting certain options during the preparation of the Local Plan Part 2.

### Stage D: Consultation on the Local Plan Part 2 and the SA Report

**2.48** Information about consultation that has been undertaken previously on the Local Plan Part 2 has already been provided earlier in this chapter.

**2.49** Northampton Borough Council is now inviting comments on the Proposed Submission Round 2 draft of the Local Plan Part 2 and this SA Report. Both documents are being published on the Council's website for consultation under Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations (2012). The consultation is

currently expected to begin on the 13th July 2020 for a minimum period of 6 weeks. Consultation comments on both the Round 2 Local Plan Part 2 and the SA Report will be taken into account prior to the submission of the Local Plan Part 2 to the Secretary of State.

## Stage E: Monitoring implementation of the Local Plan

**2.50** Recommendations for monitoring the social, environmental and economic effects of implementing Northampton Borough’s Local Plan are presented in **Chapter 8**.

### Overarching approach to the assessment

**2.51** The SA work for the Local Plan Part 2 takes into account the sustainability issues facing the Borough, such as those set out in **Chapter 3**, and the need to weigh up potentially opposing sustainability effects that are often associated with development. For example, while there may be environmental disadvantages associated with some aspects of proposed housing and economic development, it is important to strike a balance with the likely social and economic advantages of, for example, addressing deprivation and housing need. Another area where such tensions often need to be considered is in weighing up the need to seek support from developers for infrastructure and affordable housing against the need to ensure that delivery of housing is not threatened by the level of obligations placed on developers.

### Types of effect

**2.52** For those alternatives deemed reasonable, the SA sets out their sustainability effects in comparative terms.

**2.53** Schedule 2(6) of the SEA Regulations requires the Environmental Report to consider:

*‘The likely significant effects on the environment, including short, medium and long term effects, permanent and temporary effects, positive and negative effects and secondary, cumulative and synergistic effects, on issues such as (a) biodiversity, (b) population, (c) human health, (d) fauna, (e) flora, (f) soil, (g) water, (h) air, (i) climatic factors, (j) material assets, (k) cultural heritage including architectural and archaeological heritage, (l) landscape and (m) the inter-relationship between the issues referred to in sub-paragraphs (a)–(l).’*

**2.54** Where relevant, the SA has therefore noted where effects are expected to be short term or temporary; in all other cases, effects should be assumed to be medium to long term and permanent.

**2.55** Each reasonable alternative policy and site option considered in developing the Local Plan Part 2 was assessed on its own merits. However, these effects identified are likely to be mitigated or enhanced by other policies in the Local Plan Part 2, and by those set out elsewhere, such as in the JCS, national planning policy, or by other regulatory mechanisms. Once the Local Plan Part 2 development reached a stage where preferred policies and sites were identified, such cumulative effects were also assessed, as set out in **Chapter 7**.

### Form of assessment and use of SA matrices

**2.56** Each policy and site allocation in the Local Plan Part 2 has been assessed and a judgement made as to its likely effect on the baseline in relation to achievement of the sustainability objectives set out in the SA framework (**Table 3.2**). The findings of the SA have been recorded in SA matrices, which include a colour coded score for the alternatives against each of the SA objectives, along with a concise justification for the score given.

**2.57** The SA scores differentiate between significant effects and other more minor effects using colour coded symbols, as shown in **Table 2.1**. Mixed effects were recorded for an SA objective where there was potential for positive effects in relation to one aspect of the objective but potential for negative effects in relation to another. Where a potential positive or negative effect was identified but there is a considerable degree of uncertainty about the likelihood of the effect materialising, the score and relevant colour code for the positive or negative effect was used in the appraisal, but a question mark (?) added to the score to indicate that there is uncertainty attached to the effect.

**2.58** The dividing line between sustainability scores is often quite small. Where we have distinguished significant effects from more minor effects this was because, in our judgement, the effect of the allocation or policy on the SA objective will be of such magnitude that it will have a noticeable and measurable effect compared with other factors that may influence the achievement of that objective.

**Table 2.1: Key to symbols and colour coding used in the SA of the Local Plan Part 2**

++	Significant positive effect likely
+	Minor positive effect likely
0	No or negligible effect likely
N/A	Assessment criterion not applicable
-	Minor negative effect likely
--	Significant negative effect likely



+/-	Mixed effect likely
?	Likely effect uncertain

## Approach to the SA of site allocations

**2.59** The approach taken to the SA of site options is designed to meet the requirements of the SEA Regulations and is:

- proportionate to the stage of the planning process (i.e. allocation of sites for identified uses within a Local Plan as opposed to consideration of detailed planning applications); and
- risk-based (i.e. it directs most effort to assessing those site options that would be likely to contribute to the Local Plan Part 2 having a significant effect on the environment).

**2.60** The assessments were based on the Council's view of the suitable use (residential or employment) and achievable dwelling capacity of each site option, derived from its Land Availability Assessment (LAA) process. No reference was made to information provided by site promoters since this was not available on a consistent basis for all site options and could introduce bias to the SA.

**2.61** The SA of site options followed the two-step process described below.

### Step 1: GIS-based assessment of all reasonable alternative sites

**2.62** All reasonable alternative sites identified through the Council's LAA process were subject to a high-level assessment against the SA objectives. This was wholly based on spatial analysis carried out using Geographical Information Systems (GIS), by reference to the assessment criteria and assumptions set out in Appendix E. Application of these criteria ensured consistency and transparency in the appraisal of the site options and determination of the significance of effects.

**2.63** The first table in Appendix E contains the criteria used to assess sites considered by the Council for residential use; the second table contains those considered for employment use. The criteria are drawn from the site assessment framework consulted on via the SA Scoping Report. A few adjustments have been necessary, for example to ensure that the criteria are mutually exclusive and collectively exhaustive so that they can be automatically applied in GIS, or to take into account consultation responses received during the earlier stages of the SA.

**2.64** Where a single site was considered for more than one potential use, each use was assessed as a separate option since there are some variations in the assessment criteria,

depending on whether a site was considered for residential or employment use (other potential uses were assessed using professional judgement to modify the criteria in **Appendix 5** as necessary).

**2.65** Sites were assessed on the basis of existing services and facilities, i.e. primary school, secondary school, healthcare facility, sports facility, local centre, open space, which are those services/facilities being used in the criteria-based assessment framework. While some sites may be large enough to provide new facilities in their own right, no such provision was assumed by the SA and any proposals for such provision by site promoters are not included in the SA. As such, the SA of the site options was undertaken on a consistent basis for all sites and serves to highlight where current provision is lacking and where it may be appropriate to secure new provision, if feasible, via site-specific policy requirements.

**2.66** Other than quality assurance checking, no qualitative assessment was carried out during Step 1 and no narrative explanation of scores assigned to individual site options was provided as they flow directly from application of the criteria set out in **Appendix E**.

### Step 2: Additional qualitative assessment of sites likely to contribute to significant effects of the Local Plan Part 2

**2.67** Sites likely to contribute to significant effects of the Local Plan Part 2 were defined as those that, either:

- had an area of 2.5 hectares or more (based on the size distribution of reasonable alternative LAA sites initially provided by the Council it was estimated that this would account for approximately 80% of the total area of all reasonable alternative sites); or
- were rated by the GIS analysis in Step 1 as having a significant positive or negative effect.

**2.68** The additional, qualitative factors that were considered for these sites are set out in the final column of the assessment criteria tables in **Appendix E**.

**2.69** For sites that fell below the site area threshold but were flagged as having a significant effect by the GIS analysis, the additional qualitative analysis was only carried out in relation to the assessment criterion for which a major effect was identified.

### Assumptions applied in the SA of site options

#### Assumptions regarding distances

**2.70** Reference is made to 'easy walking distance' in the site appraisal assumptions. There are a number of pieces of research that give a variety of recommended guidance



distances for walking. Guidelines published by the Institute of Highways and Transportation<sup>3</sup> states that the average length of a walk journey is one kilometre and identifies desirable,

acceptable, and preferred maximum walking distances, depending upon location and purpose of the trip, as shown in **Table 2.2**.

**Table 2.2: Recommended walking distances by purpose of trip**

	Town centres (m)	Commuting/School/ Sight-seeing (m)	Elsewhere (m)
Desirable	200	500	400
Acceptable	400	1,000	800
Preferred maximum	800	2,000	1,200

**2.71** For the purposes of the appraisal, walking distances were measured as the straight-line distance from the edge of the site option to existing services and facilities. Actual walking distances are likely to be greater, the actual distance depending on factors such as the housing location within a larger site and the availability of a direct route. Professional judgement has been used when applying these distances to each site option and the range of services and facilities considered by the appraisal, for example where there are significant barriers to straight-line movement, such as railway lines. The straight-line walking distances used in the appraisal varied depending upon the type of destination being accessed and the mode of transport, for example:

- 500m for primary schools on the basis that parents with young children are unlikely to want long distances with young children;
- 1,000m for secondary schools as these generally have more pupils and hence larger catchments than primary schools;
- 800m for town and local centres;
- 500m for bus stops, as many people are unlikely to want to walk much further and then catch a bus to their destination; and
- 2,000m for train stations as these generally provide the fastest mode of travel to more distant employment areas.

**2.72** The Northamptonshire Cycling Strategy<sup>4</sup> aims to 'increase the number of people choosing to travel by cycle for trips under 5 miles' (8km). Increasing cycling is an important sustainability objective for Northampton and positive sustainability scores relating to development sites being within convenient walking distance of services and facilities also reflect the fact that such allocations are likely to increase the proportion of trips made by bike.

- In terms of access to cycle routes, a straight-line distance of 500m was used in the appraisal on the assumption that links to cycle routes are likely to use road carriageways.

**2.73** The site assessment criteria include consideration of the proximity of residential areas to areas of employment. Major employment opportunities will be located throughout the Borough, not only in the areas allocated for employment, but also in the Town Centre, retail parks, hospitals, and in small scale premises around the town as well as large scale businesses concentrated at the employment areas. Although there is no guarantee that people will find jobs at the employment areas closest to them, it is considered that provision of homes close to major sources of employment would support people in making shorter journeys to work. The following walking assumption has been applied:

- 2,000m straight-line walking distance to employment areas.

### Difficulties encountered

**2.74** The SEA Regulations, Schedule 2(8) require the Environmental Report to include:

*'...a description of how the assessment was undertaken including any difficulties (such as technical deficiencies or lack of know-how) encountered in compiling the required information.'*

**2.75** A number of potential challenges arose in the course of this SA and these are outlined below.

**2.76** The large number of sites that needed to be subject to appraisal and the need to ensure that this was done in a consistent manner presented a challenge. In order to address this issue, detailed assumptions relating to each of the SA objectives were developed and applied during the appraisal of site options (as described above).

<sup>3</sup> Guidelines for providing for journeys on foot, Institute of Highways and Transportation, 2000.

<sup>4</sup> Northamptonshire Cycling Strategy, Northamptonshire County Council, January 2013.

**2.77** Spatial analysis was based on straight line walking distances. Examination of actual distances via the rights of way network was judged inappropriate since digital data were not available to indicate the access points of services and facilities or the likely entry and exit points from the allocated development sites.

**2.78** The level of detail of the site options appraisal work was commensurate with the level of detail of the Local Plan document. As such, not every local characteristic could be investigated for each site option. For example, in relation to potential effects of the site options on biodiversity assets, it was necessary to base the score on proximity to designated biodiversity sites only. While it was recognised that in some cases sites might be close to high value non-designated assets, the strategic nature of the SA meant that it was not possible to investigate this potential for each site and the score was based on designated sites only. This approach was considered to be the best way of ensuring consistency and a comparable level of detail in each site appraisal.

**2.79** Where site allocations were close to the Borough boundary, the spatial analysis was hampered by the fact that some spatial data required for proximity-based assessments were not available for neighbouring districts, or for part of them.

**2.80** Not all baseline data are currently available or are possible to collect. SEA Guidance recognises that data gaps will exist but suggests that where baseline information is unavailable or unsatisfactory, authorities should consider how it will affect their assessments and determine how to improve it for use in the assessment of future plans. The collection and analysis of baseline data is regarded as a continual and evolving process, given that information can change or be updated on a regular basis. Not all the relevant information was available at the local level and as a result there are some gaps within the data set, but it is believed that the available information provides a sufficiently comprehensive view of the sustainability issues within the plan area. In collating the baseline data, problems encountered included the difficulty of obtaining ward or district level data consistently and the difficulty of identifying trends in some data sets.

**2.81** Due to the long time period over which the Local Plan Part 2 was developed, the potential existed for data used to carry out the assessments to change during the course of the SA. Northampton Bough Council (NBC) was consulted to help to identify such instances, for example it was necessary to update bus route/frequency information when assessing the allocated sites, but it cannot be guaranteed that all data were up to date.

**2.82** At the time of appraisal of the Options Consultation Paper, options had not been drafted in detail, making it difficult to assess. The SA therefore focussed on the objectives, as

these would provide the direction for the preparation of the Local Plan Part 2, and on the questions, since these were the areas where decisions between choices would be made by the Council, and where the Council was seeking the views of the public. The SA also provided comments from a sustainability perspective on the overall strategy contained within the Options Consultation Paper and other aspects where it was felt helpful to do so.

**2.83** The Heritage Assessment undertaken by NBC officers in relation to SA Objective 11: Historic Environment was subject to the following limitations:

- the assessment was desk based;
- the assessment includes baseline information including data held by NBC, the Northamptonshire Historic Environment Record and an overview comment from the County Archaeological Advisor;
- an assessment of current planning applications relevant to each site was not undertaken;
- the assessment only considered assets within the NBC administrative boundary;
- the current condition of heritage assets was not included in the assessment process;
- the assessment did not take account of the potential for cumulative impact of adjacent development sites on heritage assets;
- location, siting, scale, form and appearance of development within each site boundary was unknown at the site allocation stage and therefore a full assessment of the potential impact of development is not possible at this stage.

**2.84** The assessment carried out by the SA is judged appropriate to the content and level of detail of a Local Plan and was taken into account by NBC alongside other relevant information in determining the suitability of site options for allocation and in drafting site-specific allocation policies. A more detailed evaluation of the potential impact on heritage assets, both designated and non-designated, may be required once specific site proposals from developers come forward at the planning application stage.

## Chapter 3

# Sustainability context for development in Northampton Borough

### Review of policies, plans, and programmes

**3.1** Northampton Borough's Local Plan Part 2 is not being prepared in isolation, being greatly influenced by other policies, plans, and programmes and by broader sustainability objectives. It needs to be consistent with international, national and sub-regional policies, plans, and programmes, both planning documents and others with social, economic, or environmental objectives. It must also conform to environmental protection legislation.

**3.2** There are a wide range of policies, plans, and programmes at the international and national levels that are relevant to the Northampton Local Plan Part 2 and a review of these was undertaken. This review was amended since it was originally presented in the SA Scoping Report, in light of comments received during the scoping consultation. Further updates have been carried out to ensure the information presented in this report is up to date. The full review of relevant policies, plans, and programmes is set out in **Appendix A** and the key findings are summarised below.

**3.3** Schedule 2 of the SEA Regulations requires that the Environmental Report includes descriptions of:

*'(1) An outline of the contents and main objectives of the plan or programme, and of its relationship with other relevant plans and programmes.'*

and

*'(5) The environmental protection objectives, established at international, Community or Member State level, which are relevant to the plan or programme and the way those objectives and any environmental considerations have been taken into account during its preparation.'*

### Relationship with other plans and programmes

**3.4** A description of the relationship of the Northampton Borough's Local Plan Part 2, with the West Northamptonshire JCS, the Gypsies, Travellers and Travelling Showpeople DPD, and Neighbourhood Plans is provided in **Chapter 1**.

## Environmental protection and other policy objectives

### Key international policies, plans, and programmes

**3.5** At the international level, Directive 2001/42/EC on the assessment of the effects of certain plans and programmes on the environment (the 'SEA Directive') and Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora (the 'Habitats Directive') are particularly significant as they require SEA and HRA to be undertaken in relation to the Local Plan Part 2. These processes should be undertaken iteratively and integrated into the production of the Local Plan to ensure that any potential negative environmental effects (including on European-level nature conservation designations) are identified and can be mitigated. Further information on how the requirements of the SEA Directive and Habitats Directive are being met have already been provided in **Chapter 1**.

**3.6** There is a wide range of other EU Directives relating to issues such as water quality, waste and air quality, most of which have been transposed into UK law through national-level policy; however, the international directives have been included in **Appendix A** for completeness.

### Key national policies, plans, and programmes

**3.7** The most significant national policy context for the Local Plan is the National Planning Policy Framework (NPPF) which was originally published in 2012 and revised in 2019<sup>5</sup>. The Local Plan must be consistent with the requirements of the NPPF, which states:

*'Succinct and up-to-date plans should provide a positive vision for the future of each area; a framework for addressing housing needs and other economic, social and environmental priorities; and a platform for local people to shape their surroundings.'*

**3.8** The NPPF sets out information about the purposes of local plan-making, stating that plans should:

- *'be prepared with the objective of contributing to the achievement of sustainable development;*
- *be prepared positively, in a way that is aspirational but deliverable;*
- *be shaped by early, proportionate and effective engagement between plan-makers and communities, local organisations, businesses, infrastructure providers and operators and statutory consultees;*

- *contain policies that are clearly written and unambiguous, so it is evident how a decision maker should react to development proposals;*
- *be accessible through the use of digital tools to assist public involvement and policy presentation; and*
- *serve a clear purpose, avoiding unnecessary duplication of policies that apply to a particular area.'*

**3.9** The NPPF requires local planning authorities to set out the strategic priorities for the area in the Local Plan. This should include strategic policies to deliver:

- *'housing (including affordable housing), employment, retail, leisure and other commercial development;*
- *infrastructure for transport, telecommunications, security, waste management, water supply, wastewater, flood risk and coastal change management, and the provision of minerals and energy (including heat);*
- *community facilities (such as health, education and cultural infrastructure); and*
- *conservation and enhancement of the natural, built and historic environment, including landscapes and green infrastructure, and planning measures to address climate change mitigation and adaptation.'*

**3.10** The NPPF also promotes well-designed places and development, as well as protection and enhancing beneficial use of the Green Belt.

**3.11** Non-strategic policies should be used by local planning authorities and communities to set out more detailed policies for specific areas, neighbourhoods or types of development, including qualitative aspects such as design of places, landscapes, and development.

**3.12** The NPPF also states that:

*'Local plans and spatial development strategies should be informed throughout their preparation by a sustainability appraisal that meets the relevant legal requirements. This should demonstrate how the plan has addressed relevant economic, social and environmental objectives (including opportunities for net gains). Significant adverse impacts on these objectives should be avoided and, wherever possible, alternative options which reduce or eliminate such impacts should be pursued. Where significant adverse impacts are unavoidable, suitable mitigation measures should be proposed (or, where this is not possible, compensatory measures should be considered).'*

<sup>5</sup> Ministry of Housing, Communities and Local Government (June 2019) National Planning Policy Framework. Available at:

[https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment\\_data/file/810197/NPPF\\_Feb\\_2019\\_revised.pdf](https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/810197/NPPF_Feb_2019_revised.pdf).

## Baseline information

**3.13** Schedule 2 of the SEA Regulations requires that the Environmental Report includes descriptions of:

*‘(2) The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme.’*

*‘(3) The environmental characteristics of areas likely to be significantly affected.’*

**3.14** Schedule 2(6) of the SEA Regulations requires the likely significant effects of the plan on the environment to be assessed in relation to: biodiversity; population; human health; fauna; flora; soil; water; air; climatic factors; material assets; cultural heritage including architectural and archaeological heritage; landscape; and the inter-relationship between these. As an integrated SA and SEA is being carried out, baseline information relating to other ‘sustainability’ topics has also been included; for example, information about housing, social inclusiveness, transport, energy, waste and economic growth.

**3.15** Information on existing environmental, social and economic conditions in the plan area provides the baseline against which the plan’s effects can be assessed in the SA and monitored during the plan’s implementation.

**3.16** Baseline information can also be combined with an understanding of drivers of change that are likely to persist regardless of the Local Plan to understand the likely future sustainability conditions in the absence of the local plan.

**3.17** The baseline information is presented in **Appendix B**.

## Key sustainability issues and their likely evolution without the Local Plan Part 2

**3.18** Analysis of the baseline information has enabled a number of key sustainability issues facing Northampton to be

identified. Identification of the key sustainability issues and consideration of how these issues might develop over time if the Local Plan Part 2 is not prepared, helps to meet the requirements of Schedule 2 of the SEA Regulations to provide information on:

*‘(2) The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan.’*

*‘(4) Any existing environmental problems which are relevant to the plan...’*

**3.19** The key sustainability issues (or “problems”) are presented in **Table 3.1**, along with the likely evolution of the environment in relation to these issues if the Local Plan Part 2 is not implemented.

**3.20** The information in Table 3.1 shows that, in general, the current trends in relation to the various social, economic and environmental issues affecting Northampton Borough would be more likely to continue without the implementation of the Local Plan Part 2, although the policies in the adopted JCS will go some way towards addressing many of the issues. In most cases, the Local Plan Part 2 offers opportunities to directly and strongly affect existing trends in a positive way, through an up-to-date plan which reflects the requirements of the NPPF, building on the JCS policies.

**3.21** **Table 3.1** also shows, in the final column, where the sustainability issue is reflected in the sustainability objectives that make up the SA framework used to guide the SA of the Local Plan Part 2 (see **Table 3.2**). It can be seen that many of the issues are relevant to a number of SA objectives, indicating the cross-cutting nature of many of the issues identified. This suggests that, if a key sustainability issue is addressed by the Local Plan Part 2, a number of SA objectives will be achieved.

**Table 3.1: Key sustainability issues for Northampton and likely evolution without the Local Plan Part 2**

Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
Due to uncertain levels of funding, the delivery of <b>affordable housing</b> in Northampton is forecast to be challenging.	Pressures to deliver affordable housing are likely to continue regardless of the adoption of the Local Plan Part 2, although the adopted JCS already includes policies seeking to address these pressures, including Policy H2: Affordable Housing, which states that affordable housing will be provided as a proportion of the total number of dwellings to be delivered on an individual site basis. Within the Northampton Related Development Area, 35% of sites with 15 or more dwellings are to be affordable. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to define policies that would	SA objective 1 SA objective 6



Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
	address the delivery challenges facing Northampton.	
There are a number of communities within Northampton that are characterised by <b>deprivation</b> .	The adopted JCS already includes policies seeking to create more prosperous communities such as Policy RC1: Delivering Community Regeneration and Policy RC2: Community Needs, that aim to ensure that all members of the community have access to improved services, community facilities and infrastructure. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to build on this overarching policy through more specific development management policies, and by seeking to deliver development that meets the needs of the more deprived communities in the Borough.	SA objective 1 SA objective 2 SA objective 3 SA objective 4 SA objective 5 SA objective 6
<b>Life expectancy</b> in Northampton is lower than national averages, and there are significant differences in life expectancy between the least and most deprived communities in the Borough.	The adopted JCS includes a number of policies that seek to address health issues within the JCS area, including encouraging healthy lifestyles such as walking and cycling, and provision for health centres as an essential component of new local communities. Local Plan Part 2 offers opportunities to provide more specific detail and proposals at the local level.	SA objective 4
There are high levels of <b>crime</b> within the Borough – particularly violence and sexual offences.	The Local Plan Part 2 is unlikely to affect the levels of crime directly. However, by providing for development opportunities that generate jobs, affordable housing, and community facilities within more deprived communities, some of the causes of crime can be addressed. In addition, it is possible through good design of developments to reduce the opportunities for crime, for example through appropriate lighting, natural surveillance of pedestrian routes, security measures, etc.	SA objective 5
There are low levels of <b>education</b> attainment in Northampton, it is important that a local skilled workforce is available for <b>employment</b> in Northampton's expanding industries.	The greatest influence on educational attainment in the Borough is the provision of quality teaching and supportive community and family environments. Planning has a role to play by facilitating the delivery of educational establishments and capacity to meet anticipated growth in demand for places, and that the educational establishments are of a high standard of design and easy and safe to access. The adopted JCS supports the role of the University of Northampton as well encouraging links between training, employment and skills development for the local workforce as highlighted in Policy E6: Education, Skills and Training. While such policies would continue to apply in the absence of the Local Plan Part 2, opportunities may exist to build on this overarching policy by helping to address the specific education and skills gaps in Northampton by facilitating proposals for appropriate educational facilities.	SA objective 3

Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
Northampton has a thriving local <b>economy</b> with emerging sectors, it is vital that this supported.	The adopted JCS already includes policies that enable the economy to expand, such as Policy E1: Existing Employment Areas, which supports the retention and development of industrial estates in the county, and Policy E2: New Office Floor Space. The overall quantum of jobs is determined through the adopted JCS. Without the smaller site allocations to be included in the Local Plan Part 2 there may be less certainty about the delivery of that employment land and therefore this could undermine current trends. Similarly, Local Plan Part 2 offers opportunities to deliver the quantum and range of housing needed to support the economy and its expanding workforce.	SA objective 6 SA objective 7
Northampton has many <b>cultural and recreational assets</b> comprising of natural assets, parks and open space, sporting facilities, cultural establishments, and the quality of the built environment. These need to be protected and enhanced.	The adopted JCS already includes policies that encourage recreation, including Policy E7: Tourism, Visitor and Cultural Industries, which supports tourism, visitor and cultural development. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to build on this overarching policy to ensure local cultural and recreational places and spaces are protected and accessible.	SA objective 2 SA objective 7 SA objective 9 SA objective 10 SA objective 11
<b>Car dependency</b> is high within the Borough, particularly for commuting, even over short distances. The use of <b>sustainable modes of transport</b> needs to be encouraged.	The adopted JCS already includes policies encouraging the use of sustainable modes of transport such as Policy C1: Changing Behaviour and Achieving Modal Shift, which will prioritise schemes that provide access to walking, cycling and public transport and Policy C2: New Developments, which seeks to maximise travel choice from non-car modes. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to tailor policies that would address private vehicle use within the Borough and encourage the use of more sustainable modes of transport at the local level. This would also help to address health and obesity issues.	SA objective 2 SA objective 3 SA objective 4
<b>Climate change</b> is likely to increase temperatures, affect biodiversity, increase hazards from fluvial flooding, increase the frequency of summer droughts, increase the frequency and severity of gales and present increased threats to property and air quality in Northampton. <b>CO<sub>2</sub> emissions</b> in the Borough have been decreasing but this trend needs to continue if it is to contribute to international and national carbon reduction targets.	Climate change is likely to have ongoing effects regardless of the adoption of the Local Plan Part 2, although the adopted JCS already includes policies seeking to respond to this issue, and these could continue to apply in the absence of the Local Plan Part 2. These policies include:  Policy S10: Sustainable Development Principles, which requires development to improve environmental performance, be energy efficient and adapt to climate change; and  Policy S11: Low Carbon and Renewable Energy, which requires development in sustainable urban extensions to contribute to reducing carbon emissions, maximising energy efficiency including the use of decentralised energy, be sensitively located to minimise any adverse impacts on	SA objective 2 SA objective 3 SA objective 8

Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
	<p>communities and the built and natural environment, new residential development (including mixed use) to achieve the zero carbon standard and for all non-residential development over 500m<sup>2</sup> of a minimum of 'very good standard' in BREEAM.</p> <p>The Local Plan Part 2 provides opportunities for further policy to be developed with respect to extreme weather events, such as high temperatures or heavy rainfall, through the design of development. This in turn will help to make the public realm more attractive to use, supporting town centre businesses (e.g. retail) and the use of public transport (e.g. bus stations) etc.</p>	
<p>Despite being predominantly urban, Northampton has areas that are of high <b>biodiversity</b> value including The Upper Nene Valley Gravel Pits which is designated as a SSSI, Ramsar and a Special Protection Area (SPA). The majority of the site is in unfavourable (recovering) condition and is suffering from the adverse effects associated with built and recreational development within and around the site. There are also areas with high <b>geodiversity</b> value in the Borough.</p>	<p>Pressures on the natural environment are likely to continue regardless of the adoption of the Local Plan Part 2, although the adopted JCS already includes policies seeking to address these pressures, Particularly Policies BN1 to BN4, which relate specifically to green infrastructure, biodiversity, woodlands and the SPA. The Local Plan Part 2 offers the opportunity to build on this overarching policy through more specific development management policies as well as including geodiversity into the wording. It also offers opportunities to strengthen the green and blue infrastructure network of the town, by identifying and addressing where gaps exist, and essential components for establishing a resilient network for the future, and by incorporating biodiversity considerations into the design of developments (such as open space, green roofs, etc.).</p>	SA objective 9
<p>There are <b>areas and sites of significant historic importance</b> and aesthetic quality that should be preserved and enhanced including conservation areas, listed buildings, scheduled monuments, a historic battlefield and historic landscapes. In addition, there are many non-designated heritage assets including archaeological remains. Heritage assets are continuously facing pressures for change, often indirectly, and from inappropriate development and activity affecting their setting and context.</p>	<p>The adopted JCS already includes policies seeking to protect and enhance the historic environment, including Policy BN51: The Historic Environment and Landscape. While that policy would continue to apply in the absence of the Local Plan Part 2, opportunities to address the historic environment through specific development management policies and site allocations are likely to exist taking into account their impacts on the historic environment. Furthermore, the Local Plan Part 2 will be able to be tailored to unique historic townscape and its landscape setting as opposed to the more rural landscape that characterises the other two authorities covered by the JCS.</p>	SA objective 7 SA objective 10 SA objective 11
<p>Seven <b>Air Quality Management Areas (AQMAS)</b> have been declared due to exceedances of NO<sub>2</sub> derived from road transportation.</p>	<p>The adopted JCS already includes policies seeking to protect and enhance air quality including Policy BN9: Planning for Pollution Control, which calls for maintaining and improving air quality, especially in poor air quality areas. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to tailor policies that could address the AQMAS, for example by encouraging walking, cycling</p>	SA objective 4 SA objective 12

Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
	and public transport rather than the private car, particularly for development locations that are close to or are likely to generate traffic that uses routes covered by AQMAs.	
The River Nene is important for both recreation and biodiversity, and therefore its <b>water quality</b> needs to be protected and enhanced.	The adopted JCS already includes policies seeking to protect and enhance water quality including Policy BN7A: Water Supply, Quality and Wastewater Infrastructure and Policy BN8: The River Nene Strategic River Corridor. While these policies would continue to apply in the absence of the Local Plan Part 2, there are opportunities to build on these overarching policies through site allocations that are selected following consideration of their impacts on the water environment through the SA. Local Plan Part 2 also will enable consideration of phasing to be taken into account with respect to Wastewater Treatment Works capacity, and to encourage sustainable drainage and green/blue infrastructure that enables natural cleaning processes to take place (e.g. reed beds) while also serving as a habitat for wildlife.	SA objective 4 SA objective 9 SA objective 13
The River Nene flows through Northampton and is subject to <b>flooding</b> especially in light of climate change increasing the frequency of flooding	The adopted JCS already includes policies seeking to reduce flood risk in and around Northampton including Policy BN7: Flood Risk. While that policy would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to build on this overarching policy through more specific development management policies and site allocations that are selected following consideration of their risk of flooding particularly in those areas of the Borough that are the most vulnerable to flooding areas, such as St James and Far Cotton. Local Plan Part 2 may also offer opportunities to encourage flood management through the green/blue infrastructure network and sustainable drainage systems.	SA objective 1 SA objective 4 SA objective 6 SA objective 14
Although largely urban land, pockets of <b>high-grade agricultural land</b> exist around the edge of the town within the Borough boundaries.	Policy R2: Rural Economy in the adopted JCS already provides protection for the best and most versatile agricultural land. Local Plan Part 2 offers opportunities for the existence of best and most versatile agricultural land to be taken into account when allocating sites for development. The Local Plan Part 2 can also encourage the use of previously developed land (subject to any biodiversity interest) over greenfield land in identifying sites for development.	SA objective 6 SA objective 15
The River Nene Valley is associated with <b>high quality gravel deposits</b> that need to be safeguarded from sterilisation by development. Former gravel pits also represent valuable recreational and biodiversity resource.	The adopted Northamptonshire Minerals and Waste Local Plan includes policies that seek to prevent sterilisation of mineral resources by development. The Local Plan Part 2 offers opportunities to take into account Mineral Safeguarding Areas and Mineral Consultation Areas when allocating development. Local Plan Part 2 also offers opportunities to provide guidance on the outcomes the Borough wishes to see	SA objective 6 SA objective 15

Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
	through the restoration of former mineral workings.	
<p>Despite being predominantly urban, Northampton has areas that are of high <b>biodiversity</b> value including The Upper Nene Valley Gravel Pits which is designated as a SSSI, Ramsar and a Special Protection Area (SPA). The majority of the site is in unfavourable (recovering) condition and is suffering from the adverse effects associated with built and recreational development within and around the site. There are also areas with high <b>geodiversity</b> value in the Borough.</p>	<p>Pressures on the natural environment are likely to continue regardless of the adoption of the Local Plan Part 2, although the adopted JCS already includes policies seeking to address these pressures, Particularly Policies BN1 to BN4, which relate specifically to green infrastructure, biodiversity, woodlands and the SPA. The Local Plan Part 2 offers the opportunity to build on this overarching policy through more specific development management policies as well as including geodiversity into the wording. It also offers opportunities to strengthen the green and blue infrastructure network of the town, by identifying and addressing where gaps exist, and essential components for establishing a resilient network for the future, and by incorporating biodiversity considerations into the design of developments (such as open space, green roofs, etc.).</p>	<p>SA objective 9</p>
<p>There are <b>areas and sites of significant historic importance</b> and aesthetic quality that should be preserved and enhanced including conservation areas, listed buildings, scheduled monuments, a historic battlefield and historic landscapes. In addition, there are many non-designated heritage assets including archaeological remains. Heritage assets are continuously facing pressures for change, often indirectly, and from inappropriate development and activity affecting their setting and context.</p>	<p>The adopted JCS already includes policies seeking to protect and enhance the historic environment, including Policy BN51: The Historic Environment and Landscape. While that policy would continue to apply in the absence of the Local Plan Part 2, opportunities to address the historic environment through specific development management policies and site allocations are likely to exist taking into account their impacts on the historic environment. Furthermore, the Local Plan Part 2 will be able to be tailored to unique historic townscape and its landscape setting as opposed to the more rural landscape that characterises the other two authorities covered by the JCS.</p>	<p>SA objective 7            SA objective 10            SA objective 11</p>
<p>Seven <b>Air Quality</b> Management Areas (AQMAs) have been declared due to exceedances of NO<sub>2</sub> derived from road transportation.</p>	<p>The adopted JCS already includes policies seeking to protect and enhance air quality including Policy BN9: Planning for Pollution Control, which calls for maintaining and improving air quality, especially in poor air quality areas. While such policies would continue to apply in the absence of the Local Plan Part 2, there is an opportunity to tailor policies that could address the AQMAs, for example by encouraging walking, cycling and public transport rather than the private car, particularly for development locations that are close to or are likely to generate traffic that uses routes covered by AQMAs.</p>	<p>SA objective 4            SA objective 12</p>
<p>The River Nene is important for both recreation and biodiversity, and therefore its <b>water quality</b> needs to be protected and enhanced.</p>	<p>The adopted JCS already includes policies seeking to protect and enhance water quality including Policy BN7A: Water Supply, Quality and Wastewater Infrastructure and Policy BN8: The River Nene Strategic River Corridor. While these policies would continue to apply in the absence of the Local Plan Part 2, there are opportunities to build on these overarching policies through site</p>	<p>SA objective 4            SA objective 9            SA objective 13</p>



Key sustainability issues	Likely evolution without the Local Plan Part 2	Relevant SA objectives
	<p>allocations that are selected following consideration of their impacts on the water environment through the SA. Local Plan Part 2 also will enable consideration of phasing to be taken into account with respect to Wastewater Treatment Works capacity, and to encourage sustainable drainage and green/blue infrastructure that enables natural cleaning processes to take place (e.g. reed beds) while also serving as a habitat for wildlife.</p>	
<p>There are a number of <b>waste facilities</b> in the Borough that should not be compromised by sensitive neighbouring development.</p>	<p>The adopted Northamptonshire Minerals and Waste Local Plan identifies locations within Northampton Borough that are suitable for waste management facilities. Although waste management facilities are much cleaner than in the past, through the use of technology and waste recovery and recycling, Local Plan Part 2 offers the opportunity to ensure that site allocations for other types of development (e.g. housing, employment, community facilities) are not compromised by, or do not compromise, the operation of nearby waste management facilities, whether existing or planned. In addition, Local Plan Part 2 can encourage the incorporation of sustainable waste management practices, plus the re-use of previously developed land and buildings, in site selection and design.</p>	<p>SA objective 16</p>

## The SA framework

**3.22** As described in the Methodology chapter, the relevant objectives established via the review of plans, policies, and programmes and the key sustainability issues identified by the baseline review informed development of a framework of sustainability objectives, the SA framework, against which the plan has been assessed. The SA framework is presented in **Table 3.2**.

Table 3.2: SA framework

SA Objectives	Sub questions: Will the policy or proposal...	SEA Regulations Topics covered
<p>1. Help make suitable housing available and affordable according to the needs of Northampton's population.</p>	<ul style="list-style-type: none"> <li>■ Provide for a range of housing type and tenure to meet identified housing needs?</li> <li>■ Provide homes for an ageing population?</li> <li>■ Provide affordable and social housing to meet identified needs?</li> <li>■ Improve the housing stock, in particular in more deprived communities?</li> </ul>	<p>Material assets</p>
<p>2. Reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives to the car.</p>	<ul style="list-style-type: none"> <li>■ Improve the provision of public transport services?</li> <li>■ Improve walking and cycling networks?</li> <li>■ Be within walking and/or cycling distance of the town centre, or on frequent public transport routes to, the town centre?</li> <li>■ Be within walking and/or cycling distance of, or on frequent public transport routes to, designated employment areas?</li> <li>■ Be within walking distance of local centres?</li> </ul>	<p>Air            Population            Human health            Climatic factors</p>
<p>3. Provide easy access to primary and secondary schools by sustainable modes.</p>	<ul style="list-style-type: none"> <li>■ Be within walking distance of primary schools?</li> <li>■ Be within walking and/or cycling distance of secondary schools?</li> </ul>	<p>Air            Population            Human health            Climatic factors</p>
<p>4. Improve the health and well-being of Northampton's residents, promoting healthy lifestyles and reduce health inequalities.</p>	<ul style="list-style-type: none"> <li>■ Improve access to health care?</li> <li>■ Be within walking and/or cycling distance of sport and leisure facilities, or open space?</li> <li>■ Improve access to outdoor and indoor sport and recreation facilities?</li> <li>■ Improve access to open space and the countryside?</li> <li>■ Limit the risk of air, noise or light pollution on local people?</li> <li>■ Improve access to jobs for the most deprived communities in Northampton?</li> <li>■ Improve access to places of worship?</li> </ul>	<p>Human health</p>
<p>5. Reduce crime and the fear of crime in Northampton.</p>	<ul style="list-style-type: none"> <li>■ Reduce opportunities for crime?</li> </ul>	<p>Population</p>

SA Objectives	Sub questions: Will the policy or proposal...	SEA Regulations Topics covered
	<ul style="list-style-type: none"> <li>■ Increase the perception of safety from crime?</li> <li>■ Encourage access to, and the provision of, community and youth facilities in more deprived neighbourhoods?</li> </ul>	Human health
6. Facilitate the growth of Northampton's economy and the availability of jobs.	<ul style="list-style-type: none"> <li>■ Ensure a sufficient supply of land to meet local employment needs?</li> <li>■ Encourage provision of a range of employment opportunities?</li> <li>■ Provide opportunities for start-up companies and expansion of local companies, particularly in high-performance technologies, business and professional services?</li> <li>■ Facilitate take-up of employment land and premises in the Northampton Waterside Enterprise Zone?</li> <li>■ Enable access and improvements to communications technology (e.g. broadband)?</li> </ul>	Material assets
7. Maintain and strengthen the character and vitality of Northampton town centre.	<ul style="list-style-type: none"> <li>■ Safeguard and enhance the historic character and distinctiveness of the town centre?</li> <li>■ Encourage the retention and expansion of town centre commercial and retail uses?</li> <li>■ Provide for a range of homes within the town centre?</li> <li>■ Facilitate the evening economy (e.g. restaurants, bars, and other leisure activity)?</li> <li>■ Make the public realm safe and attractive to use by pedestrians?</li> <li>■ Ensure that the town centre is adapted to extreme weather events as a result of climate change?</li> <li>■ Provides for safe cycling routes and parking facilities?</li> <li>■ Provides for safe and easy access to public transport services, including bus and rail?</li> </ul>	Cultural heritage Material assets Population Human health
8. Minimise Northampton's greenhouse gas emissions.	<ul style="list-style-type: none"> <li>■ Result in the generation of renewable energy?</li> <li>■ Encourage energy conservation?</li> <li>■ Minimise increases in greenhouse gas emissions from vehicles?</li> </ul>	Climatic factors
9. Protect and enhance Northampton's biodiversity and geodiversity.	<ul style="list-style-type: none"> <li>■ Maintain the integrity of the Upper Nene Valley Gravel Pits SSSI, Ramsar and Special Protection Area (SPA)?</li> <li>■ Protect locally designated biodiversity sites from both the direct and indirect adverse effects of development?</li> </ul>	Biodiversity Flora Fauna

SA Objectives	Sub questions: Will the policy or proposal...	SEA Regulations Topics covered
	<ul style="list-style-type: none"> <li>■ Safeguard and strengthen local ecological networks both within Northampton Borough and their links with ecological networks in neighbouring districts?</li> <li>■ Ensure that known biodiversity of brownfield sites is given due weight reflecting its ecological interest and value?</li> <li>■ Take into account opportunities to enhance biodiversity in the layout and design of development, including allowing species to adapt to climate change?</li> <li>■ Protect Local Geological Sites from both the direct and indirect adverse effects of development?</li> <li>■ Improve access to, and understanding of, nature taking into account its sensitivity to human disturbance?</li> </ul>	
<p>10. Protect and enhance the quality and character of Northampton's landscape and townscape.</p>	<ul style="list-style-type: none"> <li>■ Protect sensitive landscapes in and around the Borough of Northampton?</li> <li>■ Conserve and enhance the quality, character and local distinctiveness of Northampton's townscape</li> <li>■ Protect and improve Northampton's open spaces and green infrastructure networks?</li> </ul>	<p>Landscape Cultural heritage</p>
<p>11. Conserve and enhance Northampton's historic environment, heritage assets and their settings.</p>	<ul style="list-style-type: none"> <li>■ Protect, maintain and enhance listed buildings and conservation areas, including their setting?</li> <li>■ Protect, maintain and enhance scheduled monuments and archaeological sites, and their setting?</li> <li>■ Protect, maintain and enhance historic parks and gardens, landscapes, and the Registered Battlefield for the Battle of Northampton, and their settings?</li> <li>■ Protect, maintain and enhance the historic pattern and form of development that characterises Northampton?</li> <li>■ Protect, maintain and enhance non-designated heritage assets?</li> </ul>	<p>Cultural heritage</p>
<p>12. Minimise air pollution in and around Northampton, particularly in the AQMAs.</p>	<ul style="list-style-type: none"> <li>■ Avoid increases in traffic emissions in AQMAs?</li> </ul>	<p>Air</p>
<p>13. Encourage sustainable water management.</p>	<ul style="list-style-type: none"> <li>■ Limit the risk of pollution to the water environment?</li> <li>■ Conserve water resources?</li> </ul>	<p>Water</p>

SA Objectives	Sub questions: Will the policy or proposal...	SEA Regulations Topics covered
14.Reduce the risk of flooding to people and property in Northampton.	<ul style="list-style-type: none"> <li>■ Reduce the risk of flooding?</li> <li>■ Avoid development within areas of risk of flooding in accordance with Government guidance on flood risk?</li> </ul>	Climatic factors Material assets
15.Encourage the efficient use of land in Northampton and protect its soils and mineral resources.	<ul style="list-style-type: none"> <li>■ Involve the re-use of previously developed land and buildings?</li> <li>■ Encourage the remediation of contaminated land?</li> <li>■ Avoid the sterilisation of mineral resources?</li> <li>■ Protect the best and most versatile agricultural land?</li> <li>■ Avoid inappropriate of unstable land and, where possible, bring it back into productive use.</li> </ul>	Soil Material assets
16.Facilitate sustainable waste management.	<ul style="list-style-type: none"> <li>■ Encourage the recovery, re-use and recycling of waste materials?</li> <li>■ Avoid locating sensitive land uses close to waste management facilities?</li> </ul>	Material assets



## Chapter 4

### SA findings for the Local Plan

#### Part 2 vision and objectives

**4.1** This section describes the findings of the SA in relation to the overarching vision and supporting objectives that set the context for the Local Plan Part 2 policies.

#### Vision

**4.2** The vision for the Local Plan Part 2 is:

*'By 2029 Northampton will be the heart of West Northamptonshire, playing a key role in the Oxford – Cambridge Corridor. Northampton will provide a balanced range of high-quality housing to meet different housing needs and aspirations and offer an excellent quality of life for its communities. Services, facilities and infrastructure will also support communities, adding to the quality of life and supporting residents and visitors. Based upon a thriving mixed economy and associated services, it will be a place where history, innovation and regeneration are mutually supportive. There will be continuing pride in the Royal and Derngate Theatres, museums including the Northampton Museum and Art Gallery, and professional sports teams such as Northampton Town Football Club, Northampton Saints Rugby Club and Northamptonshire County Cricket Club. Northampton will have strengthened its role as the leading social centre within the county for cultural, commerce, leisure and entertainment, employment and health. Through the University of Northampton, there will be first class and modern learning activities and facilities to be proud of.*

*Northampton will be a great UK location for a range of employment opportunities, as well as achieving high levels of proficiency in both academic and vocational education. The Borough will build on its economic strengths, including its location at the heart of the county and in the Oxford – Cambridge Corridor and as a prime area nationally for high performance engineering and as a logistics and distribution centre.*

*Northampton will blend high quality design choices with outstanding public open spaces, distinctive historic character, an enhanced riverside setting and a network of green spaces and high-quality parks. The Borough will also be a leading example of low environmental impact and resilient development in response to climate change.*

*Northampton will have a sustainable and highly accessible transport network that is recognised locally, regionally and nationally.'*

**4.3** The vision is supported by 13 Borough strategic objectives. The likely sustainability effects of the vision and objectives have been appraised and the results are presented in **Table 4.1**.

**4.4** The vision for Northampton Borough sets out a general aspiration for development in the Borough to take place in a sustainable way, supported by social, economic and environmental aspirations, which will enable Northampton to be an attractive place to live, work and invest.

**4.5** This vision is therefore likely to have positive effects with uncertainty in relation to the majority of the SA objectives set out in the SA Framework. Minor positive effects are expected in relation to SA objectives 1, 2, 3, 4, 6, 7, 8, 10 and 11, as the vision refers to high quality and sustainable economic, housing, educational and green infrastructure developments that will likely have positive effects in relation to those SA objectives. However, the vision's contribution to the achievement of the following objectives is likely to be negligible: SA objective 5: 'Crime', SA objective 9: 'Biodiversity & Geodiversity', SA objective 12: 'Air Quality', SA objective 13 'Water management', SA objective 14: 'Flood risk', SA objective 15: 'Soils & minerals' and SA objective 16: 'Waste management.' The vision is unlikely to have any significant adverse effects in relation to the SA objectives. Most of the effects of the vision and many of the objectives are subject to some uncertainty since their achievement will depend on the details of the Local Plan Part 2 policies and site allocations which are designed to implement them. The effects of the policies and site allocations are examined later in the SA report.

## Objectives

**4.6** The vision is supported by 13 strategic objectives:

- 1.** *To achieve high quality design that takes account of and improve local character and heritage and provides a safe, healthy and attractive place for residents, visitors and businesses.*
- 2.** *To provide a range of housing in sustainable locations, seeking to ensure all residents have access to a home they can afford, and that meets their needs.*
- 3.** *To drive the regeneration of Northampton's town centre and improve visitor and investor experience by making it the focus of social networking, where people have access to commerce, leisure and culture, heritage, wide ranging employment opportunities and retail options at the heart of Northamptonshire in an attractive environment.*
- 4.** *To strengthen and diversify Northampton's economy by taking advantage of our internationally well placed location, strategic transport network and proximity to London and Birmingham. To capitalise on the opportunities offered by the Oxford to Cambridge Arc.*
- 5.** *To support and develop opportunities for specialist employment clusters and business development focused on a low carbon economy. To maximise the opportunities offered by a regenerated town centre and the Enterprise Zone.*
- 6.** *To conserve, and where possible, enhance through carefully managed change, the heritage assets and their settings, and to recognise and elevate their role in providing a sense of place and local distinctiveness.*
- 7.** *To ensure new development in urban areas actively supports and links new and existing communities physically and socially, to achieve social cohesion and address the areas of deprivation identified in parts of the Borough.*
- 8.** *To promote healthier and safer communities by supporting the creation of and protecting shared facilities, improving connectivity and securing high quality design.*
- 9.** *To raise educational achievement and the skills base of our communities through supporting the development of our learning infrastructure and strengthening links between local businesses and local schools, Moulton and Northampton Colleges and the University of Northampton.*
- 10.** *To conserve natural habitats and species, seek to provide net gains in biodiversity where possible and enhance the existing strategic green infrastructure network by incorporating and designing these into sustainable urban extensions.*
- 11.** *To reduce the need to travel, shorten travel distances and make sustainable travel a priority and an attractive option across Northampton by maximising the use of alternative travel modes. In so doing, the Plan will combat congestion, reduce carbon emissions and address social exclusion for those who do not have access to a private car.*
- 12.** *To minimise demand for resources and mitigate and adapt to climate change by:*
  - *Promoting sustainable design and construction in all new development;*

- *Ensuring strategic development allocations are located and designed so as to be resilient to future climate change and risk of flooding;*
  - *Encouraging renewable energy production in appropriate locations; and*
  - *Ensuring new development promotes the use of sustainable travel modes.*
13. *To protect and enhance local services and to ensure social, physical, green and technology infrastructure is adequately provided to meet the needs of people and business in a timely and sustainable manner in response to regeneration and new development. To ensure that the relevant utilities are provided prior to occupancy.*

**4.7** The plan objectives are unlikely to have any significant negative effects. Most of the plan objectives are likely to have significant positive or minor positive effects in relation to the SA objectives, or negligible effects. All of the plan objectives have at least one significant positive effect in relation to the SA objectives. Objective 1 focuses on achieving a high quality of design that takes into account local character and heritage and provides a safe, healthy and attractive Northampton, therefore a significant positive effect is likely in relation to SA objectives 4, 6, 10 and 11.

**4.8** Objective 2 focuses on providing affordable and accessible housing that meets the needs of all residents, therefore a significant positive effect is likely in relation to SA objectives 1 and 4.

**4.9** Objective 3 focuses on the regeneration of Northampton's town centre by improving the experience of visitors and investors by highlighting the importance of access to commerce, leisure and culture, heritage and a wide range of retail and employment options, therefore a significant positive effect is likely in relation to SA objectives 6 and 7.

**4.10** Objective 4 focuses on strengthening and diversifying Northampton's economy, therefore a significant positive effect is likely in relation to SA objective 6.

**4.11** Objective 5 focuses on supporting and developing opportunities for specialist employment clusters and business development focused on a low carbon economy. It also seeks to maximise the opportunities offered by a regenerated town centre and Enterprise Zone. Therefore, a significant positive effect is likely in relation to SA objectives 6, 7, 8 and 12.

**4.12** Objective 6 focuses on the conservation and enhancement of heritage assets and their settings, and seeks to recognise and strengthen their role in providing local distinctiveness; therefore, a significant positive effect is likely in relation to SA objective 11.

**4.13** Objective 7 focuses on ensuring new development in urban areas actively supports and links new and existing communities physically and socially, to achieve social cohesion and improve deprivation levels, therefore a significant positive effect is likely in relation to SA objective 4.

**4.14** Objective 8 focuses on promoting healthier and safer communities by supporting community facilities, improving connectivity and securing high quality design, therefore a significant positive effect is likely in relation to SA objectives 4 and 5.

**4.15** Objective 9 focuses on raising educational achievement and the skills base of Northampton's communities through supporting the development of learning infrastructure and strengthening links between schools and businesses within the area, therefore a significant positive effect is likely in relation to SA objective 3.

**4.16** Objective 10 focuses on conserving natural habitats and species, providing net gains in biodiversity, and enhancing existing green infrastructure networks, therefore a significant positive effect is likely in relation to SA objectives 4, 8, 9 and 12.

**4.17** Objective 11 focuses on the need to reduce travel distances and make sustainable travel a priority and in doing so, reduce traffic congestion and greenhouse gas emissions and address social exclusion. Therefore, a significant positive effect is likely in relation to SA objectives 2 and 4.

**4.18** Objective 12 focuses on minimising the demand for resources and mitigating and adapting to climate change by promoting sustainable design and construction in new development, ensuring development employs climate and flood resilient designs, encouraging renewable energy production and ensuring new development promotes more sustainable modes of travel, therefore a significant positive effect is likely in relation to SA objectives 2, 4, 8, 12 and 14.

**4.19** Objective 13 focuses on protecting and enhancing local services and ensuring social, physical, green and technology infrastructure is adequately provided to meet the needs of people and businesses in a timely and sustainable manner, therefore a significant positive effect is likely in relation to SA objectives 4 and 6.

**4.20** It is noted that none of the Local Plan Part 2 objectives explicitly address SA objective 15 'Encourage the efficient use of land in Northampton and protect its soils and mineral resources' or SA objective 16 'Facilitate sustainable waste management'.

Table 4.1: Summary of SA scores for Local Plan Part 2 vision and objectives

SA objective	Vision	Obj. 1	Obj. 2	Obj. 3	Obj. 4	Obj. 5	Obj. 6	Obj. 7	Obj. 8	Obj. 9	Obj. 10	Obj. 11	Obj. 12	Obj. 13
SA1: Housing	+?	+	++	0	0	0	0	0	0	0	0	0	0	+
SA2: Sustainable travel	+?	0	0	0	0	+	0	0	0	0	0	++	++	+
SA3: Schools	+?	0	0	0	0	0	0	0	+	++	0	+	0	+
SA4: Health & well-being	+?	++	++	+	+	+	+	++	++	+	++	++	++	++
SA5: Crime	0	0	0	0	0	0	0	+	++	0	0	0	0	0
SA6: Economy	+?	++	0	++	++	++	0	0	0	+	0	+	+	++
SA7: Town Centre	+?	+	0	++	+	++	+	0	0	0	0	0	0	+
SA8: Climate change mitigation	+?	0	0	0	0	++	0	0	0	0	++	+	++	+
SA9: Biodiversity & geodiversity	0	0	0	0	0	0	0	0	0	0	++	0	0	0
SA10: Landscapes & townscapes	+?	++	0	+	0	0	+	0	0	0	+	0	0	+
SA11: Historic environment	+?	++	0	+	0	0	++	0	0	0	0	0	0	0
SA12: Air quality	0	0	0	0	0	++	0	0	0	0	++	+	++	+
SA13: Water management	0	0	0	0	0	0	0	0	0	0	+	0	+	0
SA14: Flood risk	0	0	0	0	0	+	0	0	0	0	+	0	++	0
SA15: Soils & minerals	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SA16: Waste management	0	0	0	0	0	0	0	0	0	0	0	0	0	0

## Chapter 5

### SA findings for policies and reasonable alternatives

**5.1** This chapter of the SA Report describes the findings of the SA in relation to the effects of the Proposed Submission Local Plan Part 2 policies and reasonable alternatives. The policies appraised below are in the order in which they appear in the Proposed Submission Local Plan Part 2 document.

**5.2** The policy approaches considered by the Council and a summary of their likely sustainability effects are shown in the matrices below. The effects are then described in the following text, focussing on those effects which are likely to be significant. The Council drafted the detailed development management policies appearing in the Proposed Submission draft of the Local Plan Part 2 following the Options consultation; these are the 'Proposed' policies in the matrices below. Any reasonable alternative development management policy approaches considered by the Council were also assessed; these are the numbered policy alternatives assessed in the matrices below.

**5.3** A summary of the likely effects of the preferred approaches set out in the Proposed Submission Local Plan Part 2 as a whole, by SA objective, can be found in Chapter 7.

### Sustainable development

#### Policy 1: Presumption in Favour of Sustainable Development

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Sustainable development will be promoted by the Council when reviewing development applications.</p> <p>Council's reason for preferring option: This is compulsory because it is a national requirement. The Council has no reasonable alternative.</p>			
SA Objective	1. Proposed		
SA1: Housing	+		
SA2: Sustainable travel	+		
SA3: Schools	+		
SA4: Health & well-being	+		

SA5: Crime	+		
SA6: Economy	+		
SA7: Town Centre	+		
SA8: Climate change mitigation	+		
SA9: Biodiversity & geodiversity	+		
SA10: Landscapes & townscapes	+		
SA11: Historic environment	+		
SA12: Air quality	+		
SA13: Water management	+		
SA14: Flood risk	+		
SA15: Soils & minerals	+		
SA16: Waste management	+		

#### SA findings for the Proposed Submission approach

**5.4** This policy seeks to ensure that sustainable development proposals will be approved and developments that improve the economic, social and environmental conditions of the area are secured. This policy is expected to have a minor positive effect in relation to all of the SA objectives. This is because pursuing sustainable development practices will benefit all economic, social and environmental factors within an area.

#### Quality of new development

##### Policy 2: Placemaking

##### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Good design is fundamental to the creation of high quality places in which to live and work.</p> <p>Council's reason for preferring option: This Option uses the Townscape Study 2016 guidelines on how to ensure that design principles are encapsulated in any proposals that come forward. It takes these principles on board and formulates a policy which planning applications can be determined and proposals will contribute to place shaping and place making within the urban context of Northampton.</p>			
<p><b>2:</b> This Option is to prepare a generic policy.</p> <p>Council's reason for not preferring option: This is not considered useful for planning applicants nor is it likely to contribute towards place shaping in an area which is expected to deliver a huge amount of growth over the plan period.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	+	0	
SA2: Sustainable travel	++	+	
SA3: Schools	++	+	
SA4: Health & well-being	+	0	



SA5: Crime	+	0	
SA6: Economy	+	0	
SA7: Town Centre	++	+	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	+	0	
SA10: Landscapes & townscapes	++	+	
SA11: Historic environment	++	+	
SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.5** The Proposed Submission approach promotes development that contributes to good placemaking through high quality, innovative and sustainable design which encourages the creation of a strong, locally distinctive sense of place. Therefore, this policy is likely to have a significant positive effect on SA objectives 2, 3, 10 and 11. This is because the policy encourages people to walk and cycle to local facilities through the creation of healthy environments and incorporating a mix of easily accessible facilities, which could include schools. The policy also promotes the enhancement of local distinct townscape, landscape and historic environment characteristics. The incorporation of mixed-use buildings, as well as a healthy quality public realm for streets and public spaces containing features such as public art, are likely to have a significant positive effect on SA objective 7.

**5.6** Minor positive effects are expected in relation to SA objectives 4, 5, 6 and 9. This policy encourages good placemaking through high quality, innovative and sustainable

design which could support the reduction of crime and which could potentially result in an increase in visitors to Northampton. The policy seeks to sustain, protect and enhance natural environment assets. The policy also makes reference to the incorporation of accessible facilities that enable community interaction and cohesion, with positive effects on people's health and wellbeing. Active travel, such as walking and cycling, can also improve the health and wellbeing of a community.

### SA findings for Option 2

**5.7** A policy (Option 2) promoting place making in general terms rather than one that draws on the place specific evidence of the Townscape Study 2016 is likely to be less effective therefore the significant positive effects identified for Option 1 are judged to be minor positive effects for this option.

### Policy 3: Design

#### Policy approaches considered and summary of sustainability effects

#### Summary of policy options:

**1. Proposed Submission:** To complement the placemaking policy, it is necessary to have detailed design criteria as set out in Policy 3.

Council's reason for preferring option: The Townscape Study 2016 provides guidelines on how to ensure that design principles are encapsulated in any proposals that come forward. The proposed policy takes these principles on board to formulate a policy against which planning applications can be determined and proposals will be designed in a manner which will contribute towards health and wellbeing and the safety of occupants, existing and emerging.

2: Prepare a generic policy. Council's reason for not preferring option: This is not considered useful for planning applicants nor is it likely to contribute towards place shaping in an area which is expected to deliver a huge amount of growth over the plan period.			
SA Objective	1. Proposed	2	
SA1: Housing	+	0	
SA2: Sustainable travel	++	+	
SA3: Schools	0	0	
SA4: Health & well-being	+	0	
SA5: Crime	++	0	
SA6: Economy	+	0	
SA7: Town Centre	+	0	
SA8: Climate change mitigation	++	+	
SA9: Biodiversity & geodiversity	+	0	
SA10: Landscapes & townscapes	++	+	
SA11: Historic environment	0	0	
SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.8** This policy is likely to incorporate positive design criteria for new developments, including Building for Life (or successor advice) and create legible and permeable street layouts and public spaces with good pedestrian/cycle routes, in addition to public transport access and high quality landscaping. This will help to conserve and enhance the local landscape and townscape and encourage sustainable travel. A significant positive effect is therefore likely for SA objectives 2 and 10. The policy is likely to reduce crime and fear of crime through active frontages and by ensuring that the public realm, open and green spaces, are overlooked by houses. The policy specifically states that new developments should have full regard to the needs for security and crime prevention, with crime prevention measures incorporated into the site layout and building design. Therefore, significant positive effects are likely for SA objective 5. In addition, the policy will ensure that

buildings are designed to be resilient in the future by taking into account the impacts of climate change, whilst also reducing carbon emissions wherever possible. As such, a significant positive effect is expected in relation to SA objective 8.

**5.9** Due to the policy's incorporation of Design Coding, in the case of major developments, the town centre and housing supply may be positively affected, so a minor positive effect is expected in relation to SA objectives 1 and 7. In addition, minor positive effects are expected in relation to SA objectives 4 and 12. This is because the policy encourages new developments to create street layouts and public spaces with good walking and cycling routes which can improve health and wellbeing and reduce air pollution. Additionally, development must ensure residents' privacy and adequate levels of sunlight and daylight. The policy promotes high quality design that creates character and visual interest and supports the provision of green roofs and living walls, all of which could

potentially result in an increase in visitors to Northampton. The green roofs and living walls would also enhance biodiversity. In addition, the policy states that opportunities for the provision of street trees and soft landscaping should be taken. Therefore, minor positive effects are expected in relation to SA objectives 6 and 9.

evidence of the Townscape Study 2016 is likely to be less effective therefore the significant positive effects identified for Option 1 are judged to be minor positive effects for this option.

**Policy 4: Amenity and Layout**

**SA findings for Option 2**

**Policy approaches considered and summary of sustainability effects**

**5.10** A policy (Option 2) promoting place making in general terms rather than one that draws on the place specific

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Development will be required to create and protect a high standard of amenity for buildings and external open space.</p> <p>Council's reason for preferring option: There are standards which have been nationally prescribed, and standards which the Council prepared for houses in multiple occupations. Formulating this policy will ensure that new occupants will have the right level of space and amenity so as not to adversely affect their wellbeing and that of their neighbours.</p>			
<p><b>2:</b> Rely on nationally described standards alone.</p> <p>Council's reason for not preferring option: there is no guarantee that the wellbeing of occupants and their neighbours will be safeguarded, particularly in houses in multiple occupations.</p>			
<p><b>3:</b> Rely on nationally described standards or any other criteria.</p> <p>Council's reason for not preferring option: there is no guarantee that the wellbeing of occupants and their neighbours will be safeguarded, particularly in houses in multiple occupations.</p>			
SA Objective	1. Proposed	2	3
SA1: Housing	+	0	0
SA2: Sustainable travel	0	0	0
SA3: Schools	0	0	0
SA4: Health & well-being	+	0	0
SA5: Crime	0	0	0
SA6: Economy	0	0	0
SA7: Town Centre	0	0	0
SA8: Climate change mitigation	0	0	0
SA9: Biodiversity & geodiversity	0	0	0
SA10: Landscapes & townscapes	+	0	0
SA11: Historic environment	0	0	0
SA12: Air quality	0	0	0
SA13: Water management	0	0	0
SA14: Flood risk	0	0	0
SA15: Soils & minerals	0	0	0
SA16: Waste management	0	0	0

**SA findings for the Proposed Submission approach (Option 1)**

**5.11** This policy is not expected to have any significant effects in relation to the SA objectives. However, minor positive effects are expected in relation to SA objectives 1, 4 and 10. This policy ensures new development meets the reasonable needs of its users, particularly with regard to privacy, space requirements and visual amenity. It states that large developments must include a high-quality public realm, and new development should incorporate communal gardens and adequate accessibility to recreational and semi-natural green spaces, therefore improving health and wellbeing. Landscaping must also be considered when accounting for visual amenity.

**SA findings for Option 2**

**5.12** This policy option is expected to have a negligible effect on all SA objectives.

**SA findings for Option 3**

**5.13** This policy option is expected to have a negligible effect on all SA objectives.

**Policy 5: Carbon reduction, community energy networks, sustainable design and construction, and water use**

**Policy approaches considered and summary of sustainability effects**

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Development will be required to adapt to climate change through carbon reduction, the incorporation of decentralised energy networks, water and site waste management, and sustainable construction methods.</p> <p>Council's reason for preferring option: Although the JCS provides strategic policies which are quite detailed for sustainable construction and renewable energy, the Council has the option to prepare a local policy which adds to and strengthens the strategic policy. This will ensure that planning applicants take into consideration these requirements and contribute towards reducing the adverse impact on global climate change. Additionally, the Council declared a Climate Emergency in August 2019 and this needs to be better reflected in the Plan.</p>			
<p><b>2: Prepare a generic policy.</b></p> <p>Council's reasons for not preferring option: This is considered to be repeating strategic policy and will not add value to the Local Plan or reflect the current climate change position within Northampton.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	+	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	+	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	++	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	+	0	
SA11: Historic environment	+	0	
SA12: Air quality	0	0	
SA13: Water management	++	0	
SA14: Flood risk	0	0	

SA15: Soils & minerals	0	0	
SA16: Waste management	+	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.14** Significant positive effects are expected in relation to SA objectives 8 and 13, whilst a minor positive effect is expected in relation to SA objective 1. In new developments, the policy encourages carbon reduction, the incorporation of community energy networks, sustainable construction methods, energy efficiency and the use of renewable energy sources, in addition to higher water efficiency standards. With regard to SA objective 16, a minor positive effect is expected because the policy requires on-site waste management.

### SA findings for Option 2

**5.15** This policy option repeats the requirements set out in the West Northamptonshire JCS, so negligible effects are expected against all SA objectives because this SA report is assessing the policies and their corresponding options relative to expected conditions in the absence of the Local Plan Part 2, those conditions including the effects of extant national and sub-regional policies.

### Policy 6: Health and Wellbeing

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council is committed to ensuring that design principles are encapsulated into any proposals that come forward.</p> <p>Council's reason for preferring option: The Council has the option to take the design principles outlined in the Townscape Study 2016 on board and formulate a policy which planning applications can be determined and proposals will be designed in a manner which will contribute towards health and wellbeing and the safety of occupants, existing and emerging.</p>			
<p><b>2: Prepare a generic policy</b></p> <p>Council's reasons for not preferring option: This is not considered useful for planning applicants nor is it likely to contribute towards place shaping in an area which is expected to deliver a huge amount of growth of the plan period.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	+	0	
SA2: Sustainable travel	+	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	

SA12: Air quality	+	0	
SA13: Water management	+	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	+	0	
SA16: Waste management	0	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.16** A significant positive effect is expected against SA objective 4 because the policy seeks to maintain and improve the health and wellbeing of communities.

**5.17** The policy is likely to have a minor positive effect on SA objective 1 because it supports an age friendly environment and is therefore likely to contribute towards the provision of homes for the elderly. The policy supports the creation of an inclusive built environment and health facilities will be provided in sustainable locations. As such, minor positive effects are expected against SA objective 2. The policy will prevent negative impacts on residential amenity and wider public safety from air quality and ground and water contamination.

Therefore, minor positive effects are also expected in relation to SA objectives 12, 13 and 15.

**SA findings for Option 2**

**5.18** This policy option repeats the requirements set out in the West Northamptonshire JCS, so negligible effects are expected against all SA objectives because this SA report is assessing the policies and their corresponding options that are not included within the JCS.

**Policy 7: Flood Risk and Water Management**

**Policy approaches considered and summary of sustainability effects**

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council is committed to supporting proposals that assist in the management of flood risk. Council's reason for preferring option: will ensure that planning applicants take into consideration these requirements and ensure that their schemes will not worsen any potential flood risk within the affected area.</p>			
<p>2: The Council can prepare a generic policy            Council's reason for not preferring option: considered to be repeating strategic policy and will not add value to the local plan.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	



SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	++	0	
SA14: Flood risk	++	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.19** A significant positive effect is expected in relation to SA objectives 13 and 14 as this policy supports proposals that assist in the management of flood risk and ensure flood risk is not increased elsewhere. In addition, this policy ensures that for all new development, suitable access must be provided and maintained for water supply and drainage infrastructure, and that sustainable drainage systems must be incorporated into the design.

expected against all SA objectives because this SA report is assessing the policies and their corresponding options that are not included within the JCS.

## Northampton regeneration strategy

### Policy 8: Supporting Northampton Town Centre's Role

#### Policy approaches considered and summary of sustainability effects

### SA findings for Option 2

**5.20** This policy option repeats the requirements set out in the West Northamptonshire JCS, so negligible effects are

Summary of policy options:			
<p><b>Proposed Submission:</b> In the town centre, the Council will continue to support proposals and schemes which contribute positively towards the range of retail, leisure and service-based offers, to accommodate the changing role of the town centre.</p> <p>Council's reason for preferring option: The 2018 Retail study, which was used to inform the Local Plan, recommended that the Council support town centre use proposals within the town centre. This is an acceptable option, taking into account the changing roles of Northampton Town Centre.</p>			
<p>2: There are changes to permitted development rights which could have the effect of changing the mix of uses in the town centre. The Council could rely on a Town Centre Strategy which will not have a development plan policy status.</p> <p>Council's reason for not preferring option: This could however result in the Council losing the ability to manage positively the changes to the mix of uses in the town centre and its direction in terms of its role and offer.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	-	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	

SA6: Economy	++	-	
SA7: Town Centre	++	-	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	+	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.21** Significant positive effects are expected in relation to SA objectives 6 and 7 as this policy supports proposals and schemes which contribute positively towards the range of retail, leisure and service based offers, and the achievement of a highly digitally connected centre, to accommodate the changing role of Northampton's town centre and to improve visitor experience. In particular, schemes which provide a balanced mix towards meeting the requirements for town centre uses and housing delivery, whilst respecting and enhancing heritage assets are welcomed. A significant positive effect is therefore expected in relation to SA objective 1, whilst a minor positive effect is expected in relation to SA objective 11.

#### SA findings for Option 2

**5.22** Minor negative effects are expected in relation to SA objectives 1, 6 and 7, as this policy option could result in the Council losing the ability to positively manage the changes to the mix of uses in the town centre and its direction of its role and what it offers to residents and visitors.

#### Policy 9: Regeneration Opportunities in the Central Area

##### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council will continue to support schemes within the town centre and the wider Central Area, which will contribute positively towards their regeneration.</p> <p>Council's reason for preferring option: There are sites within the Central Area, which incorporates the town centre, which are capable of regeneration, some of which are relatively large scale. The policy aims to ensure that these schemes are supported, provided they take into consideration all the key considerations in a balanced manner.</p>			
<p>2: Masterplans could be prepared for each site.</p> <p>Council's reason for not preferring option: the sites could be regenerated in a manner which may not be complementary to their surrounding areas and may, for example, be detrimental to heritage assets.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	++	
SA2: Sustainable travel	0	0	

SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	++	++	
SA7: Town Centre	++	++	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	+	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.23** Significant positive effects are expected in relation to SA objectives 6 and 7 as this policy supports schemes that will contribute positively towards the regeneration of the town centre and the wider Central Area. A significant positive effect is also expected in relation to SA objective 1 because the policy supports opportunities for housing development, on top of economic development.

### 5.24

### SA findings for Option 2

**5.25** This policy option is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above.

### Policy 10: Supporting and Safeguarding the University of Northampton Waterside Campus

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<b>Proposed Submission:</b> The role and contribution of Northampton University will be supported. Council's reason for preferring option: This policy was formulated to ensure that any future educational related plans which the University wishes to promote will be supported.			
2: The University can themselves come forward with any plans and proposals they may have in the future and these will be determined in accordance with the development management principles on design and any other relevant and current policies. Council's reason for not preferring option: this does not offer the degree of support and endorsement for any future University plans which may need to change in accordance with student demand.			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	

SA2: Sustainable travel	0	0	
SA3: Schools	++	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	+	0	
SA7: Town Centre	+	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.26** Significant positive effects are expected in relation to SA objective 3, as this policy is centred on supporting Northampton University through the safeguarding of the site for education and ancillary purposes.

**5.27** Minor positive effects are expected in relation to SA objectives 6 and 7 as this policy supports improving connectivity to the town centre provided the schemes meet the other requirements of the Draft Plan. In addition, by supporting the University of Northampton, the economy of the area is likely to improve as jobs are likely to increase as well as attract more visitors to the area.

**SA findings for Option 2**

**5.28** This policy option notes that the University itself can create plans and proposals, but these would be determined in accordance with national policy, JCS and other development management policies in the Local Plan Part 2. This policy option is expected to have negligible effects with against all of the SA objectives, as reliance on national policy and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

**Policy 11: Managing Hotel Growth**

**Policy approaches considered and summary of sustainability effects**

Summary of policy options:
<p><b>1. Proposed Submission:</b> Proposals for new hotel development will be supported in certain locations.          Council's reason for preferring option: A Hotel Study was completed in 2016 to inform the local plan. The study recommended that this policy be formulated, to demonstrate support for hotel development within the town centre and the Enterprise Zone.</p>
<p>2: The Council could opt for using the study as a justification for determining planning applications. Council's reason for not preferring option: the policy carries more weight and will give investors the assurance of the Council's support.</p>

SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	++	+	
SA7: Town Centre	++	+	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.29** This policy is expected to have a significant positive effect on SA objectives 6 and 7. This is because developments for hotels will be supported in certain locations, one being the Town Centre, and will attract new leisure and business tourism.

would most likely mean that proposals are less likely to come forward.

**Policy 12: Development of Main Town Centre Uses**

**Policy approaches considered and summary of sustainability effects**

**SA findings for Option 2**

**5.30** Minor positive effects are expected in relation to SA objectives 6 and 7. This is because lack of policy support

Summary of policy options:
<p><b>Proposed Submission:</b> The Council supports the development of an appropriate mix of main town centre and residential uses in the town centre and central area.</p> <p>Council's reason for preferring option: This policy seeks to reassert the sequential test and its application. This gives applicants and investors a clear steer on how and where this national requirement is to be applied, not just through policy but in the Policies Map. The Retail Study 2018 provided some justifications for minor changes to the boundaries for the purposes of sequential testing.</p>

2: The national policy applies but relying on the strategic plan will not make the application of the sequential test and the boundaries affected any clearer, particularly since updated evidence in the Retail Study 2018 advocated some minor changes to the policy boundaries.			
SA Objective	1. Proposed	2	
SA1: Housing	++	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	++	0	
SA7: Town Centre	++	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.31** Significant positive effects are expected in relation to SA objectives 1, 6 and 7, as this policy supports the development of an appropriate mix of main town centre and residential uses in the town centre and the Central Area, which could provide for local employment opportunities and the diversification of the uses and the businesses on offer in the main employment areas.

**SA findings for Option 2**

**5.32** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy

Summary of policy options:
<b>Proposed Submission:</b> Proposals for allocated sites.
Council's reason for preferring option: This policy was formulated to confirm the sites which are allocated for housing and housing led development and to provide reassurance that the requirements of the JCS will be met.

and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

**Housing**

**Policy 13: Residential and Other Residential Led Allocation**

**Policy approaches considered and summary of sustainability effects**



2: The policy could be simplified to state that housing requirements will be supported, without specifying which sites will deliver the schemes.			
Council's reason for not preferring option: this would not provide the evidence that the requirements of the JCS will be met.			
SA Objective	1. Proposed	2	
SA1: Housing	++	+	
SA2: Sustainable travel	N/A	N/A	
SA3: Schools	0	0	
SA4: Health and well-being	+	+	
SA5: Crime	0	0	
SA6: Economy	+	+	
SA7: Town Centre	N/A	N/A	
SA8: Climate change mitigation	-	-	
SA9: Biodiversity & geodiversity	N/A	N/A	
SA10: Landscapes & townscapes	N/A	N/A	
SA11: Historic environment	N/A	N/A	
SA12: Air quality	-	-	
SA13: Water management	-	-	
SA14: Flood risk	N/A	N/A	
SA15: Soils & minerals	N/A	N/A	
SA16: Waste management	N/A	N/A	

### SA findings for the Proposed Submission approach (Option 1)

**5.33** The housing requirement for 2011-2029 set for Northampton Borough by the JCS is 18,870 dwellings and this policy confirms the sites allocated to meet that need. Policy 13 thereby provides assurance that the total housing requirement for 2011-2029 will still be met with significant positive effects in relation to SA objective 1. Meeting the housing requirement will also make it easier for people, including employees, to find a suitable home in the Borough, with minor positive effects in relation to their health and wellbeing (SA objective 4) and the local economy (SA objective 6).

**5.34** The large scale of development proposed will result in more people living and working in the Borough and inevitably result in increased greenhouse gas emissions, increased air pollution from a higher volume of road traffic, and increased demand on water resources, resulting in minor negative effects in relation to SA objectives 8, 12 and 13.

**5.35** This scale of housing delivery is also likely to place pressure on many other aspects of the natural and built environment but most of the potential effects will depend on where the development takes places. These effects are therefore assessed in relation to the individual allocations and reported elsewhere in this SA and marked as 'N/A' (not assessed) for Policy 12.

### SA findings for Option 2

The sustainability effects of policy Option 2 are judged to be similar to those for the Proposed Submission approach except that the not specifying development sites reduces certainty of housing delivery, resulting in a minor positive rather than significant positive effect in relation to SA objective 1.

### Policy 14: Type and Mix of Housing

Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Housing need will be met by providing a mix of dwelling types and sizes to meet current forecast accommodation needs.</p> <p>Council's reason for preferring option: The Housing Market Study of 2017 provides a clear distinction between the types of housing which should be delivered by developers in order to meet housing needs. This policy seeks to outline the requirements which will make it clear to planning applicants and developers about what needs to be provided.</p>			
<p>2: A generic policy, which may at the outset appear more flexible than prescriptive, can be prepared. Council's reason for not preferring option: this is not considered to be effective or helpful as the level may be negotiated down. This will result in the needs not being met.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	+	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.36** Significant positive effects are expected in relation to SA objective 1 as this policy provides for a range of housing types, including affordable housing, self-build and custom build housing, specialist accommodation and accessible housing, to meet the identified housing needs.

#### SA findings for Option 2

**5.37** This policy option is expected to have a minor positive effect in relation to SA objective 1 as this policy option could result in the needs not being met since it is more flexible than prescriptive.

#### Policy 15: Delivering Houses in Multiple Occupation

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Houses in multiple occupation (HMOs) continue to contribute towards the Borough's housing supply and perform a vital role within the community.</p> <p>Council's reason for preferring option: The Houses in Multiple Occupation study 2018 was commissioned to inform the local plan. The policy seeks to outline its recommendation to make sure that the requirements are set out in a clear and concise manner. This will provide clarity for both planning applicants and property owners regarding the concentration of HMOs which is considered acceptable within the affected area.</p>			
<p><b>2:</b> A policy could be prepared which does not provide a clear percentage and radius for HMOs.</p> <p>Council's reason for not preferring option: This could result in the concentration of HMOs to increase, leading to more issues for both occupants and neighbours with regard to amenity and wellbeing.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	++	
SA2: Sustainable travel	+/-	+/-	
SA3: Schools	0	0	
SA4: Health and well-being	+	-	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	+	+	
SA15: Soils & minerals	0	0	
SA16: Waste management	+	+	

### SA findings for the Proposed Submission approach (Option 1)

**5.38** Significant positive effects are expected in relation to SA objective 1 as this policy supports the delivery of houses in multiple occupations (HMOs), provided that less than 10% of the dwellings within a 50m radius of the application site are HMOs.

**5.39** Minor positive effects are expected in relation to SA objectives 4, 14 and 16. This is because HMOs help to create, support and maintain a balanced, mixed and inclusive

community which increases the health and wellbeing of its residents. In addition, the policy states that the delivery of HMOs should not result in an increase in flood risk and the applicant must demonstrate that the future occupants of any ground floor bedrooms are protected from flood risk. Schemes should also provide sufficient refuse storage.

**5.40** Minor positive effects are expected in relation to SA objective 2 because the policy states that provision should be made for cycle storage.

## SA findings for Option 2

**5.41** This policy is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above, however for SA objective 4 is expected to have minor negative effects for this option. This is because without providing a clear percentage and radius for HMOs, development might be concentrated,

leading to issues for both occupants and neighbours resulting in adverse effects on health and well-being.

## Policy 16: Gypsies, Travellers and Travelling Showpeople

### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Provision will be made for the accommodation of Gypsies, Travellers and Travelling Showpeople in the period 2016 to 2029.</p> <p>Council's reason for preferring option: Although the JCS provides a policy for gypsies, travellers and travelling showpeople, and a set of criteria, the policy is based on outdated evidence base. A new set of criteria is required to deliver a more robust policy which meets the needs of gypsies, travellers and travelling showpeople.</p>			
<p><b>2: A generic policy.</b></p> <p>Council's reason for not preferring option: A generic policy would set out the requirements already specified in the existing strategic policy and would not reflect the updated evidence base.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	-	
SA2: Sustainable travel	+	0	
SA3: Schools	+	0	
SA4: Health and well-being	+	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	+	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	+	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.42** Significant positive effects are expected in relation to SA objective 1 as this policy makes provision for the accommodation of Gypsies, Travellers and Travelling Showpeople, to meet identified needs.

**5.43** Minor positive effects are expected in relation to SA objectives 2, 3, 4 and 14 because the site must be reasonably accessible to a range of services including shops, public transport, primary health care facilities and schools. In addition, sites which are exposed to high levels of flood risk and noise and air pollution will be unacceptable. A minor positive effect is also expected in relation to SA objective 16

because the site will incorporate services for sewage disposal, waste disposal, composting and recycling facilities.

**SA findings for Option 2**

**5.44** This policy option would set out the requirements specified in the JCS and would not reflect the updated evidence base. A minor negative effect is therefore expected in relation to SA objective 1.

**Economy**

**Policy 17: Safeguarding Existing Employment Sites**

**Policy approaches considered and summary of sustainability effects**

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council places significant weight on supporting economic growth and productivity.            Council's reason for preferring option: The Northampton Employment Land Study 2018 was prepared to inform the Local Plan Part 2. The study recommended which sites should be safeguarded for employment purposes following detailed assessments of each site and an independent commercial property market assessment. This policy and the Policies Map will ensure that planning applicants are clear about which sites will be safeguarded and how they are required to demonstrate and justify proposals which will depart from delivering and sustaining jobs.</p>			
<p><b>2:</b> A generic policy could be prepared to state that employment use will be safeguarded on the existing sites.            Council's reason for not preferring option: this does not confirm where the allocated employment sites are. Nor will it demonstrate how people need to meet the requirements for viability.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	++	+	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	-	-	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	-	-	
SA13: Water management	0	0	
SA14: Flood risk	0	0	

SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.45** Significant positive effects are expected in relation to SA objective 6 as this policy supports safeguarding all existing employment sites to effectively and facilitate the creation of new jobs, attract inward investment and deliver economic prosperity to Northampton residents and investors.

**5.46** Minor negative effects are expected in relation to SA objectives 8 and 12 as this policy could attract more employees and customers to Northampton resulting in an increase of air pollution, traffic congestion and greenhouse gas emissions.

### SA findings for Option 2

**5.47** This policy is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above, however SA objective 6 is expected to have minor positive effects against this option. This is because without confirming where the allocated employment sites are the sites may not be placed in the best areas for economic prosperity.

### Policy 18: Supporting New Employment Developments and Schemes within and outside Safeguarded Sites

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> New employment related developments outside safeguarded employment sites will be positively welcomed.</p> <p>Council's reason for preferring option: This policy seeks to support new employment developments outside safeguarded sites, to ensure that the JCS requirement for job creation is met.</p>			
<p><b>2:</b> A generic policy could be drafted which expresses support for employment schemes within and outside safeguarded sites.</p> <p>Council's reason for not preferring option: This first part of the policy does is not required as this is covered by the safeguarded employment policy.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	+	+	
SA3: Schools	0	0	
SA4: Health and well-being	+	+	
SA5: Crime	0	0	
SA6: Economy	++	++	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	+/-	+/-	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	+/-	+/-	



SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.48** Significant positive effects are expected in relation to SA objective 6 as this policy supports the inclusion of new employment related developments within outside the safeguarded employment sites, which could create new jobs, attract inward investment and deliver economic prosperity to Northampton residents and investors.

**5.49** The policy also states that proposals for employment provision outside safeguarded employment sites will be supported where the site can demonstrate good accessibility by walking, cycling and public transport. This will have a positive effect on people's health and wellbeing. Therefore, minor positive effects are expected in relation to SA objectives 2 and 4.

**5.50** Mixed minor positive and minor negative effects are expected in relation to SA objectives 8 and 12 because although the policy could attract more employees and customers to Northampton resulting in an increase of air pollution, traffic congestion and greenhouse gas emissions,

**5.51** employment provision outside safeguarded sites must demonstrate good accessibility by sustainable modes of transport.

### SA findings for Option 2

**5.52** This policy is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above.; however, SA objective 6 is expected to have minor positive effects against this option. This is because without confirming the direction of the Council development coming forward may not be placed in the best areas for economic prosperity.

## Centres, services and facilities

### Policy 19: New Retail Developments and Retail Impact Assessments

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council aims to maintain and enhance the vitality and viability of the borough's town centre, district centres and local centres.</p> <p>Council's reason for preferring option: The Retail Study 2018 updates the capacity requirements for Northampton's comparison and convenience needs. It also recommends the boundaries for district and local centres, and the Primary Shopping Area, based on updated assessments. The policy seeks to specify support for retail schemes which will meet Northampton's needs. It also confirms the application of the sequential test.</p>			
<p><b>2:</b> A generic policy could be prepared, allowing for more flexibility for new retail schemes.</p> <p>Council's reason for not preferring option: this will not provide the necessary direction for development management purposes particularly in light of granting approval to meet the right capacity of retail. It will not clarify the defined boundaries for sequential testing purposes.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	

SA6: Economy	++	+	
SA7: Town Centre	++	+	
SA8: Climate change mitigation	-	-	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	-	-	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.53** Significant positive effects are expected in relation to SA objectives 6 and 7 as this policy supports the provision of between 7,000 m<sup>2</sup> and 8,900 m<sup>2</sup> net of convenience retail floorspace and between 5,300 m<sup>2</sup> and 7,300 m<sup>2</sup> net of convenience floorspace to meet forecast retail expenditure to 2029, which could create new jobs and deliver economic prosperity. In addition, this policy directs prioritises retail growth to according to the hierarchy of centres in the Borough, centres, supporting the vitality of the Town Centre and to a lesser extent District and Local Centres.

**5.54** Minor negative effects are expected in relation to SA objectives 8 and 12 as this policy could attract more visitors to Northampton resulting in an increase of air pollution, traffic congestion and greenhouse gas emissions.

#### SA findings for Option 2

**5.55** This policy is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above; however, SA objectives 6 and 7 are expected to have minor positive effects against this option. This is because a more flexible policy without the confirmation of the necessary direction could result in a fragmented and uncoordinated approach to retail development, possibly not in accordance with the sequential approach, and therefore reduce economic prosperity.

#### Policy 20: Hot Food Takeaways

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council aims to provide guidance on the suitability of hot food takeaways within locations away from schools.</p> <p>Council's reason for preferring option: Following the submission draft consultation in May 2019, Public Health England provided some updated evidence base on obesity and its link to hot food takeaways. It's likely that a Supplementary Planning Document will be produced to provide more detailed planning principles on this topic.</p>			
<p><b>2:</b> Exclude any reference to hot food takeaways.</p> <p>Council's reason for not preferring option: The evidence provided on the matter would not have been taken into account, which would have implications on future applications on sites close to educational establishments. This has the potential to exacerbate the issue of obesity which has been identified by Public Health England (Northamptonshire) as being an issue specific to Northampton.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	

SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	+	-	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

**SA findings for the Proposed Submission approach (Option 1)**

**5.56** Minor positive effects are expected in relation to SA objective 4 because the policy seeks to maintain and improve the health and wellbeing of Northampton communities, by not locating hot food takeaways within 400m of any primary and/or secondary school entrance.

hot food takeaways, despite Public Health England (Northamptonshire) identifying easy accessibility to hot food takeaways as an issue within Northampton.

**Policy 21: Residential Development on Upper Floors**

**Policy approaches considered and summary of sustainability effects**

**SA findings for Option 2**

**5.57** Minor negative effects are expected in relation to SA objective 4 because the policy would not make reference to

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Evidence shows that residential provision in the town centre would assist in introducing a resident customer base into these centres, increasing footfall, vitality and viability.</p> <p>Council's reason for preferring option: Northampton's designated centres are facing an increasing number of challenges. By supporting residential accommodation on upper floors, the Council is encouraging more people to live in the town centre and other designated centres, therefore encouraging more people to contribute to the economy of the areas.</p>			
<p><b>2:</b> No other option could be considered other than to not have a policy on this topic.</p> <p>Council's reason for not preferring option: This is not supported because upper floors could be converted for alternative uses apart from residential and minimise the number of opportunities to bring residents into the centres.</p>			
SA Objective	1. Proposed	2	

SA1: Housing	++	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	+	0	
SA7: Town Centre	+	0	
SA8: Climate change mitigation	-	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscape	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	-	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.58** Significant positive effects are expected in relation to SA objective 1, as this policy supports proposals that seek to deliver residential accommodation, in suitable locations, on upper floors in the town centre, district centres and local centres, contributing to housing supply to meet local needs.

**5.59** Minor positive effects are expected in relation to SA objectives 6 and 7, as this policy could increase footfall, vitality and viability in the town centre and therefore contributing to the economy of the area.

**5.60** Minor negative effects are expected in relation to SA objectives 8 and 12 as this policy could attract more residents

**5.61** and visitors to Northampton resulting in an increase of air pollution, traffic congestion and greenhouse gas emissions.

#### SA findings for Option 2

**5.62** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

#### Policy 22: Neighbourhood Centres

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:
<p><b>1. Proposed Submission:</b> Supporting the retention of neighbourhood centres.</p> <p>Council's reason for preferring option: This policy seeks to secure the retention of neighbourhood parades, which have a key role to play in meeting the day to day needs of people within their catchment areas. Peter Brett Associates, in their capacity as a critical friend for the Retail Centres Study in 2013, followed by updated assessments by the Council in 2016, confirmed that these parades continue to play a positive role in people's lives and in the community. A criteria-based policy supporting their retention is considered to be justified.</p>
<p>2: The Council could formulate a generic policy which supports the retention of the parades</p>

Council's reason for not preferring option: this will not provide the strength necessary to prevent the loss of neighbourhood parades without acceptable evidence.			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	+	
SA5: Crime	0	0	
SA6: Economy	+	+	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	+	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.63** Significant positive effects are expected in relation to SA objective 4, as this policy supports the retention of neighbourhood centres which provide vital space for communities to interact and come together. As such, positive implications for health and well-being are likely.

**5.64** Minor positive effects are expected in relation to SA objective 6, as this policy could retain neighbourhood centres which provide local economic opportunities and therefore contribute to the economy of the area. In addition, minor positive effects are expected in relation to SA objectives 8 and 12, as this policy provides retail and other facilities close to where people live, which should reduce the need to travel.

#### SA findings for Option 2

**5.65** This policy option is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above; however, SA objective 4 is expected to have minor positive effects against this option. This is because by not being based on robust evidence, this policy option may not have the desired effect and may, overall, undermine the importance of neighbourhood centres on health and well-being.

#### Policy 23: Sports Facilities and Playing Pitches

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:
<b>1. Proposed Submission:</b> To safeguard existing sports facilities, playing pitches and any other sports related community facilities from development.

Council's reason for preferring option: This criteria-based policy seeks to protect any sports related community facilities from development. Evidence base, including the Northampton Faith Study, concluded that with an increase in the number of Northampton's population, and diversity, there is a need to cater for their requirements.			
2: There is the option to not specify any criteria in the policy and offer support to sport-related community facilities.			
Council's reason for not preferring option: this is not considered to be acceptable because the facility provided may not necessarily meet the requirements of the community. The proposals could also potentially cause adverse impacts on the road networks.			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	++/-	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.66** Significant positive effects are expected in relation to SA objective 4 because this policy safeguards existing sports facilities, playing pitches and any other sports related community facilities from development unless a strict set of criteria can be met. Furthermore, major developments are expected to contribute towards providing facilities. Overall, this policy is likely to have a positive effect on health and wellbeing by facilitating physical activity and exercise.

#### SA findings for Option 2

**5.67** Mixed significant positive and minor negative effects are expected in relation to SA objective 4 because although sports related community facilities will be safeguarded from development, there will be no measure to determine whether they still serve the community's needs.

#### Policy 24: Community facilities

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The need for community facilities can be met in a variety of ways, including the development of new, or alterations to existing, community facilities, in addition to change of use.</p> <p>Council's reason for preferring option: Although the Joint Core Strategy provides a policy on sports facilities, this policy takes into account Northampton-based evidence which will ensure that the relevant demand for community facilities generally can be catered for.</p>			
<p><b>2:</b> A generic policy could be prepared, which covers all community related facilities including sports related facilities.</p> <p>Council's reason for not preferring option: This would not reflect the evidence base, nor would it provide clarity to applicants.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	++	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	++/-	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	+	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.68** Significant positive effects are expected in relation to SA objective 4 as this policy supports proposals for new or extended community facilities and safeguards existing facilities. The provision of community facilities will have a positive effect on people's health and wellbeing. The policy specifically states that development proposals should not result in any significant, adverse impact on the residential amenity of the area.

**5.69** Minor positive effects are expected in relation to SA objectives 2, 8 and 12 as this policy requires proposals for new community facilities to be accessible by sustainable modes of transport, with positive effects on sustainable travel, air quality and climate change mitigation.

### SA findings for Option 2

**5.70** Mixed significant positive and minor negative effects are expected in relation to SA objective 4 because although development of community facilities is supported, there will be



no measure to determine whether they still service community needs.

**Policy 25: Childcare Provision**

**Policy approaches considered and summary of sustainability effects**

Summary of policy options:			
<p><b>1. Proposed Submission:</b> To ensure the supply of childcare within Northampton is strategically managed, and to ensure that there is sufficient, high quality, flexible childcare that is affordable and meets the needs of the parents and carers.</p> <p>Council's reason for preferring option: With an expected increase in the number of jobs, and therefore employees, it is important to ensure that childcare facilities are catered for. Northamptonshire County Council provided the evidence that Northampton, and other Northamptonshire authorities, are providing childcare facilities at a rate below the regional and national rates. This policy therefore not only seeks to support additional childcare provision in Northampton but to support them in the right location.</p>			
<p>2: There is an option to prepare a policy which is generic and not criteria based. Council's reason for not preferring option: this is likely to cause problems at development management because there will be a lack of clarity in terms of what is considered acceptable and in which location. As childcare facilities can cause traffic issues, lack of policy direction is not supported.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	++	+	
SA3: Schools	++	++	
SA4: Health and well-being	++	+	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	-	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	-	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.71** Significant positive effects are expected in relation to SA objectives 2 and 4, as this policy ensures that childcare premises are within sustainable locations, with good public transport facilities, access to cycling and walking routes, and away from major roads. As such, this policy will help to promote sustainable transport links to childcare facilities, reduce air pollution and greenhouse gas emissions from vehicles, and facilitate improved health and wellbeing through encouraging greater physical activity and through the creation of accessible and affordable childcare facilities.

**5.72** Significant positive effects are expected in relation to SA objective 3 as this policy supports the increased use of current educational establishments as childcare facilities. In addition, childcare facilities provide pre-school education.

### SA findings for Option 2

**5.73** This policy option is expected to have the same scores in relation to the SA objective 3 as the Proposed Submission approach for the reasons described above; however, SA objectives 2 and 4 are expected to have minor positive effects against this option. This is because by not including criteria, this policy option will not have the same effect and may, overall, undermine the importance of sustainable travel and health and well-being.

**5.74** Minor negative effects are also expected against SA objectives 8 and 12 as this policy option would not ensure that childcare facilities are in sustainable and acceptable locations, therefore increased air pollution, traffic congestion and greenhouse gas emissions is likely.

### Policy 26: Sites for Burial Space

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> Policy allocates land for cemetery extensions at Land adjoining Kingsthorpe cemetery, Land adjoining Dallington cemetery and Land adjoining Towcester Road cemetery. Northampton's population has grown significantly from 212,500 (2011) to 225,500 (2016). This growth is set to continue, with the West Northamptonshire JCS's target of 18,870 homes to be delivered in Northampton by 2029. This means that demand for burial space and cremations will also increase over the plan period.</p> <p>Council's reason for preferring option: The 2018 Burial Provision Study, used to inform the local plan, provides recommendation on the sites which should be allocated for additional burial space to meet the needs of the population. This policy seeks to allocate the sites for this provision as well as ensure that adequate facilities are provided on site.</p>			
<p>2: The option is to state that the Council will support these provisions without specifying where.</p> <p>Council's reason for not preferring option: this will not give the necessary assurance to the community that their needs will be met since there will be no commitment to any sites for this specific use.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	?	
SA3: Schools	0	0	
SA4: Health and well-being	+/--?	+	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	?	
SA9: Biodiversity & geodiversity	?	+	
SA10: Landscapes & townscapes	0	0	

SA11: Historic environment	+	?	
SA12: Air quality	?	?	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	--	?	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.75** Planning for the future of burial spaces this could also result in a minor positive effect for SA objective 4 as assurance of adequate local provision for burial space would be likely to reduce a potential source of stress. However, a significant negative effect with uncertainty is also identified in relation to SA objective 4 because the proposed extensions of Dallington Cemetery fall within allotments and community gardens and it is unclear from whether the policy requirement to give consideration to greenspace and amenity values would preserve these facilities.

**5.76** Minor positive effects are expected in relation to SA objective 11, as none of the allocation overlay any designated heritage assets and the policy supports the consideration of heritage values when extending burial spaces.

**5.77** A minor negative effect is identified in relation to SA objective 9 as a proposed extension of Dallington Cemetery is within a Local Wildlife Site (Dallington Brook Field). Additionally, the site is adjacent to Dallington Old Tennis Courts & Ponds Local Wildlife Site, with a potential for adverse effects on this. However, the policy states that ecological assessments should be carried out ahead of any application on the sites set out within this policy, due to local wildlife sites and habitats present within close proximity to the sites. Furthermore, proposals for extended cemeteries should be sensitive to ensure there is no harm to biodiversity. The effect is recorded as uncertain because it is unknown at this stage whether the cemetery extension could be achieved without adverse effects on both local wildlife sites.

**5.78** Minor negative effects with uncertainty are expected in relation to SA objective 12 as the proposed extensions could

increase the proportion of private vehicles traveling to and from the site. Increased traffic could adversely impact the Zone 3 St James' Road AQMA since it leads into the centre of Northampton. However, these effects are uncertain since it depends on which routes are actually used and the degree to which modes of sustainable travel are used.

**5.79** Significant negative effects are expected in relation to SA objective 15 as the allocated extensions of Dallington Cemetery and Towcester Road cemetery are within Grade 3 agricultural land, of which more than 1 ha would be lost to development for burial space. In addition, all of the allocated extension at Kingsthorpe cemetery is within a 'Preventing Land Use Conflict Consultation Buffer' relating to crushed rock extraction.

### SA findings for Option 2

**5.80** This policy option is expected to have mainly uncertain effects where effects are dependent on the location of development as the option does not identify specific sites. A minor positive effect is expected in relation to SA objective 4 for the same reasons as for the proposed policy.

## Built and natural environmental assets

### Policy 27: Sustaining and Enhancing Existing, and Supporting the Creation of, Northampton's Green Infrastructure

#### Policy approaches considered and summary of sustainability effects

#### Summary of policy options:

**1. Proposed Submission:** New development must ensure that existing green infrastructure assets will be protected, managed, maintained and connected to enhance their multi-functionality.

Council's reason for preferring option: The Green Infrastructure Plan 2016 was commissioned to inform the preparation of the Local Plan. The policy seeks to ensure that any proposals will contribute to the enhancement or creation of green

infrastructure, which itself will improve people's health and wellbeing as well as have a positive impact on the environment and climate change. The policy sets out the criteria and threshold.			
2: A generic policy could be prepared.			
Council's reason for not preferring option: this does not however provide clarity to applicants as to whether they should meet this requirement and how.			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	+	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	++	+	
SA9: Biodiversity & geodiversity	++	+	
SA10: Landscapes & townscapes	++	+	
SA11: Historic environment	0	0	
SA12: Air quality	++	+	
SA13: Water management	++	+	
SA14: Flood risk	++	+	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.81** Significant positive effects are expected in relation to SA objectives 9 and 10 as this policy requires that existing green infrastructure assets are protected, managed, maintained and connected to enhance their multi-functionality. It further required that new developments of 15 dwellings or more must contribute to green infrastructure projects and seek to improve connectivity to the local green infrastructure network beyond the site boundary. As such, by enhancing green infrastructure in Northampton this should enhance the landscape and townscape and protect biodiversity.

**5.82** Significant positive effects are also expected in relation to SA objectives 4, 8, 12, 13 and 14, as enhancing green infrastructure is likely to have a number of associated benefits including improving the quality of the landscape and water

quality, reducing the risk of flooding by reducing surface water runoff, reducing air pollution and helping to create a healthy living and working environment.

### SA findings for Option 2

**5.83** This policy option is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above; however, the SA objectives are expected to have minor positive effects against this option. This is because by not including specific details, this policy option is less certain to have the same positive effect.

## Policy 28: Providing Open Spaces

### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> New major developments must ensure that open spaces defined on the Policies Map are sustained or enhanced.</p> <p>Council's reason for preferring option: The Open Space Report 2018 provides the standards required to ensure that the needs of existing and future residents in terms of the various open space typologies will be met through development proposals that come forward. The policy seeks to ensure that these requirements are met.</p>			
<p>2: A generic policy supporting the delivery of open spaces in new developments could be prepared. Council's reason for not preferring option: this does not provide planning applicants with the clarity needed to ensure that the right quantity is provided, nor does it assist in negotiating developer contribution in an effective manner.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	+	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	+/-	+/-	
SA9: Biodiversity & geodiversity	+	+	
SA10: Landscapes & townscapes	+	+	
SA11: Historic environment	0	0	
SA12: Air quality	+/-	+/-	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

#### SA findings for the Proposed Submission approach (Option 1)

**5.84** Significant positive effects are expected in relation to SA objective 4 as this policy requires all new major developments to contribute to open space provision. As such, increasing provision and enhancing open space helps to create a healthy living environment and improves quality of life for all.

**5.85** Minor positive effects are also expected in relation to SA objectives 9 and 10, as provision of open space could provide habitats to support biodiversity and enhance the quality and character of the townscape and landscape.

**5.86** Mixed minor negative and minor positive effects are expected in relation to SA objectives 8 and 12 as this policy could attract more residents and visitors to Northampton

resulting in an increase of air pollution, traffic congestion and greenhouse gas emissions. However, by providing additional open space this could encourage people to use local open space rather than travelling elsewhere.

#### SA findings for Option 2

**5.87** This policy option is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above; however, the SA objectives are expected to have minor positive effects against this option. This is because by not including specific quantities, this policy option is less certain to have the same positive effect.

## Policy 29: Supporting and Enhancing Biodiversity

### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council will expect major development proposals to secure a net gain for biodiversity, protect or enhance ecological networks, and assess the impacts of the proposal on biodiversity.</p> <p>Council's reason for preferring option: There is no option 2. This is a new requirement which local authorities are required to cater for.</p>			
SA Objective	1. Proposed		
SA1: Housing	0		
SA2: Sustainable travel	0		
SA3: Schools	0		
SA4: Health and well-being	+		
SA5: Crime	0		
SA6: Economy	0		
SA7: Town Centre	0		
SA8: Climate change mitigation	0		
SA9: Biodiversity & geodiversity	++		
SA10: Landscapes & townscapes	+		
SA11: Historic environment	0		
SA12: Air quality	0		
SA13: Water management	0		
SA14: Flood risk	0		
SA15: Soils & minerals	0		
SA16: Waste management	0		

#### SA findings for the Proposed Submission approach (Option 1)

**5.88** Significant positive effects are expected in relation to SA objective 9 as this policy requires all major development proposals to secure a net gain in biodiversity, as well as conserving and enhancing ecological networks. Particular reference is given to sites of national or international importance (e.g. The Upper Nene Valley Gravel Pits SPA, Ramsar Site and SSSI), sites of local importance and undesignated sites that make a positive contribution to biodiversity.

**5.89** Minor positive effects are also expected in relation to SA objectives 4 and 10, as protecting and enhancing biodiversity will help to protect the biodiversity sites as recreational and landscape assets.

#### Policy 30: Upper Nene Valley Gravel Pits Special Protection Area

#### Policy approaches considered and summary of sustainability effects



Summary of policy options:			
<p><b>1. Proposed Submission:</b> All new development proposals within 3 km of the SPA must demonstrate that their proposals will not contribute to the disturbance and subsequent decline of the bird species.</p> <p>Council's reason for preferring option: Natural England recommended that this policy be formulated, even though the JCS has a policy in place on this, through the local plan consultation exercise. A policy has been formulated to reinforce the significance of protecting the bird species within the SPA.</p>			
<p><b>2:</b> The option is to ignore Natural England's advice and rely on the JCS.</p> <p>Council's reason for not preferring option: this is not considered acceptable because the Northampton Local Plan needs to reinforce and strengthen the requirement for mitigation measures, particularly in light of additional developments that will be forthcoming in the vicinity of the area.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	+	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	++	0	
SA10: Landscapes & townscapes	+	0	
SA11: Historic environment	0	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.90** Significant positive effects are expected in relation to SA objective 9. This is because development proposals must have no adverse impact either alone or cumulatively on the Upper Nene Valley Gravel Pits SPA and Ramsar site. Specifically, applications comprising a net gain in residential units within 3km of the SPA will need to demonstrate that the impact of any increased recreational activity or pet predation (indirect or direct) on the SPA will not have a detrimental impact. Additionally, proposals for major development close to

the SPA will need to demonstrate no significant adverse effects on the SPA, including due to loss or fragmentation of supporting habitat, non-physical disturbance (noise, vibration or light), and impacts due to water runoff, water abstraction or discharges from the foul drainage system either as a direct result of the development alone or in combination. Development within 250m of the SPA must also protect sightlines for SPA birds. The supporting text to the policy also states that a Mitigation Strategy will be prepared that ensures development (standalone and cumulative) does not impact negatively on this biodiversity asset.

**5.91** Minor positive effects are also expected in relation to SA objectives 4 and 10, as protecting and enhancing biodiversity helps to protect the biodiversity sites as recreational and landscape assets.

#### SA findings for Option 2

**5.92** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy

**5.93** and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

#### Policy 31: Protection and Enhancements of Designated and Non-designated Heritage Assets

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The Council will expect development proposals to conserve and enhance the historic environment and designated and non-designated heritage assets, including historic landscapes.</p> <p>Council's reason for preferring option: Northampton is a compact town with a vast number of heritage assets. To ensure that any development proposals will not result in detrimental impacts on these assets, the policy seeks to ensure that the proposals conserve and enhance these assets. The Landscape Character Assessment 2018 provides details on historic landscapes.</p>			
<p>2: The Council could rely on the JCS's heritage policies to determine planning applications. Council's reason for not preferring option: this is not considered acceptable because a local Northampton based policy will strengthen this requirement and ensure that the assets, and their significance, are protected as much as possible.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	+	0	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	0	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	++	0	
SA11: Historic environment	++	0	
SA12: Air quality	0	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.94** Significant positive effects are expected in relation to SA objectives 10 and 11 as this policy requires that development proposals: demonstrate a clear understanding of the significance of the asset and its setting, and the impact the scheme will have on the significance; consider and incorporate this understanding to demonstrate how the scheme preserves and/or enhances the asset; provide a clear and convincing justification for any harm or loss of an asset; and are consistent with guidance from Historic England. It also supports high quality proposals which positively consider the local distinctiveness of Northampton.

**5.95** Minor positive effects are also expected in relation to SA objective 4, as this policy supports proposals that increase and/or improve accessibility to heritage assets.

### SA findings for Option 2

**5.96** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

## Movement

### Policy 32: Designing Sustainable Transport and Travel

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> In order to deliver a high quality, accessible sustainable transport network, the Council will require developers to fund and financially contribute towards a range of transport schemes.</p> <p>Council's reason for preferring option: With the huge amount of growth expected in Northampton within the plan period, it is important that a policy is formulated which seeks to secure the appropriate infrastructure for the areas affected as well as encourage sustainable travel and not rely heavily on cars. This policy will also contribute towards reducing the adverse impacts of climate change.</p>			
<p><b>2:</b> There is an opportunity to rely on the JCS which provides a clear development management policy on this matter.</p> <p>Council's reason for not preferring option: with the amount of housing and other developments that Northampton is expected to deliver, there is a need to specify how these schemes will be supported and what they are expected to deliver to ensure that future and existing residents / investors / visitors are able to opt for sustainable travel both for climate change and for their wellbeing.</p>			
SA Objective	Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	++	0	
SA3: Schools	0	0	
SA4: Health and well-being	++	0	
SA5: Crime	+	0	
SA6: Economy	0	0	
SA7: Town Centre	+	0	
SA8: Climate change mitigation	++	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	
SA12: Air quality	++	0	

SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.97** Significant positive effects are expected in relation to SA objectives 2, 4, 8 and 12 as this policy ensures that developments incorporate, demonstrate and achieve sustainable travel principles, including improving accessibility by, and usability of, public transport, maximising opportunities for integrated secure and safe walking and cycling routes, and to promote sustainable travel to day-to-day destinations. The policy states that in order to deliver a high quality and accessible sustainable transport network, developers are required to fund and financially contribute towards a range of transport schemes. Additionally, all major applications will be required to include a Travel Plan, to mitigate the transport impact of development. As such, this policy will help to promote sustainable transport links, reduce pollution and greenhouse emissions from vehicles, and facilitate improved health and well-being through encouraging greater physical activity.

**5.98** Minor positive effects are also expected in relation to SA objective 5 and 7, as this policy supports developments that secure a high quality design of the street scene which creates a safe, secure and pleasant environment. Development in the town centre is expected to contribute towards the creation of new public routes.

### SA findings for Option 2

**5.99** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

### Policy 33: Highway Network and Safety

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> When considering the design of new developments, there is a need to take into consideration the impacts on the strategic and local transport networks and ensure safe and suitable access to new developments.</p> <p>Council's reason for preferring option: This policy seeks to ensure that any developments will not have an adverse impact on the road network, sufficient to compromise highway safety. The amount of growth expected can potentially cause a problem, without proper and effective management of impacts and mitigation. Since safety on the road network is very important, there is no option 2. A policy addressing this is necessary.</p>			
SA Objective	1. Proposed		
SA1: Housing	0		
SA2: Sustainable travel	0		
SA3: Schools	0		
SA4: Health and well-being	+		
SA5: Crime	0		
SA6: Economy	0		
SA7: Town Centre	0		
SA8: Climate change mitigation	0		
SA9: Biodiversity & geodiversity	0		

SA10: Landscapes & townscapes	0		
SA11: Historic environment	0		
SA12: Air quality	0		
SA13: Water management	0		
SA14: Flood risk	0		
SA15: Soils & minerals	0		
SA16: Waste management	0		

### SA findings for the Proposed Submission approach (Option 1)

**5.100** Minor positive effects are also expected in relation to SA objective 4, as this policy, subject to consideration of all other relevant plan policies and material considerations, supports developments that are designed to allow safe and suitable means of access and site operation. As such, this policy will

help to promote safety therefore improving health and well-being.

### Policy 34: Transport Schemes and Mitigation

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> To minimise and where possible reduce pollution and emissions, and achieve net-zero emissions by 2030, through mitigation in future transport schemes. The policy also signals the Council's intention to safeguard the route of the former Northampton to Market Harborough railway line for future transport use.</p> <p>Council's reason for preferring option: This policy seeks to ensure that pollution levels are reduced, in addition to emission levels, through transport schemes and mitigation.</p>			
<p><b>2:</b> A generic policy can be formulated</p> <p>Council's reason for not preferring option: this will not provide the necessary direction and justification for potential applicants. This can potentially lengthen the time needed to negotiate and justify developer contributions, which itself could result in the delay of the scheme.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	++	+	
SA3: Schools	0	0	
SA4: Health and well-being	++	+	
SA5: Crime	0	0	
SA6: Economy	0	0	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	++	+	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	

SA11: Historic environment	0	0	
SA12: Air quality	++	+	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.101** Significant positive effects are expected in relation to SA objectives 2, 4, 8 and 12 as this policy requires development proposals which are likely to cause pollution to minimise and, where possible, reduce pollution issues that are a barrier to achieving sustainable development and healthy communities. Proposals for future transport schemes must state how they will contribute to lowering emissions and to the aim of achieving net-zero emissions by 2030. Additionally, the policy safeguards the route of the former Northampton to Market Harborough railway line. As such, this policy will help to promote sustainable transport links, reduce pollution and greenhouse emissions from vehicles, and facilitate improved health and well-being through encouraging active travel.

### SA findings for Option 2

**5.102** This policy option is expected to have the same scores in relation to the SA objectives as the Proposed Submission approach for the reasons described above; however, the SA objectives are expected to have minor positive effects against this option. This is because a generic policy will not provide the desired direction and justification for sustainable transport schemes; therefore, this policy option will not have the same positive effect.

### Policy 35: Parking Standards

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> New development must meet adopted parking standards and accord with the principles set out in the Parking Standards SPD.</p> <p>Council's reason for preferring option: The County Council adopted a Supplementary Planning Document containing parking standards in 2016. It is important for this to be supported in the local plan until such time as new standards are formulated. The policy requires the provision of electric vehicle charging points .</p> <p>There is no option 2. Parking facilities need to be provided and these standards are required. There are no other options to supporting electric and hybrid vehicles since this is currently a Government objective.</p>			
SA Objective	1. Proposed		
SA1: Housing	0		
SA2: Sustainable travel	+		
SA3: Schools	0		
SA4: Health and well-being	0		
SA5: Crime	0		
SA6: Economy	0		
SA7: Town Centre	0		
SA8: Climate change mitigation	+		

SA9: Biodiversity & geodiversity	0		
SA10: Landscapes & townscapes	0		
SA11: Historic environment	0		
SA12: Air quality	+		
SA13: Water management	0		
SA14: Flood risk	0		
SA15: Soils & minerals	0		
SA16: Waste management	0		

### SA findings for the Proposed Submission approach (Option 1)

**5.103** Minor positive effects are expected in relation to SA objectives 2, 8 and 12 as this policy requires new developments to include electric vehicle charging points. As such, this policy will help to promote sustainable transport

links and reduce pollution and greenhouse emissions from vehicles.

### Policy 36: Electronic Communication Networks

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> The policy provides clarity and direction on delivering electronic communications in the Borough, including full fibre broadband.</p> <p>Council's reason for preferring option: Although the Joint Core Strategy provides a policy on infrastructure provision, it does not specify the requirements for broadband in the policy.</p>			
<p><b>2:</b> To incorporate electronic communications into the existing policy on infrastructure and delivery.</p> <p>Council's reason for not preferring option: this would not be sufficient to support the policy direction for electronic communications. A dedicated policy is preferred in light of the residents and investors growing reliance on electronic communications.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	0	0	
SA2: Sustainable travel	0	0	
SA3: Schools	0	0	
SA4: Health and well-being	0	0	
SA5: Crime	0	0	
SA6: Economy	++	+	
SA7: Town Centre	0	0	
SA8: Climate change mitigation	+	0	
SA9: Biodiversity & geodiversity	0	0	
SA10: Landscapes & townscapes	0	0	
SA11: Historic environment	0	0	



SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.104** Significant positive effects are expected in relation to SA objective 6 because the policy ensures that appropriate infrastructure is provided during construction that is sufficient to enable all development to be connected to full fibre broadband without any post development works. This will support business productivity with beneficial effects on the economy. Additionally, minor positive effects are expected in relation to SA objectives 8 and 12 as high speed internet connectivity will allow more people to work from home rather than commuting to their workplace, reducing transport related emissions.

### SA findings for Option 2

**5.105** This policy option is expected to have the same score in relation to SA objective 6. However, SA objective 6 is expected to have minor positive effects against this option because by not including specific details, this policy option is less certain to have the same positive effect.

## Infrastructure

### Policy 37: Infrastructure Delivery and Contributions

#### Policy approaches considered and summary of sustainability effects

Summary of policy options:			
<p><b>1. Proposed Submission:</b> All major development proposals will be required to contribute towards the delivery of any new infrastructure associated with and resulting from the scheme.</p> <p>Council's reason for preferring option: This policy seeks to ensure that developer contributions will be expected to be delivered in a timely manner.</p>			
<p><b>2:</b> The alternative option is to rely on the JCS policy on infrastructure delivery.</p> <p>Council's reason for not preferring option: this is not considered to be acceptable because there will be a need to ensure that the right level of developer contributions is secured for Northampton based schemes.</p>			
SA Objective	1. Proposed	2	
SA1: Housing	++	0	
SA2: Sustainable travel	0	0	
SA3: Schools	++	0	
SA4: Health and well-being	++	0	
SA5: Crime	0	0	
SA6: Economy	++	0	
SA7: Town Centre	+	0	
SA8: Climate change mitigation	+	0	
SA9: Biodiversity & geodiversity	0	0	

SA10: Landscapes & townscapes	+	0	
SA11: Historic environment	0	0	
SA12: Air quality	+	0	
SA13: Water management	0	0	
SA14: Flood risk	0	0	
SA15: Soils & minerals	0	0	
SA16: Waste management	0	0	

### SA findings for the Proposed Submission approach (Option 1)

**5.106** Significant positive effects are expected in relation to SA objectives 1, 3, 4 and 6 as this policy requires all major development proposals to contribute towards the delivery of and where necessary provide land/suitable sites for any new infrastructure associated with and resulting from the scheme. As such, this policy will help provide for the infrastructure needs associated with new development, such as schools, affordable housing, and healthcare facilities. The policy also requires developers to deliver full fibre connectivity to new build development, which will have beneficial effects on the economy.

**5.107** Minor positive effects are expected in relation to SA objectives 7 and 10. This is because this policy could help enhance the town centre and townscape.

**5.108** Additionally, minor positive effects are expected in relation to SA objectives 8 and 12 as high speed internet connectivity will allow more people to work from home rather than commuting to their workplace, reducing transport related emissions.

### SA findings for Option 2

**5.109** This policy option is expected to have negligible effects against all of the SA objectives, as reliance on national policy and the JCS represent the baseline against which the effects of the Local Plan Part 2 are being assessed.

## Chapter 6

# SA findings for site specific allocations and reasonable alternatives

**6.1** The Council's approach to identifying reasonable alternative site options and for assessing these and selecting preferred sites for allocation in the Proposed Submission Local Plan has already been described in the Methodology chapter. The Methodology chapter (Chapter 2) also describes how the SA ran alongside and informed this site selection process and the methodology used in the SA of sites.

**6.2** This chapter presents the results of the SA of sites and is structured as follows:

- Reasonable alternative (unallocated) sites - results of the SA of the reasonable alternative sites, based on the principle of development within the site boundary and assessing each site individually on its own merits.
- Allocated sites - results of the SA of the allocated sites on the same basis and using the same assessment assumptions and methodology as for the SA of reasonable alternative sites.
- Allocation policies - results of the SA of the site-specific allocation policies, taking the results of the SA of the principle of development of the related allocated sites as a starting point and then considering how these are modified by the requirements for the site set out within the allocation policy.

### SA results for reasonable alternative (unallocated) and allocated sites

**6.3** A summary of the SA results for the reasonable alternative sites that were not allocated by the Council are presented in **Table 6.1** (sites considered for residential use) and **Table 6.2** (sites considered for employment use).

**6.4** The SA results for the sites allocated by the Council are summarised in **Table 6.3** (sites considered for residential use) and **Table 6.4** (sites considered for employment use).

**6.5** The SA results for the total area of allocated and reasonable alternative sites are provided in **Table 6.5** (sites considered for residential use) and **Table 6.6** (sites considered for employment use).

**6.6** As described above, the SA of both the unallocated and allocated sites was carried out using the same methodology and assumptions, allowing direct comparison between the two sets of results. The further effects of the requirements of site-

specific allocation policies on the SA scores for allocated sites are set out later in this chapter.

**6.7** An overview of the locations of all reasonable alternative sites, both allocated and unallocated, is provided by **Figure 6.1**. A series of figures, one for each assessment criterion, then illustrates the SA results achieved by all reasonable alternative sites, both allocated and unallocated. In addition to the site SA scores against an assessment criterion, each map also shows the environmental constraints or other features relevant to the GIS-based assessment against that criterion. **Figure 6.2** to **Figure 6.23** show the SA results for the sites considered for residential use. These are followed by **Figure 6.24** to **Figure 6.41** which provide the same information for sites considered for employment use.

**6.8** A detailed assessment sheet for each site is provided in **Appendix G**.



## SA of Northampton Local Plan (Part 2)

**Figure 6.1: Site options subject to SA**

- Northampton Borough Council
- Other Local Authority
- Allocated residential site
- Allocated employment site
- Allocated education site
- No longer allocated residential site
- No longer allocated employment site
- Unallocated residential site
- Unallocated employment site
- Unallocated employment site
- Burial site

1-LAA1006	48-LAA1005	95-LAA1100
2-LAA1121	49-LAA0338	96-LAA0208
3-LAA1099	50-LAA0771	97-LAA1140
4-LAA0870	51-LAA1048	98-LAA1112
5-LAA0594	52-LAA0180	99-LAA1025
6-LAA0629	53-LAA0767	100-LAA1102
7-LAA1118	54-LAA0153	101-LAA1009
8-LAA1080	55-LAA0333	102-LAA1142
9-LAA0719	56-LAA0288r	103-LAA0168
10-LAA0720r	57-LAA0288c	104-LAA1104
11-LAA0720e	58-LAA0931	105-LAA1033
12-LAA0910	59-LAA0167	106-LAA1007
13-LAA1079	60-LAA0818	107-LAA0171
14-LAA1096	61-LAA1010	108-LAA1069
15-LAA1035	62-LAA1022	109-LAA1137
16-LAA1034	63-LAA1113r	110-LAA0204
17-LAA1036	64-LAA1113c	111-LAA1098
18-LAA1119	65-LAA0598	112-LAA0327
19-LAA1075	66-LAA1127	113-LAA1024
20-LAA1071	67-LAA0336	114-LAA0593
21-LAA1037	68-LAA0335	115-LAA1138r
22-LAA0169r	69-LAA0814	116-LAA1101
23-LAA0169e	70-LAA0903	117-LAA1107
24-LAA1026	71-LAA0496	118-LAA1055
25-LAA1086A	72-LAA0740	119-LAA0328r
26-LAA1086B	73-LAA0915r	120-LAA0328c
27-LAA1013	74-LAA0915e	121-LAA0615
28-LAA0590	75-LAA1078	122-LAA0685
29-LAA0205	76-LAA0749	123-LAA1058
30-LAA1114	77-LAA0744r	124-LAA0193
31-LAA1063	78-LAA0744c	125-LAA1001
32-LAA1041	79-LAA1124	126-LAA1059B
33-LAA1064	80-LAA1134	127-LAA1059C
34-LAA1116	81-LAA0328	128-LAA1049
35-LAA1123	82-LAA0932	129-LAA1060
36-LAA1050	83-LAA0933	130-LAA1133
37-LAA1117	84-LAA1139	131-LAA1094
38-LAA1131	85-LAA0174	132-LAA1051A
39-LAA1109	86-LAA0831	133-LAA1051B
40-LAA0403	87-LAA0827	134-LAA0657
41-LAA1108	88-LAA0675	135-LAA1097
42-LAA1014	89-LAA0674	136-LAA1054
43-LAA0689	90-LAA0673	137-LAA0659
44-LAA1126	91-LAA1068	138-26B
45-LAA0666	92-LAA0195	139-26A
46-LAA0665c	93-LAA0672	140-26C
47-LAA0665r	94-LAA1052	141-LAA1138e

Note: Allocated sites are shown in bold.

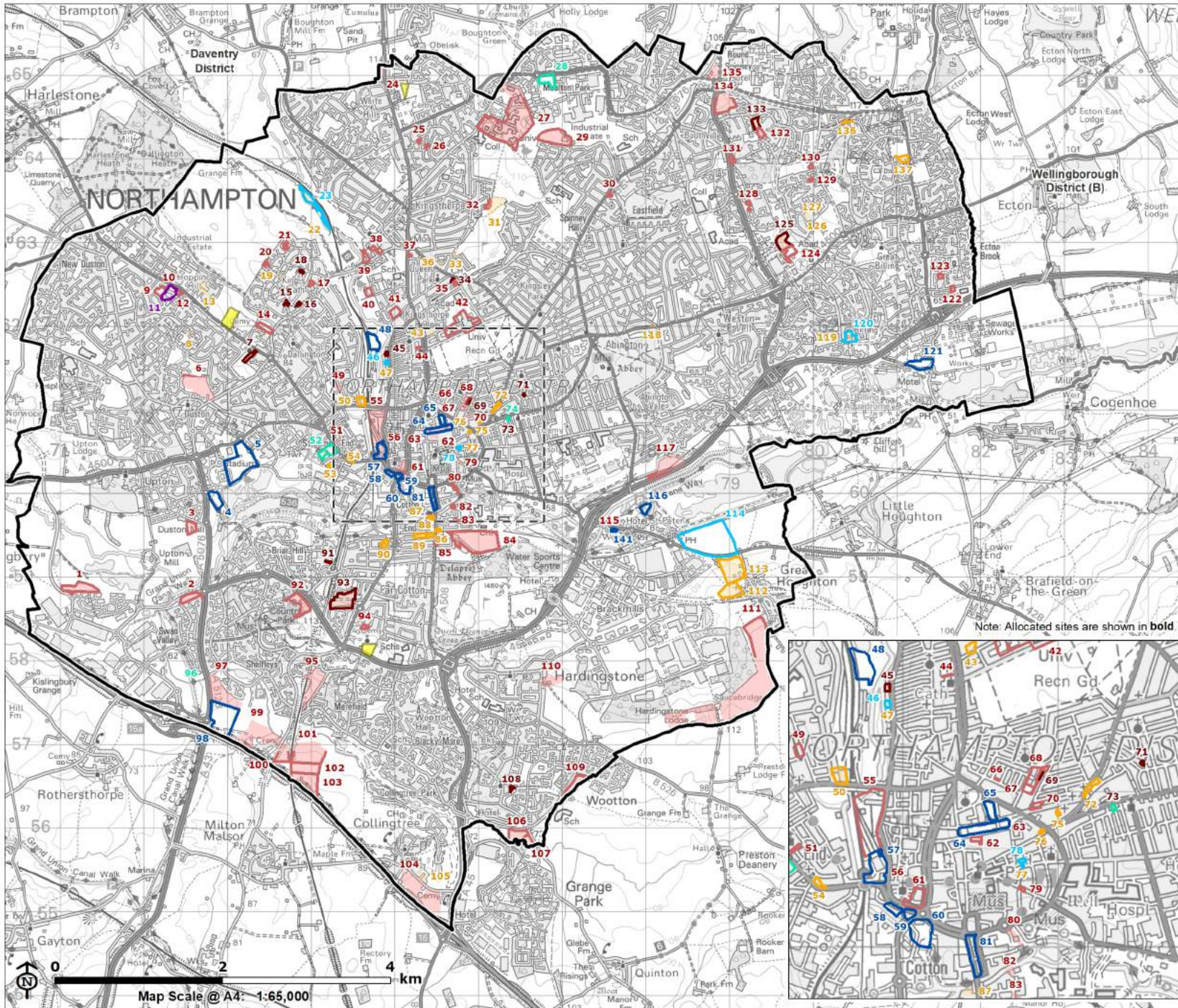




Table 6.1: SA results for reasonable alternative (unallocated) residential sites

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA0153	Lex Autocare & Kwikfit	0.24	8	+	++	++	-	-	+	-	0	0	0	++	++	0	N/A	N/A	-?	-?	-	-	-	N/A	N/A	0	0	0	--?
LAA0169r	Railway Line	2.23	71	+	+	++	-	+	+	-	0	0	0	+	++	-	--	N/A	-?	0	--	-	--	0	--	-	--?	0	0
LAA0326r	Orchard Hill	1.49	47	+	+	++	+	-	+	0	0	0	0	+	++	--	N/A	N/A	-?	-?	0	0	-	+	0	0	0	0	0
LAA0327	Martins Farm	3.65	115	++	-	+	--	-	+	0	0	0	0	-	+	--	-	--	-?	0	0	0	0	0	--	--?	0	0	--?
LAA0496	57 Artizan Road	0.05	10	+	++	++	++	-	+	0	0	0	0	++	++	--	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA0659	Great Meadow Road	0.82	26	+	+	++	+	-	+	-	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0665r	190-199 St Andrews Road	0.14	5	+	++	++	++	+	+	-	0	0	0	++	++	-	N/A	N/A	-?	0	-	-	-	N/A	N/A	0	0	0	--
LAA0666	171 - 180 St Andrews Road	0.16	22	+	++	++	-	+	+	-	0	0	0	++	++	-	N/A	N/A	-?	-?	-	-	-	N/A	N/A	0	0	0	--
LAA0672	Tunnel Hill Cottages, Rothersthorpe Road	4.75	139	++	++	++	++	+	++	0	0	0	0	++	++	-	-	0	-?	-?	0	0	-	0	--	--?	0	0	0
LAA0673	Delapre Middle School	0.50	20	+	++	++	+	-	+	0	0	0	0	++	++	-	N/A	N/A	-?	0	--	-	-	N/A	N/A	0	0	0	0

Table 6.1 and the accompanying text incorrectly identify site LAA0767 as being a reasonable alternative site when it should be categorised as an allocated site. This error, which also appears in the SA results maps (Figures 6.2-6.41) and the detailed site appraisal form in Appendix F, will be corrected prior to finalisation of the SA report for consultation.”

Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA0674	Depot Cotton End	0.70	28	+	++	++	-	-	+	0	0	0	0	++	++	-	N/A	N/A	-?	-?	--	-	0	N/A	N/A	0	0	0	0
LAA0675	GTMR Depot Cotton End East	0.36	16	+	++	++	-	-	+	-	0	0	0	++	++	--	N/A	N/A	-?	0	--	-	-	N/A	N/A	0	0	0	--
LAA0689	Nene Enterprise Centre, Freehold Street	0.36	14	+	++	++	++	+	+	0	0	0	0	++	++	0	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA0740	Exeter Place/ Kettering Road	0.33	13	+	++	++	-	+	++	-	0	0	0	++	++	--	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0744r	The Ridings Arcade, 61-63 St Giles Street (upper floors)	0.14	21	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0749	Compton House, 83-85 Abington Street	0.06	94	+	++	++	-	+	++	-	0	0	?	++	++	--	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0767	46 Spencer Street	0.14	25	+	++	++	-	-	+	0	0	0	0	++	++	-	N/A	N/A	-?	-?	--	-	0	N/A	N/A	0	-?	0	--?
LAA0771	Jewsons and Continental Coachworks, Gladstone Road	0.87	31	+	++	++	++	+	+	-	0	0	0	++	++	0	N/A	N/A	-?	-?	0	0	-	N/A	N/A	0	0	0	--
LAA0814	32 Great Russell Street	0.15	12	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0827	Bus Depot Cotton End	0.22	8	+	++	++	-	+	+	-	0	0	?	++	++	--	N/A	N/A	-?	-?	--	-	0	N/A	N/A	0	0	0	0
LAA0831	Perrett Scrap Cotton End	0.17	8	+	++	++	-	-	+	-	0	0	?	++	++	--	N/A	N/A	-?	0	--	-	0	N/A	N/A	0	0	0	--



Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score	
LAA0915r	118-122 Wellingborough Road	0.10	12	+	+	++	+	+	++	-	0	0	?	+	++	-	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	
LAA1001	Former Emmanuel Middle School	2.24	83	+	+	++	++	+	++	0	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	0	++	0	0	0	0	0	
LAA1024	Great Houghton Independent School	6.92	240	++	-	+	--	-	+	-	0	0	0	-	+	--	-	--	-?	0	0	0	0	++	--	--?	-?	0	--?	
LAA1033	Toms Close	0.52	16	+	-	+	+	-	+	0	0	0	0	-	+	-	N/A	N/A	-?	0	0	0	0	-	N/A	N/A	0	0	0	0
LAA1034	Witham Way garage site	0.15	4	+	+	++	+	+	+	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	
LAA1035	West Oval garage site	0.17	7	+	+	++	+	+	+	0	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	
LAA1050	Queen's Crescent	0.15	6	+	-	++	++	+	+	0	0	0	0	-	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	
LAA1051B	Land between Waterpump Court and Billing Brook Road	0.91	29	+	+	++	+	+	+	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	--?	
LAA1054	Land adj to Treetops in Goldings	0.13	5	+	+	++	-	-	+	0	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	
LAA1055	Land on the corner of Norman Road/ Wellingborough Road	0.13	5	+	-	++	-	+	+	-	0	0	0	-	++	--	N/A	N/A	-?	0	0	--	0	N/A	N/A	0	0	0	0	
LAA1059B	Land off Birds Hill Road	0.31	12	+	+	++	++	+	++	0	0	0	0	+	++	--	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0	

Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA1059C	Land off Birds Hill Road	0.15	6	+	+	++	++	+	++	0	0	0	0	+	++	-	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1063	Land adj Flats in Newnham Road	2.35	73	+	+	++	-	+	+	0	0	0	0	+	++	--	--	N/A	-?	0	0	--	-	0	--	0	0	0	0
LAA1064	Land off Eastern Avenue North	0.21	8	+	-	++	++	+	+	0	0	0	0	-	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1068	The Briars garage site	0.13	2	+	++	++	+	-	+	-	0	0	0	++	++	0	N/A	N/A	-?	0	0	-	0	N/A	N/A	0	0	0	0
LAA1069	Farmclose Road garage site	0.15	6	+	+	++	++	+	+	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1075	North Oval	0.16	8	+	+	++	+	+	+	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1078	Land at Chapel Place	0.08	3	+	+	++	-	+	++	-	0	0	?	+	++	-	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA1079	Ryehill Estate (within Tresham Green play area)	1.04	33	+	+	++	-	-	++	0	0	0	0	+	++	-	--	N/A	-?	0	0	0	-	+	-	--?	0	0	--?
LAA1080	Duston (north of Hopping Hill School)	0.15	8	+	+	++	+	+	++	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1116	194-200 Kingsthorpe Grove	0.15	14	+	-	++	++	+	+	-	0	0	0	-	++	0	N/A	N/A	-?	-?	0	-	-	N/A	N/A	0	0	0	0
LAA1118	135 Harlestone Road	0.71	7	+	++	++	+	+	+	-	0	0	0	++	++	0	N/A	N/A	-?	0	0	0	-	N/A	N/A	0	0	0	0

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LAA1119	Silver Coronet, Welland Way	0.16	14	+	+	++	+	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0

Table 6.2: SA results for reasonable alternative (unallocated) employment sites

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA0169c	Railway Line	2.23	0	0	+	N/A	0	-?	N/A	N/A	0	++	0	+	N/A	-	--	N/A	-?	0	--	-	--	0	--	-	--?	0	0
LAA0180	St James Road (former bus depot)	1.78	0	0	++	N/A	0	-?	N/A	N/A	0	++	0	++	N/A	-	N/A	N/A	-?	-?	-	--	-	++	0	0	-?	0	--?
LAA0208	Swan Valley Gateway	13.11	0	0	--	N/A	0	-?	N/A	N/A	0	++	0	--	N/A	--	-	?	--?	0	-	-	-	+	--	--?	--?	0	0
LAA0326c	Orchard Hill	1.49	0	0	+	N/A	0	-?	N/A	N/A	0	++	0	+	N/A	--	N/A	N/A	-?	-?	0	0	-	+	0	0	0	0	0
LAA0590	Nationwide Building Society (adjacent car park)	2.08	0	0	+	N/A	0	-?	N/A	N/A	0	++	0	+	N/A	0	--	N/A	-?	0	0	0	0	0	--	0	0	0	--?
LAA0593	North of Bedford Road	19.89	0	0	+	N/A	0	-?	N/A	N/A	0	++	0	+	N/A	--	-	--	--?	0	0	-	-	0	--	--?	--?	0	--?

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LAA0665c	190-199 St Andrews Road	0.14	0	0	++	N/A	0	-?	N/A	N/A	0	+	0	++	N/A	-	N/A	N/A	-?	0	-	-	-	N/A	N/A	0	0	0	-
LAA0744c	The Ridings Arcade, 61-63 St Giles Street (upper floors)	0.14	0	0	++	N/A	0	-?	N/A	N/A	0	+	?	++	N/A	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0915c	118-122 Wellingborough Road	0.10	0	0	+	N/A	0	-?	N/A	N/A	0	+	?	+	N/A	--	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0

Table 6.3: Table 1.3: SA results for allocated residential sites

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA0168	Rowtree Road	6.06	131	++	--	+	--	-	+	-	0	0	0	--	+	0	-	-	-?	0	0	0	0	0	--	--?	--?	0	0
LAA0171	Quinton Road	1.16	19	+	+	++	-	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	-	0	-	0	--	--?	--?	0	0
LAA0174	Ransome Road Gateway	0.15	24	+	++	++	-	-	+	-	0	0	?	++	++	-	N/A	N/A	-?	-?	--	0	0	N/A	N/A	0	0	0	-
LAA0193	Former Lings Upper School, Birds Hill Walk	1.43	60	+	+	++	+	+	++	0	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	-	++	0	0	0	0	0

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LAA0195	Hunsbury School, Hunsbury Hill	3.04	73	+	++	++	+	-	+	-	0	0	0	++	++	--	--	-	--?	0	0	0	-	0	--	--?	0	0	0
LAA0204	The Farm, The Green	2.17	100	++	+	++	+	-	+	0	0	0	0	+	++	--	N/A	N/A	-?	0	0	0	0	0	--	--?	0	-	0
LAA0205	Parklands Middle School, Devon Way	5.39	132	++	+	++	++	-	+	0	0	0	0	+	++	-	--	-	--?	0	0	0	0	++	--	0	0	0	--?
LAA0288r	Northampton Railway Station car park	2.12	68	+	++	++	++	+	+	-	0	0	?	++	++	0	N/A	N/A	-?	-?	0	0	0	++	0	0	0	0	--?
LAA0333	Northampton Railway Station (railfreight)	5.68	200	++	++	++	++	+	++	-	0	0	+	++	++	0	-	?	--?	-?	-	-	-	++	--	0	0	0	--
LAA0335	Chronicle & Echo North	0.88	42	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA0336	Chronicle & Echo South	0.32	14	+	+	++	-	+	++	0	0	0	?	+	++	--	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA0338	Countess Road	0.39	68	+	++	++	++	-	+	0	0	0	0	++	++	0	N/A	N/A	-?	-?	--	--	-	++	N/A	0	0	0	0
LAA0403	Allotments Studland Road	0.72	23	+	++	++	-	+	+	0	0	0	0	++	++	-	--	N/A	-?	0	0	0	-	N/A	N/A	0	0	0	0
LAA0629	British Timken	5.83	138	++	+	++	+	+	++	0	0	0	0	+	++	0	++	?	--?	-?	0	0	-	++	0	0	0	0	0

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LAA0657	Fraser Road	4.37	140	++	+	++	+	+	+	-	0	0	0	+	++	0	--	-	--?	0	0	-	0	0	--	0	0	0	--?
LAA0685	Adj 12 Pennycress Place	0.30	12	+	+	++	+	+	+	0	0	0	0	+	++	--	--	N/A	-?	0	0	0	-	N/A	N/A	0	0	0	--
LAA0719	Car Garage Workshops, 409 Harlestone Road	1.09	35	+	+	++	+	-	++	-	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	-	++	0	0	0	0	--?
LAA0720r	Ryland Soans Ford Garage, Harlestone Road	1.93	62	+	+	++	+	-	++	-	0	0	0	+	++	0	N/A	N/A	-?	-?	0	0	-	++	0	0	0	-	--?
LAA0903	Hawkins Shoe Factory, Overstone Road	0.26	105	++	++	++	-	+	++	-	0	0	0	++	++	--	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA0910	379 Harlestone Road	0.34	14	+	+	++	-	-	++	-	0	0	0	+	++	0	--	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	--?
LAA0932	Southbridge site 1	0.17	44	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	-?	-	-	0	N/A	N/A	0	0	0	0
LAA0933	Southbridge site 2	0.09	50	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	-?	-	0	-	N/A	N/A	0	0	0	--
LAA1006	Pineham	3.39	106	++	-	+	+	-	+	0	0	0	0	-	+	-	-	0	-?	0	-	0	0	0	--	--?	--?	0	0
LAA1007	Land south of Wooldale Road, east of Wootton Road	2.64	22	+	-	++	-	+	+	0	0	0	0	-	++	0	-	--	--?	0	-	-	-	0	--	--?	--?	0	0

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LAA1009	Land west of Policy N5 Northampton South SUE (Site 1)	8.46	100	++	-	+	-	-	+	-	0	0	0	-	+	-	-	?	-?	0	0	-	0	0	--	--?	--?	0	0
LAA1010	Land at St Peter's Way/ Court Road/ Freeschool Street	1.17	5	+	++	++	+	+	++	-	0	0	?	++	++	--	N/A	N/A	-?	-?	0	0	0	++	0	0	0	0	0
LAA1013	University of Northampton Park Campus	22.97	653	++	+	++	++	-	++	0	0	0	0	+	++	-	-	?	--?	0	0	0	-	++	--	--?	0	0	--?
LAA1014	University of Northampton Avenue Campus	6.02	200	++	++	++	++	+	+	0	0	0	0	++	++	--	+	?	--?	-?	0	--	-	++	0	0	0	0	0
LAA1022	Belgrave House	0.21	99	+	++	++	++	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA1025	Land to the west of Towcester Road	8.86	180	++	+	+	-	-	+	-	0	0	0	+	+	-	-	-	-?	0	-	-	-	0	--	--?	--?	0	0
LAA1026	Eastern land parcel, Buckton Fields	0.88	14	+	-	++	+	+	+	-	0	0	0	-	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	--
LAA1036	Derwent Drive garage site, Kings Heath	0.19	8	+	+	++	+	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1037	Swale Drive garage site and rear/ unused land	0.27	6	+	+	++	+	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1041	Newnham Road	0.37	15	+	+	++	++	+	+	0	0	0	0	+	++	-	--	N/A	-?	-?	0	--	-	N/A	N/A	0	0	0	0



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LAA1048	Stenson Street	0.14	6	+	++	++	-	-	+	-	0	0	0	++	++	0	N/A	N/A	-?	0	--	-	0	N/A	N/A	0	0	0	--?
LAA1049	Land off Arbour Court	0.29	11	+	+	++	++	+	+	0	0	0	0	+	++	--	--	N/A	-?	0	0	-	0	N/A	N/A	0	0	0	0
LAA1051A	Waterpump Court and Billing Brook Road	0.74	8	+	+	++	+	+	+	0	0	0	0	+	++	0	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1052	Land rear of garages in Coverack Close	0.32	13	+	+	++	-	+	++	0	0	0	0	+	++	0	-	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1058	Land off Oat Hill Drive, Ecton Brook	0.28	11	+	+	++	+	+	+	0	0	0	0	+	++	--	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1060	Hayeswood Road	0.15	6	+	+	++	++	-	+	0	0	0	0	+	++	-	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1071	Medway Drive (rear of Medway Close)	0.24	9	+	+	++	+	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1086A	Cosgrove Road	0.15	6	+	+	++	-	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1086B	Chalcombe Avenue	0.17	7	+	+	++	-	+	+	0	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1094	Land off Holmecross Road	0.47	15	+	+	++	++	+	+	-	0	0	0	+	++	-	--	N/A	-?	0	0	0	-	N/A	N/A	0	0	0	0

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LAA1096	Land off Mill Lane	1.19	14	+	++	++	+	+	+	0	0	0	0	++	++	--	--	N/A	-?	-?	-	--	-	0	--	0	0	0	0
LAA1097	Gate Lodge	1.11	30	+	+	++	-	-	+	-	0	0	0	+	++	0	--	N/A	-?	0	0	-	-	0	--	0	0	0	--?
LAA1098	The Green, Great Houghton	42.84	800	++	-	+	-	-	+	0	0	0	0	-	+	--	-	?	-?	0	0	0	0	0	--	--	-?	0	--?
LAA1099	Upton Reserve Site	1.39	40	+	+	+	+	-	+	0	0	0	0	+	+	-	N/A	N/A	-?	0	--	-	0	+	-	--?	--?	0	0
LAA1100	Hill Farm Rise	5.65	80	+	+	++	++	-	++	-	0	0	0	+	++	--	-	?	-?	-?	0	0	-	+	--	--?	0	-	0
LAA1102	Site east of Towcester Road	2.58	50	+	-	+	-	-	+	-	0	0	0	-	+	0	-	0	-?	0	0	0	0	0	--	--?	--?	0	0
LAA1104	Watering Lane	11.04	265	++	--	+	+	-	+	-	0	0	0	--	+	-	-	-	--?	0	0	0	-	0	--	--	--?	0	0
LAA1107	Former Abington Mill Farm, land off Rushmere Road	5.02	125	++	-	++	-	+	+	-	0	0	0	-	++	--	--	?	-?	0	--	-	-	0	--	-	--?	0	0
LAA1108	Former Dairy Crest Depot, Horsley Road	1.10	35	+	+	++	-	+	+	0	0	0	0	+	++	-	N/A	N/A	-?	-?	0	0	-	++	0	0	0	0	--
LAA1109	Mill Lane	0.71	6	+	+	++	+	+	+	0	0	0	0	+	++	--	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0

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LAA1113r	Greyfriars	1.75	400	++	++	++	++	+	++	0	0	0	?	++	++	--	--	N/A	-?	-?	0	0	-	+	-	0	0	0	0
LAA1114	Cedarwood Nursing Home, 492 Kettering Road	0.19	2	+	+	++	++	-	+	-	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1117	133 Queens Park Terrace	0.06	18	+	+	++	++	+	+	-	0	0	0	+	++	0	N/A	N/A	-?	0	0	0	--	N/A	N/A	0	0	0	0
LAA1121	Upton Valley Way East	1.64	34	+	+	++	--	-	+	-	0	0	0	+	++	-	--	N/A	-?	0	0	0	-	+	--	-	-?	0	0
LAA1123	83 - 103 Trinity Avenue	0.19	9	+	-	++	++	+	+	-	0	0	0	-	++	0	N/A	N/A	-?	-?	0	--	-	N/A	N/A	0	0	0	0
LAA1124	41-43 Derngate	0.08	7	+	++	++	-	+	++	0	0	0	?	++	++	--	N/A	N/A	-?	-?	0	0	-	N/A	N/A	0	0	0	0
LAA1126	5 Primrose Hill	0.04	6	+	++	++	-	+	+	-	0	0	0	++	++	0	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1127	32 Connaught Street	0.03	6	+	++	++	++	+	++	0	0	0	0	++	++	--	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA1131	The Leys Close, 39 Mill Lane	0.57	6	+	+	++	+	+	+	0	0	0	0	+	++	-	N/A	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0
LAA1133	Eastern District Social Club, Crestwood Road	0.20	5	+	+	++	+	-	+	0	0	0	0	+	++	-	--	N/A	-?	0	0	0	0	N/A	N/A	0	0	0	0

Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Site ID	Site name	Site area (ha)	Dwelling Capacity	SA1a Score	SA2a Score	SA2b Score	SA3a Score	SA4a Score	SA4b Score	SA4c Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA8b Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score		
LAA1134	St John's Railway Embankment	0.30	12	+	++	++	-	+	++	-	0	0	?	++	++	--	N/A	N/A	-?	-?	-	0	0	N/A	N/A	0	0	0	0		
LAA1137	land at Wootton Fields	2.31	74	+	+	+	++	-	+	0	0	0	0	+	+	0	--	N/A	-?	0	0	0	-	N/A	--	--?	0	0	0		
LAA1138r	land south of Bedford Road	0.21	7	+	+	++	-	-	+	-	0	0	0	+	++	--	--	N/A	-?	0	--	-	-	N/A	N/A	0	0	0	--?		
LAA1139	Ransome Road	11.87	200	++	++	++	-	-	++	0	0	0	+	++	++	--	-	-	--?	-?	--	-	-	++	--	0	0	0	--		
LAA1140	Land north of Milton Ham	6.99	224	++	+	+	-	-	+	-	0	0	0	+	+	-	-	-	--?	0	-	-	-	0	--	--?	-?	0	0		
LAA1142	Land west of Northampton South SUE (site 2)	4.26	130	++	-	+	-	-	+	-	0	0	0	-	+	0	-	?	-?	0	0	0	0	0	--	--?	--?	0	0		
Burial sites <sup>6</sup>																															
26A	Land adjoining Kingsthorpe cemetery	0.98	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	0	N/A	N/A	N/A	-?	0	0	-	N/A	N/A	N/A	-?	0	0		
26B	Land adjoining Dallington cemetery	2.80	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	0	N/A	0	N/A	0	0	0	0	N/A	N/A	N/A	0	0	0		
26C	Land adjoining Towcester Road cemetery	1.82	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	0	N/A	N/A	N/A	-?	0	0	-	N/A	N/A	N/A	0	0	0		

<sup>6</sup> These burial sites have been appraised using professional judgement to identify any relevant criteria.

Table 6.4 and the accompanying text incorrectly identify site LAA0328 as having significant negative effects on SA objective 9: Biodiversity. This should be a minor negative effect. This error, which also appears in the SA results shown in Figure 6.10 and the detailed site appraisal form in Appendix F, will be corrected prior to finalisation of the SA report for consultation.

Table 6.4: SA results for allocated employment sites

Site ID	Site name	Site area (ha)	SA1a Score	SA2a Score	SA3a Score	SA4a Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score
LAA0167	Tanner Street	0.38	0	++	0	-?	0	+	?	++	0	N/A	N/A	-?	-?	-	0	0	N/A	N/A	0	0	0	0
LAA0288c	Northampton Railway Station car park	2.12	0	++	0	-?	0	++	?	++	0	N/A	N/A	-?	-?	0	0	0	++	0	0	0	0	--?
LAA0328	Cattle Market Road	1.31	0	++	0	-?	0	++	?	++	--	N/A	N/A	-?	-?	--	-	-	++	0	0	0	0	0
LAA0594	Sixfields East	10.18	0	++	0	0	0	++	0	++	-	-	?	-?	-?	0	0	-	++	--	--?	-?	-	--
LAA0598	Car Park, Victoria Street	0.63	0	++	0	-?	0	+	?	++	0	N/A	N/A	-?	-?	0	0	0	N/A	N/A	0	0	0	0
LAA0615	Crow Lane North	2.92	0	-	0	-?	0	++	0	-	--	-	?	-?	0	--	-	-	0	--	--	--?	0	--
LAA0818	St Peter's Way	2.11	0	++	0	-?	0	++	?	++	0	N/A	N/A	-?	-?	--	-	-	++	0	0	0	0	0
LAA0870	Sixfields, Upton Way	2.17	0	+	0	-?	0	++	0	+	-	N/A	N/A	-?	0	-	0	-	++	-	0	--?	0	0
LAA0931	Sites in Green Street	0.51	0	++	0	-?	0	+	?	++	0	N/A	N/A	-?	-?	-	0	0	N/A	N/A	0	0	0	--?
LAA1005	Land north of Martins Yard, Spencer Bridge Road	2.13	0	++	0	-?	0	++	0	++	--	--	N/A	--?	-?	-	0	0	0	--	0	0	0	--

Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Site ID	Site name	Site area (ha)	SA1a Score	SA2a Score	SA3a Score	SA4a Score	SA5a Score	SA6a Score	SA7a Score	SA8a Score	SA9a Score	SA10a Score	SA11a Score	SA12a Score	SA13a Score	SA14a Score	SA14b Score	SA14c Score	SA15a Score	SA15b Score	SA15c Score	SA15d Score	SA15e Score	SA16a Score		
LAA1101	Land at Waterside Way	0.98	0	+	0	-?	0	+	0	+	--	N/A	N/A	-?	0	--	-	-	N/A	N/A	0	0	0	0		
LAA1112	Milton Ham	9.88	0	+	0	0	0	++	0	+	-	-	?	--?	0	0	-	0	+	--	--?	-?	0	0		
LAA1113c	Greyfriars	1.75	0	++	0	-?	0	++	?	++	0	--	N/A	-?	-?	0	0	-	+	-	0	0	0	0		
LAA1138e	land south of Bedford Road	0.21	0	+	0	-?	0	+	0	+	--	--	N/A	-?	0	--	-	-	N/A	N/A	0	0	0	--?		
Education site <sup>7</sup>																										
LAA0720e	Ryland Soans Ford Garage, Harlestone Road	1.93	N/A	-	N/A	N/A	+	N/A		0	+	N/A	-?		0		-	++	0	0	0	0	-			

<sup>7</sup> This education site has been appraised using professional judgement to identify any relevant criteria.

Table 6.5: SA results for total areas of reasonable alternative (unallocated) and allocated residential sites

SA Criteria	Residential Site Type	Score								
		++	+	0	?	-?	-	--?	--	N/A
SA1a	Allocated Sites	77%	20%	0%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	44%	56%	0%	0%	0%	0%	0%	0%	0%
SA2a	Allocated Sites	17%	39%	0%	0%	0%	33%	0%	8%	3%
	Reasonable Alternatives	29%	37%	0%	0%	0%	34%	0%	0%	0%
SA2b	Allocated Sites	51%	46%	0%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	68%	32%	0%	0%	0%	0%	0%	0%	0%
SA3a	Allocated Sites	26%	20%	0%	0%	0%	48	0%	4%	3%
	Reasonable Alternatives	27%	17%	0%	0%	0%	25	0%	30	0%
SA4a	Allocated Sites	0%	23%	0%	0%	0%	74%	0%	0%	3%
	Reasonable Alternatives	0%	51%	0%	0%	0%	49%	0%	0%	0%
SA4b	Allocated Sites	30%	68%	0%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	27%	73%	0%	0%	0%	0%	0%	0%	0%
SA4c	Allocated Sites	0%	0%	57%	0%	0%	40%	0%	0%	3%
	Reasonable Alternatives	0%	0%	60%	0%	0%	40%	0%	0%	0%
SA5a	Allocated Sites	0%	0%	97%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA6a	Allocated Sites	0%	0%	97%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA7a	Allocated Sites	0%	8%	86%	3%	0%	0%	0%	0%	3%
	Reasonable Alternatives	0%	0%	97%	3%	0%	0%	0%	0%	0%
SA8a	Allocated Sites	17%	39%	0%	0%	0%	33%	0%	0%	3%
	Reasonable Alternatives	29%	37%	0%	0%	0%	34%	0%	0%	0%
SA8b	Allocated Sites	51%	46%	0%	0%	0%	0%	0%	0%	3%
	Reasonable Alternatives	68%	32%	0%	0%	0%	0%	0%	0%	0%
SA9a	Allocated Sites	0%	0%	24%	0%	0%	35%	0%	41%	0%
	Reasonable Alternatives	0%	0%	15%	0%	0%	28%	0%	56%	0%
SA10a	Allocated Sites	3%	3%	0%	0%	0%	68%	0%	14%	12%
	Reasonable Alternatives	0%	0%	0%	0%	0%	44%	0%	24%	32%
SA11a	Allocated Sites	0%	0%	4%	51%	0%	27%	0%	1%	17%



SA Criteria	Residential Site Type	Score								
		++	+	0	?	-?	-	--?	--	N/A
	Reasonable Alternatives	0%	0%	14%	0%	0%	0%	0%	30%	56%
SA12a	Allocated Sites	0%	0%	0%	0%	57%	0%	41%	0%	3%
	Reasonable Alternatives	0%	0%	0%	0%	100%	0%	0%	0%	0%
SA13a	Allocated Sites	0%	0%	76%	0%	24%	0%	0%	0%	0%
	Reasonable Alternatives	0%	0%	73%	0%	27%	0%	0%	0%	0%
SA14a	Allocated Sites	0%	0%	76	0%	0%	14%	0%	9%	0%
	Reasonable Alternatives	0%	0%	86	0%	0%	1%	0%	13%	0%
SA14b	Allocated Sites	0%	0%	69%	0%	0%	27%	0%	4%	0%
	Reasonable Alternatives	0%	0%	78%	0%	0%	15%	0%	7%	0%
SA14c	Allocated Sites	0%	0%	45%	0%	0%	55%	0%	0.03%	0%
	Reasonable Alternatives	0%	0%	55%	0%	0%	38%	0%	6%	0%
SA15a	Allocated Sites	32%	5%	55%	0%	0%	0%	0%	0%	9%
	Reasonable Alternatives	26%	7%	37%	0%	0%	0%	0%	0%	29%
SA15b	Allocated Sites	0%	0%	10%	0%	0%	1%	0%	81%	8%
	Reasonable Alternatives	0%	0%	11%	0%	0%	3%	0%	57%	29%
SA15c	Allocated Sites	0%	0%	30%	0%	0%	3%	39%	26%	3%
	Reasonable Alternatives	0%	0%	46%	0%	0%	6%	47%	0%	0%
SA15d	Allocated Sites	0%	0%	49%	0%	25%	0%	26%	0%	0%
	Reasonable Alternatives	0%	0%	73%	0%	20%	0%	6%	0%	0%
SA15e	Allocated Sites	0%	0%	95%	0%	0%	5%	0%	0%	0%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA16a	Allocated Sites	0%	0%	51%	0%	0%	0%	39%	10%	0%
	Reasonable Alternatives	0%	0%	58%	0%	0%	0%	37%	5%	0%

Table 6.6: SA results for total areas of reasonable alternative (unallocated) and allocated employment sites

SA Criteria	Employment Site Type	Score								
		++	+	0	?	-?	-	--?	--	N/A
SA1a	Allocated Sites	0%	0%	95%	0%	0%	0%	0%	0%	5%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA2a	Allocated Sites	54%	34%	0%	0%	0%	12%	0%	0%	0%

SA Criteria	Employment Site Type	Score								
		++	+	0	?	-?	-	--?	--	N/A
	Reasonable Alternatives	5%	63%	0%	0%	0%	0%	0%	32%	0%
SA3a	Allocated Sites	0%	0%	95%	0%	0%	0%	0%	0%	5%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA4a	Allocated Sites	0%	0%	51%	0%	44%	0%	0%	0%	5%
	Reasonable Alternatives	0%	0%	0%	0%	100%	0%	0%	0%	0%
SA5a	Allocated Sites	0%	0%	100	0%	0%	0%	0%	0%	0%
	Reasonable Alternatives	0%	0%	100	0%	0%	0%	0%	0%	0%
SA6a	Allocated Sites	88%	12%	0%	0%	0%	0%	0%	0%	0%
	Reasonable Alternatives	99%	1%	0%	0%	0%	0%	0%	0%	0%
SA7a	Allocated Sites	0%	0%	73%	22%	0%	0%	0%	0%	5%
	Reasonable Alternatives	0%	0%	99%	0.59%	0%	0%	0%	0%	0%
SA8a	Allocated Sites	54	34%	0%	0%	0%	12%	0%	0%	0%
	Reasonable Alternatives	5%	63%	0%	0%	0%	0%	0%	32%	0%
SA9a	Allocated Sites	0%	0%	24%	0%	0%	57%	0%	19%	0%
	Reasonable Alternatives	0%	0%	5%	0%	0%	10%	0%	84%	0%
SA10a	Allocated Sites	0%	5%	0%	0%	0%	59%	0%	10%	26%
	Reasonable Alternatives	0%	0%	0%	0%	0%	81%	0%	11%	9%
SA11a	Allocated Sites	0%	0%	0%	59%	0%	0%	0%	0%	41%
	Reasonable Alternatives	0%	0%	0%	32%	0%	0%	0%	49%	19%
SA12a	Allocated Sites	0%	0%	0%	0%	69%	0%	31%	0%	0%
	Reasonable Alternatives	0%	0%	0%	0%	19%	0%	81%	0%	0%
SA13a	Allocated Sites	0%	0%	41%	0%	59%	0%	0%	0%	0%
	Reasonable Alternatives	0%	0%	92%	0%	8%	0%	0%	0%	0%
SA14a	Allocated Sites	0%	0%	68%	0%	0%	13%	0%	19%	0%
	Reasonable Alternatives	0%	0%	58%	0%	0%	37%	0%	5%	0%
SA14b	Allocated Sites	0%	0%	56%	0%	0%	44%	0%	0%	0%
	Reasonable Alternatives	0%	0%	9%	0%	0%	86%	0%	4%	0%
SA14c	Allocated Sites	0%	0%	40%	0%	0%	60%	0%	0%	0%
	Reasonable Alternatives	0%	0%	6%	0%	0%	89%	0%	5%	0%
SA15a	Allocated Sites	51%	30%	13%	0%	0%	0%	0%	0%	7%

SA Criteria	Employment Site Type	Score								
		++	+	0	?	-?	-	--?	--	N/A
	Reasonable Alternatives	4%	36%	59%	0%	0%	0%	0%	0%	0.93%
SA15b	Allocated Sites	0%	0%	19%	0%	0%	10%	0%	64%	7%
	Reasonable Alternatives	0%	0%	8%	0%	0%	0%	0%	91%	0.93%
SA15c	Allocated Sites	0%	0%	41%	0%	0%	0%	51%	7%	0%
	Reasonable Alternatives	0%	0%	14%	0%	0%	5%	81%	0%	0%
SA15d	Allocated Sites	0%	0%	36%	0%	51%	0%	13%	0%	0%
	Reasonable Alternatives	0%	0%	10%	0%	4%	0%	86%	0%	0%
SA15e	Allocated Sites	0%	0%	69%	0%	0%	31%	0%	0%	0%
	Reasonable Alternatives	0%	0%	100%	0%	0%	0%	0%	0%	0%
SA16a	Allocated Sites	0%	0%	49%	0%	0%	0%	12%	39%	0%
	Reasonable Alternatives	0%	0%	42%	0%	0%	0%	58%	0.34%	0%

### SA objective 1: Housing provision

**6.9** In relation to SA objective 1: Help make suitable housing available and affordable according to the needs of Northampton's population, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 1a: Housing provision

**6.10** Assessment of residential sites against this criterion considered the estimated dwelling capacity of the site and hence the contribution to meeting housing and affordable housing need. Of the 73 sites allocated for residential use, 19 had an estimated dwelling capacity of 100 or more dwellings and received a significant positive score. This equates to 77% of the total area of allocated residential sites. The remainder of sites (with the exception of 26A, 26B and 26C) scored minor positive. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

**6.11** Conversely, only three of the 44 sites considered as reasonable alternative sites for residential use had an estimated dwelling capacity of 100 or more dwellings. However, this equates to 44% of the total area of reasonable alternative residential sites. The remainder of sites scored minor positive.

**6.12** The large (100+ dwelling capacity) and small residential sites are illustrated in **Figure 6.2**, which shows that the majority of the larger residential sites are located outside of the town centre.

### SA objective 2: Sustainable travel

**6.13** In relation to SA objective 2: Reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives to the car, allocated and reasonable alternative sites were assessed against the following criteria.

#### 2a: Walking distance to sustainable transport links

**6.14** Allocated and reasonable alternative sites for all proposed uses were assessed for their proximity to sustainable transport links. 21 of the 73 sites allocated for residential use received a significant positive score as they were within walking distance of all three types of sustainable transport link set out in the assessment criteria. This equates to 17% of the total area of allocated sites. Just two sites allocated for residential use received a significant negative score as they are not within walking distance of any sustainable transport links. This equates to 8% of the total area of allocated residential sites. Minor scores were identified for the remainder of allocated residential sites, with the

exception of burial sites 26A, 26B and 26C, which received 'N/A' scores.

**6.15** 19 of the 44 sites considered as reasonable alternatives for residential use received a significant positive score, equating to 29% of the total area of reasonable alternative residential sites, and minor scores were identified for the remainder of reasonable alternative residential sites.

**6.16** Nine of the 15 sites allocated for employment use received a significant positive score, equating to 54% of the total area of allocated sites. Minor scores were identified for the remainder of allocated employment sites.

**6.17** Conversely, of the nine reasonable alternative employment sites, three received a significant positive score, which equates to 5% of the total area of reasonable alternative employment sites. One site, LAA0208, scored a significant negative effect because although it is within proximity to two sustainable transport modes, the A5123 acts as a barrier to these services. Minor scores were identified for the remainder of reasonable alternative employment sites.

**6.18** **Figure 6.3** and **Figure 6.24** illustrate that the majority of residential and employment sites within walking distance of all three types of sustainable transport link set out in the assessment criteria are located within or close to the town centre, and that the majority of sites that are not within walking distance of sustainable transport links are located in the south of Northampton Borough.

#### Res2b: Walking distance to services and facilities

**6.19** The residential sites were also assessed for their proximity to services and facilities. Of the 73 sites allocated for residential use, 59 received a significant positive score as a result of being within walking distance of either the town centre or a local centre plus an employment area. This equates to 51% of the total area of allocated residential sites. The remaining eleven allocated residential sites received a minor positive score with the exception of burial sites 26A, 26B and 26C, which received 'N/A' scores.

**6.20** Similarly, 41 of the 44 reasonable alternative sites for residential use received a significant positive score, equating to 68% of the total area of reasonable alternative residential sites. The remaining reasonable alternative residential sites received a minor positive score.

**6.21** **Figure 6.4** illustrates that the majority of residential sites within walking distance of either the town centre or a local centre plus an employment area are located in the centre and north of Northampton Borough.

### SA objective 3: Access to schools

**6.22** In relation to SA objective 3: Provide easy access to primary and secondary schools by sustainable modes, allocated and reasonable alternative sites were assessed against a single criterion; their proximity to primary and secondary schools.

#### 3a: Walking distance to schools

**6.23** Of the 73 sites allocated for residential use, 18 received a significant positive score in relation to this criterion as a result of being within walking distance of both a primary and a secondary school. This equates to 26% of the total area of allocated residential sites. Two sites, equating to 4% of the total area of allocated residential sites, received a significant negative score as they are not within walking distance of any state school. Minor scores were identified for the other sites allocated for residential use, with the exception of sites 26A, 26B and 26C which scored "N/A" because they are allocated as burial sites.

**6.24** Conversely, 12 of the 44 reasonable alternative residential sites received a significant positive score, equating to 27% of the total area of reasonable alternative residential sites. Two sites, equating to 30% of the total area of reasonable alternative residential sites received a significant negative score. Minor scores were identified for the other reasonable alternative residential sites.

**6.25** **Figure 6.5** illustrates that the majority of residential sites not located within walking distance of schools are located in the centre and south of the town centre, and in the southeast and southwest of Northampton Borough.

### SA objective 4: Health and well-being

**6.26** In relation to SA objective 4: Improve the health and well-being of Northampton's residents, promoting healthy lifestyles and reduce health inequalities, allocated and reasonable alternative residential sites were assessed against the following three criteria:

#### Res4a: Walking distance to healthcare facilities

**6.27** 41 of the 73 sites allocated for residential use received a minor positive score in relation to this criterion as a result of being within walking distance of healthcare facilities. This equates to 23% of the total area of allocated residential sites. The remaining 29 allocated residential sites, equating to 74% of the total area of allocated residential sites, received a minor negative score in relation to this criterion as a result of not being within walking distance of healthcare facilities. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

**6.28** Of the 44 reasonable alternative sites for residential use, 29 sites received a minor positive score and the remaining 15 sites received a minor negative score, equating to 51% and 49% of the total area of reasonable alternative residential sites respectively.

**6.29** **Figure 6.6** illustrates that the majority of residential sites not located within walking distance of healthcare facilities are located in the south westernmost and south easternmost parts of Northampton Borough.

#### Res4b: Walking distance to open space and sports facilities

**6.30** Of the 73 allocated residential sites, 21 received significant positive scores as they are within walking distance of both an open space and a sports facility. This equates to 30% of the total area of allocated residential sites. The remaining allocated residential sites (with the exception of 26A, 26B and 26C) scored minor positive. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

**6.31** Similarly, 12 of the 44 reasonable alternative sites for residential use received significant positive scores, equating to 27% of the total area of reasonable alternative residential sites. The remaining reasonable alternative residential sites scored minor positive.

**6.32** The relationship of the residential sites to open spaces and leisure centres is illustrated in **Figure 6.7**, which shows there are clusters of residential sites within walking distance to both open space and sports facilities in the northwest of Northampton Borough and in and around the town centre.

#### Res4c: Exposure to low air quality or noise

**6.33** Thirty of the 73 sites allocated for residential use received a minor negative score against this criterion, being partly within an AQMA or in proximity to an A-road, motorway, railway line or industrial area. This equates to 40% of the total area of allocated residential sites. Negligible scores were identified for the remaining allocated residential sites.

**6.34** 8 of the 44 reasonable alternative residential sites received a minor negative score, equating to 40% of the total area of reasonable alternative residential sites. The remaining allocated residential sites (with the exception of 26A, 26B and 26C) scored negligible. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

**6.35** **Figure 6.8** illustrates that residential sites that received minor negative effects are located along A-roads and railway lines.

**6.36** Allocated and reasonable alternative employment sites were assessed against a single criterion in relation to SA objective 4:

#### Emp4a: Noise and light impacts on sensitive receptors

**6.37** Of the 15 allocated employment sites, 12 sites received minor negative scores with uncertainty. This equates to 44% of the total area of allocated employment sites. Two allocated employment sites received a zero score against this criterion, equating to 51% of the total area of allocated employment sites, as these sites are not adjacent to sensitive receptors. The remaining site, LAA0720e, allocated for educational use was scored 'N/A' against this objective.

**6.38** All nine of the reasonable alternative employment sites received minor negative scores with uncertainty.

**6.39** The large number of minor negative scores with uncertainty partly reflects that this was the default score given to smaller sites (less than 2.5 ha) for which qualitative assessment of the presence of sensitive receptors was not carried out; 12 of the 15 allocated and all nine of the reasonable alternative employment sites fell into this 'smaller sites' category.

**6.40** Figure 6.25 illustrates that the majority of employment sites that received minor negative scores with uncertainty are located within and around the town centre.

### SA objective 5: Crime

#### 5a: Reduce crime

**6.41** In relation to SA objective 5: Reduce crime and the fear of crime in Northampton, all allocated and reasonable alternative residential and employment sites were assessed as having a negligible score as this will not typically be influenced by the location of development sites but rather by the design of development proposals that come forward. Therefore, no figure is provided to illustrate assessment results against this SA objective. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

### SA objective 6: Economy

**6.42** Residential and employment sites were assessed against the following criteria in relation to SA objective 6: Facilitate the growth of Northampton's economy and the availability of jobs.

#### Res6a: Growth of economy and availability of jobs

**6.43** While provision of new housing within Northampton should have positive effects on the economy by supporting temporary growth in the construction sector and by bringing a pool of labour into proximity with local businesses, the particular location of individual site allocations within the

Borough was assumed not to significantly alter this effect therefore the scores of the residential sites were assumed to be negligible. Therefore, no figure is provided to illustrate assessment results against this SA objective. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.

#### Emp6a: Employment provision

**6.44** All employment sites are expected to have positive effects on this objective, due to the nature of the proposed development. Larger sites will provide opportunities for generating larger numbers of jobs and the greatest economic benefits. Of the 15 allocated sites for employment use, nine received significant positive scores, as these sites are above 1 hectare in size. This equates to 88% of the total area of allocated employment sites. The remaining allocated employment sites received a minor positive score.

**6.45** Six of the nine reasonable alternative employment sites received significant positive scores, equating to 99% of the total area of reasonable alternative employment sites. The remaining reasonable alternative employment sites received a minor positive score.

**6.46** As illustrated in Figure 6.26, the majority of smaller employment sites below 1 hectare in size are located within the town centre.

### SA objective 7: Northampton Town Centre

**6.47** In relation to SA objective 7: Maintain and strengthen the character and vitality of Northampton town centre, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 7a: Location of sites relative to town centre

**6.48** All sites outside of the town centre were assessed as having negligible scores.

**6.49** Of the 73 allocated sites for residential use, 11 are located in the town centre and are assessed as having uncertain scores, due to the site areas being below the significance threshold of 2.5 ha, meaning that no qualitative assessment took place. This equates to only 3% of the total area of allocated residential sites. Two allocated residential sites were assessed as having minor positive scores, as these were above the significance threshold of 2.5 ha and would provide a range of homes within the town centre on brownfield land. This equates to only 8% of the total area of allocated residential sites. The remaining allocated residential sites (with the exception of 26A, 26B and 26C) are assessed as having negligible effects as they are outside of the town centre. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites.



**6.50** Seven of the 44 reasonable alternative sites for residential use are assessed as having uncertain scores, equating to just 3% of the total area of reasonable alternative residential sites. The remaining reasonable alternative sites are assessed as having negligible effects because they are outside of the town centre, equating to 97% of the total area of reasonable alternative residential sites.

**6.51** Of the 15 allocated employment sites, seven are assessed as having uncertain scores, as these are located within the town centre and are smaller than 2.5ha. This equates to 22% of the total area of allocated employment sites. A further seven sites are assessed as having negligible effects as they are located outside of the town centre. This equates to 73% of the total area of allocated employment sites. One allocated site, LAA0720e, allocated for educational use was scored 'N/A' against this objective.

**6.52** Two of the nine reasonable alternative sites for employment use are assessed as having uncertain scores. This equates to only 1% of the total area of reasonable alternative employment sites. The remaining seven unallocated employment sites are assessed as having negligible effects as they are located outside of the town centre.

**6.53** **Figure 6.9** and **Figure 6.27** illustrate the scores achieved by sites within the town centre.

### SA objective 8: Greenhouse gas emissions

**6.54** In relation to SA objective 8: Minimise Northampton's greenhouse gas emissions, allocated and reasonable alternative sites were subject to the same assessment criteria as for SA objective 2, i.e. 2a/8a: Walking distance to sustainable transport links, and 2b/8b: Walking distance to services and facilities, since factors that support use of sustainable transport modes will also mitigate the greenhouse gas emissions associated with car travel. The results are the same as those described under SA objective 2 above.

### SA objective 9: Biodiversity and geodiversity

**6.55** In relation to SA objective 9: Protect and enhance Northampton's biodiversity and geodiversity, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 9a: Proximity to designated ecological sites

**6.56** Of the 73 allocated residential sites, 26 were assessed as having a significant negative score in relation to this criterion. This equates to 41% of the total area of allocated residential sites. In most cases, this was due to the residential sites being within the 3km consultation zone around Upper Nene Valley Gravel Pits SPA within which recreational

disturbance is assumed to be capable of a significant effect, with smaller numbers of sites containing optimal supporting habitat areas for the SPA's Golden Plover and Lapwing populations or overlapping a locally designated site. The potential likely significant score of all allocated and reasonable alternative sites on European sites are considered in more detail in the separate HRA of the Local Plan. A further 17 sites received a minor negative score, equating to 35% of the total area of allocated residential sites, as these sites are in close proximity to locally designated biodiversity sites.

**6.57** In comparison, 19 of the 44 reasonable alternative residential sites were assessed as having a significant negative score. This equates to 56% of the total area of reasonable alternative residential sites. Ten sites received a minor negative score, equating to 28% of the total area of reasonable alternative residential sites. The remaining reasonable alternative sites are assessed as having negligible effects.

**6.58** Of the 15 allocated sites for employment use, five were assessed as having a significant negative score, equating to 19% of the total area of allocated employment sites. In most cases, this was due to the employment sites being within the 2km consultation zone for large commercial/ industrial development around Upper Nene Valley Gravel Pits SPA. A further three sites received a minor negative score, equating to 57% of the total area of allocated employment sites.

**6.59** Four of the nine reasonable alternative employment sites, equating to 84% of the total area of reasonable alternative employment sites, were assessed as having a significant negative score. Three reasonable alternative employment sites received minor negative scores, equating to 10% of the total area of reasonable alternative employment sites.

**6.60** The remainder of allocated and reasonable alternative sites were assessed as having negligible scores as these are not located in proximity to designated sites.

**6.61** **Figure 6.10** illustrates that the majority of residential sites that received a significant negative score are located within 3km of the Upper Nene Valley Gravel Pits SPA to the southeast of Northampton Borough.

**6.62** **Figure 6.28** illustrates that the majority of reasonable alternative employment sites that received a significant negative score are located within 2km of the Upper Nene Valley Gravel Pits SPA in the southeast of Northampton Borough, but that the majority of allocated employment sites that received a significant negative score overlap a locally designated site.

### SA objective 10: Landscape and townscape

**6.63** In relation to SA objective 10: Protect and enhance the quality and character of Northampton's landscape and



townscape, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 10a: Presence of brownfield land, derelict buildings, and open space

**6.64** No GIS data were available to distinguish between greenfield and brownfield land or to judge the status of previously developed land (in current use, derelict, whether current uses are detracting from landscape and townscape). GIS data were available to assess the location of sites in relation to open space. The absence of GIS data for elements of the assessment against this criterion necessitated a qualitative approach but this was only carried out for sites exceeding the significance thresholds described in Chapter 2, therefore the scores of many of the allocated and reasonable alternative sites were recorded N/A (not assessed).

**6.65** Of the 73 allocated sites for residential use, one site received a significant positive score, as it would represent redevelopment of a derelict or disused brownfield site, equating to 3% of the total area of allocated residential sites. A further one allocated residential site, equating to 3% of the total area of allocated sites, received a minor positive score, as it would represent redevelopment of a site that is currently in use. Twenty-one of the allocated residential sites scored significant negative as their development could result in loss of all or part of a designated open space, equating to 14% of the total area of allocated residential sites. Fifteen allocated residential sites, equating to 68% of the total area of allocated residential sites, received minor negative scores as their development could result in loss of undesignated greenfield land. The remainder of allocated residential sites could not be assessed because of the absence of suitable GIS data.

**6.66** In comparison, 13 of the 44 reasonable alternative residential sites received a significant negative score, equating to 24% of the total area of reasonable alternative residential sites. Minor negative scores were identified for three of the reasonable alternative residential sites, equating to 44% of the total area of reasonable alternative residential sites. The remainder of reasonable alternative residential sites could not be assessed because of the absence of suitable GIS data.

**6.67** Of the 15 allocated sites for employment use, one site received a minor positive score, equating to 5% of the total area of allocated employment sites. Three allocated employment sites scored significant negative, equating to 10% of the total area of allocated employment sites. Minor negative scores were identified for three of the allocated employment sites, equating to 59% of the total area of allocated employment sites. The remainder of allocated employment sites were not assessed.

**6.68** In comparison, two of the nine reasonable alternative employment sites scored significant negative, equating to 11%

of the total area of reasonable alternative employment sites. Minor negative scores were identified for two of the reasonable alternative employment sites, equating to 81% of the total area of reasonable alternative employment sites. The remainder of reasonable alternative employment sites could not be assessed because of the absence of suitable GIS data.

**6.69** Figure 6.11 and Figure 6.29 illustrate that the majority of residential and employment sites that would result in the loss of designated open spaces are located in the north and south of Northampton Borough.

#### SA objective 11: Historic environment

**6.70** In relation to SA objective 11: Conserve and enhance Northampton's historic environment, heritage assets and their settings, qualitative assessment of the potential impact of allocated and reasonable alternative sites on assets of heritage significance was carried out by NBC officers by reference to Historic England guidance and incorporated directly into the SA report.

#### 11a: Qualitative assessment of potential impact on heritage significance carried out by NBC officers by reference to Historic England guidance

**6.71** The absence of GIS data for elements of the assessment against this criterion necessitated a qualitative approach but this was only carried out for sites exceeding the significance thresholds described in Chapter 2, therefore the scores of many of the allocated and reasonable alternative sites were recorded N/A (not assessed by the SA).

**6.72** One of the 73 allocated residential sites received a significant negative score, equating to 1% of the total area of allocated residential sites. Eight allocated residential sites received minor negative and a further nine received uncertain scores, equating to 27% and 51% of the total area of allocated residential sites respectively. Three allocated residential sites received negligible scores, equating to 4% of the total area of allocated residential sites. The remainder of allocated residential sites were not qualitatively assessed by the SA.

**6.73** In comparison, two of the 44 reasonable alternative residential sites received significant negative scores, equating to 30% of the total area of reasonable alternative residential sites, and one site received a negligible score, equating to 14% of the total area of reasonable alternative residential sites. The remainder of reasonable alternative residential sites were not qualitatively assessed by the SA.

**6.74** Of the 15 allocated sites for employment use, three received uncertain scores equating to 59% of the total area of allocated employment sites. The remainder of allocated employment sites were not qualitatively assessed by the SA.

**6.75** In comparison, one of the nine reasonable alternative employment sites received significant negative scores, equating to 49% of the total area of reasonable alternative employment sites, and one site received an uncertain score, equating to 32% of the total area of reasonable alternative employment sites. The remainder of reasonable alternative employment sites were not qualitatively assessed by the SA.

**6.76** **Figure 6.12** and **Figure 6.30** illustrate the residential and employment sites and their scores with regard to this assessment criterion.

### SA objective 12: Air pollution

**6.77** In relation to SA objective 12: Minimise air pollution in and around Northampton, particularly in the AQMAs, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 12a: Contribution to road traffic increases within AQMAs

**6.78** The absence of GIS data for elements of the assessment against this criterion necessitated a qualitative approach but this was only carried out for sites exceeding the significance thresholds described in Chapter 2, therefore many of the allocated and reasonable alternative sites received the default score of minor negative with uncertainty.

**6.79** Of the 73 allocated residential sites, 11 received significant negative scores with uncertainty as they were judged likely to generate traffic that would use road routes through an AQMA. This equates to 41% of the total area of allocated residential sites. The remaining allocated residential sites (with the exception of 26A, 26B and 26C) are assessed as having minor negative effects with uncertainty. Sites 26A, 26B and 26C were scored 'N/A' because they are allocated as burial sites, so this appraisal criterion was scoped out.

**6.80** In comparison, all of the 44 reasonable alternative residential sites received minor negative scores with uncertainty, equating to 100% of the total area of reasonable alternative residential sites.

**6.81** Two of the 15 allocated employment sites received significant negative effects with uncertainty, equating to 31% of the total area of allocated employment sites. Minor negative scores with uncertainty were expected for the remaining allocated employment sites.

**6.82** Two of the nine reasonable alternative employment sites received a significant negative score with uncertainty, equating to 81% of the total area of reasonable alternative employment sites. Minor negative scores with uncertainty were expected for the remaining reasonable alternative employment sites.

**6.83** **Figure 6.13** and **Figure 6.31** illustrate the location of residential and employment sites and their scores with regard to this criterion.

### SA objective 13: Water resources and water quality

**6.84** In relation to SA objective 13: Encourage sustainable water management, allocated and reasonable alternative sites were assessed against a single criterion as follows.

#### 13a: Location within a Source Protection Zone (SPZ) or on contaminated land

**6.85** Of the 73 allocated sites for residential use, 26 received minor negative scores with uncertainty, indicating that the site overlaps the one SPZ (Inner Zone 1) in the plan area or a known area of contaminated land. This equates to 24% of the total area of allocated residential sites. The remaining allocated residential sites received negligible scores.

**6.86** In comparison, 12 of the 44 reasonable alternative residential sites received minor negative scores with uncertainty, equating to 27% of the total area of reasonable alternative residential sites. The remaining reasonable alternative residential sites received negligible scores.

**6.87** Ten of the 15 allocated employment sites received minor negative scores with uncertainty, equating to 59% of the total area of allocated employment sites. The remaining allocated employment sites received negligible scores.

**6.88** Two of the nine reasonable alternative employment sites received minor negative scores with uncertainty, equating to 8% of the total area of reasonable alternative employment sites. The remaining reasonable alternative employment sites received negligible scores.

**6.89** **Figure 6.14** and **Figure 6.32** illustrate that the majority of residential and employment sites overlapping the SPZ (Inner Zone 1) or a known area of contaminated land are located in the town centre and northwest of Northampton Borough.

### SA objective 14: Flooding

**6.90** In relation to SA objective 14: Reduce the risk of flooding to people and property in Northampton, allocated and reasonable alternative sites were assessed against the following three criteria.

#### 14a: Flood risk from rivers

**6.91** Of the 73 sites allocated for residential use, seven received significant negative scores with regard to this criterion, as these sites are mainly within Flood Zone 3 where there is either a 1 in 100 or greater annual probability of river flooding (associated with the River Nene and its tributaries) or the location is in the functional floodplain. This equates to 9%

of the total area of allocated residential sites. Ten allocated residential sites received minor negative scores, equating to 14% of the total area of allocated residential sites, as they are either located partially within Flood Zone 3 or mainly within Flood Zone 2. Negligible scores were identified for the remaining allocated residential sites.

**6.92** In comparison, eight of the 44 reasonable alternative residential sites received significant negative scores and two received minor negative scores, equating to 13% and 1% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.93** Five of the 15 allocated employment sites received significant negative scores and four received minor negative scores, equating to 19% and 13% of the total area of allocated employment sites respectively. Negligible scores were identified for the remaining allocated employment sites.

**6.94** In comparison, one of the nine reasonable alternative employment sites received a significant negative score as the site is wholly within Flood Zone 3, and three received minor negative scores, equating to 5% and 37% of the total area of reasonable alternative employment sites respectively. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.95** **Figure 6.15** and **Figure 6.33** illustrate that many of the residential and employment sites subject to flood risk from rivers are located in and around the town centre, through which the River Nene flows, the others being associated with its tributaries.

#### 14b: Flood risk from groundwater

**6.96** Five of the 73 sites allocated for residential use received significant negative scores with regard to this criterion, indicating that the majority of the site is within a 'very high' or 'high' risk area for groundwater flooding. This equates to 4% of the total area of allocated residential sites. Fourteen sites received minor negative scores, equating to 27% of the total area of allocated residential sites, indicating that part of the site is within a 'very high' or 'high' risk area for groundwater flooding or the majority of the site is within a 'moderate' risk area. Negligible scores were identified for the remaining allocated residential sites.

**6.97** In comparison, two of the 44 reasonable alternative residential sites received significant negative scores and 12 received minor negative scores, equating to 7% and 15% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.98** Six of the 15 allocated employment sites received minor negative scores, equating to 44% of the total area of allocated

employment sites. Negligible scores were identified for the remaining allocated employment sites.

**6.99** In comparison, one of the nine reasonable alternative employment sites received a significant negative score, as the majority of the site is within 'Very High Risk' groundwater risk area. This equates to 4% of the total area of reasonable alternative employment sites. A further four of the reasonable alternative employment sites received minor negative scores, equating to 86% of the total area of reasonable alternative employment sites. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.100** **Figure 6.16** and **Figure 6.34** illustrate the location of residential and employment sites and their scores with regard to this criterion.

#### 14c: Surface water flood risk

**6.101** One of the 73 allocated residential sites received significant negative scores with regard to this criterion, indicating that the majority of each site is within an area having a 1 in 100 or greater annual probability of surface water flooding. This equates to 0.03% of the total area of allocated residential sites. A further 33 allocated residential sites, equating to 55% of the total area of allocated residential sites, receive minor negative scores, as parts of these sites are within an area having a 1 in 100 or greater annual probability of surface water flooding. Negligible scores were identified for the remaining allocated residential sites.

**6.102** In comparison, one of the 44 reasonable alternative residential sites received significant negative scores and 13 received minor negative scores, equating to 6% and 38% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.103** Nine of the 15 allocated employment sites received minor negative scores, equating to 60% of the total area of allocated employment sites. Negligible scores were identified for the remaining allocated employment sites.

**6.104** In comparison, one of the nine reasonable alternative employment sites received a significant negative score as the majority of the site lies within an 1 in 100 year surface water flood risk area, and five received minor negative scores, equating to 5% and 89% of the total area of reasonable alternative employment sites respectively. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.105** **Figure 6.17** and **Figure 6.35** illustrate the location of residential and employment sites and their scores with regard to this criterion.

### SA objective 15: Soils and minerals

**6.106** In relation to SA objective 15: Encourage the efficient use of land in Northampton and protect its soils and mineral resources, allocated and reasonable alternative sites were assessed against the following five criteria. The absence of GIS data for elements of the assessment against this criterion necessitated a qualitative approach but this was only carried out for sites exceeding the significance thresholds described in Chapter 2, therefore the scores of many of the allocated and reasonable alternative sites were recorded N/A (not assessed).

#### 15a: Prioritising use of brownfield land

**6.107** Significant positive scores were identified in relation to this criterion for sites that contained 1 ha or more of brownfield land, and minor positive scores identified for allocated and reasonable alternative sites that contained up to 1ha of brownfield land. Thirteen of the 73 allocated residential sites received significant positive scores and four received minor positive scores, equating to 32% and 5% of the total area of allocated residential sites respectively. Negligible scores were identified for 17 allocated residential sites, equating to 55% of the total area of allocated residential sites, indicating these did not contain any brownfield land. The remainder of allocated residential sites were too small to be qualitatively assessed.

**6.108** In comparison, two of the 44 reasonable alternative residential sites received significant positive scores and two received minor positive scores, equating to 26% and 7% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for four of the reasonable alternative residential sites, equating to 37% of the total area of reasonable alternative residential sites. The remainder of reasonable alternative residential sites were too small to be qualitatively assessed.

**6.109** Six of the 15 allocated employment sites received significant positive scores and two received minor positive scores, equating to 51% and 30% of the total area of allocated employment sites respectively. Negligible scores were identified for two of the allocated employment sites, equating to 13% of the total area of allocated employment sites. The remainder of allocated employment sites were too small to be qualitatively assessed.

**6.110** In comparison, one of the nine reasonable alternative employment sites received a significant positive score, and two sites received minor positive scores, equating to 4% and 36% of the total area of reasonable alternative employment sites, respectively. Negligible scores were identified for three of the reasonable alternative employment sites, equating to 59% of the total area of reasonable alternative employment sites. The remainder of reasonable alternative employment sites were too small to be qualitatively assessed.

**6.111** Figure 6.18 and Figure 6.36 indicated that many of the large brownfield residential and employment sites are located in and around the town centre.

#### 15b: Avoiding loss of greenfield land

**6.112** Significant negative scores were identified in relation to this criterion for sites that contained 1 ha or more of greenfield land, and minor negative scores identified for allocated and reasonable alternative sites that contained up to 1ha of greenfield land. Twenty-four of the 73 allocated residential sites received significant negative scores and two received minor negative scores, equating to 81% and 1% of the total area of allocated residential sites respectively. Negligible scores were identified for eight allocated residential sites, equating to 10% of the total area of allocated residential sites, indicating these did not contain any greenfield land. The remainder of allocated residential sites were too small to be qualitatively assessed.

**6.113** In comparison, five of the 44 reasonable alternative residential sites received significant negative scores and one received a minor negative score, equating to 57% and 3% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for two of the reasonable alternative residential sites, equating to 11% of the total area of reasonable alternative residential sites. The remainder of reasonable alternative residential sites were too small to be qualitatively assessed.

**6.114** Four of the 15 allocated employment sites received significant negative scores and two received minor negative scores, equating to 64% and 10% of the total area of allocated employment sites respectively. Negligible scores were identified for four of the allocated employment sites, equating to 19% of the total area of allocated employment sites. The remainder of allocated employment sites were too small to be qualitatively assessed.

**6.115** In comparison, four of the nine reasonable alternative employment sites received significant negative scores, equating to 91% of the total area of reasonable alternative employment sites. Negligible scores were identified for two of the reasonable alternative employment sites, equating to 8% of the total area of reasonable alternative employment sites. The remainder of reasonable alternative employment sites were too small to be qualitatively assessed.

**6.116** Figure 6.19 and Figure 6.37 illustrate the location of residential and employment sites and their scores with regard to this criterion.

#### 15c: Avoiding loss of high-quality agricultural land

**6.117** Of the 73 allocated sites for residential use, two received significant negative scores, indicating that they



contain 1 ha or more of Grade 1 (Excellent) or Grade 2 (Very Good) agricultural land. This equates to 26% of the total area of allocated residential sites. A further 15 allocated residential sites received significant negative scores with uncertainty, indicating that they contain 1 ha or more of Grade 3 (Good to Moderate) agricultural land. This equates to 39% of the total area of allocated residential sites. Two allocated residential sites received minor negative scores, as these sites contain 1 ha or more of Grade 4 (Poor) agricultural land. This equates to 3% of the total area of allocated residential sites. With the exception of Sites 26A, 26B and 26C) which were scored 'N/A' as they are allocated as burial sites, negligible scores were identified for the remaining allocated residential sites.

**6.118** In comparison, four of the 44 reasonable alternative residential sites received significant negative scores with uncertainty and one received a minor negative score, equating to 47% and 6% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.119** One of the 15 allocated employment sites received a significant negative score, and a further two received a significant negative score with uncertainty, equating to 7% and 51% of the total area of allocated employment sites respectively. Negligible scores were identified for the remaining allocated employment sites.

**6.120** Two of the nine reasonable alternative employment sites received a significant negative score with uncertainty and one received a minor negative score, equating to 81% and 5% of the total area of reasonable alternative employment sites respectively. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.121** **Figure 6.20** and **Figure 6.38** illustrate that most of the agricultural land in the borough is of Moderate to Very Good (Grade 2 or 3) quality, creating a potential for loss on most development sites outside of the town centre.

#### 15d: Avoiding sterilisation of mineral resources

**6.122** Significant negative scores with uncertainty were identified in relation to this criterion for sites that are either wholly within a Sand and Gravel Safeguarding Area, or any part of the site is within a 'Preventing Land Use Conflict Consultation Buffer' relating to a mineral extraction site as defined in the Minerals and Waste Local Plan, and minor negative scores with uncertainty were identified for sites partly within a Sand and Gravel Safeguarding Area.

**6.123** Of the 73 sites allocated for residential use, 11 received significant negative scores with uncertainty and four received, minor negative scores with uncertainty, equating to 26% and 25% of the total area of allocated residential sites respectively.

Negligible scores were identified for the remaining allocated residential sites.

**6.124** In comparison, one of the 44 reasonable alternative residential sites received significant negative scores with uncertainty and a further two received, minor negative scores with uncertainty, equating to 6% and 20% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.125** Of the 15 sites allocated for employment use, two received significant negative scores with uncertainty and two received, minor negative scores with uncertainty, equating to 13% and 51% of the total area of allocated employment sites respectively. Negligible scores were identified for the remaining allocated employment sites.

**6.126** In comparison, three of the nine reasonable alternative employment sites received significant negative scores with uncertainty, and one received a minor negative score with uncertainty, equating to 86% and 4% of the total area of reasonable alternative employment sites, respectively. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.127** **Figure 6.21** and **Figure 6.39** illustrate that the majority of the allocated and reasonable alternative residential and employment sites within a Sand and Gravel Safeguarding Area of a 'Preventing Land Use Conflict Consultation Buffer' relating to a mineral extraction site are located in the southeast and southwest of Northampton Borough.

#### 15e: Avoiding risk from land instability

**6.128** As set out in the site assessment criteria (Appendix E) five categories of land instability in the Borough have been identified from Category E 'areas where slope instability problems are almost certainly present and may be active' down to Category A 'slope instability problems are not thought to occur'.

**6.129** Of the 73 residential site allocations, three received minor negative scores, equating to 5% of the total area of allocated residential sites, as these options contain areas of Category C 'areas where slope instability problems may be present or anticipated'. Negligible scores were identified for the remaining allocated residential sites.

**6.130** All of the 44 reasonable alternative sites were identified as having negligible scores.

**6.131** Two of the 15 allocated employment sites received minor negative scores, equating to 31% of the total area of allocated employment sites. Negligible scores were identified for the remaining allocated employment sites.

**6.132** All nine reasonable alternative sites for employment use received negligible scores.

**6.133** **Figure 6.22** and **Figure 6.40** illustrate the location of residential and employment sites and their scores with regard to this criterion.

### SA objective 16: Waste

**6.134** In relation to SA objective 16: Facilitate sustainable waste management, allocated and reasonable alternative sites were assessed against the following criterion.

#### 16a: Avoiding conflicts with waste management sites

**6.135** Seven of the 73 allocated sites for residential use received significant negative scores for this criterion, indicating that the sites are in proximity to an active or committed waste management facility. This equates to 10% of the total area of allocated residential sites. A further 11 allocated residential site received significant negative scores with uncertainty, as these sites are in proximity to an industrial area in which the Minerals and Waste Local Plan considers waste management uses to be acceptable. This equates to 39% of the total area of allocated residential sites. Negligible scores were identified for the remaining allocated residential sites.

**6.136** In comparison, five of the 44 reasonable alternative residential sites received significant negative scores and a further six received significant negative scores with uncertainty, equating to 5% and 37% of the total area of reasonable alternative residential sites respectively. Negligible scores were identified for the remaining reasonable alternative residential sites.

**6.137** Three of the 15 allocated employment sites received significant negative scores and a further four received significant negative scores with uncertainty, equating to 39% and 12% of the total area of allocated employment sites respectively. Negligible scores were identified for the remaining allocated employment sites.

**6.138** In comparison, one of the nine reasonable alternative employment sites received significant negative scores and three received a significant negative score with uncertainty, equating to 0.34% and 58% of the total area of reasonable alternative employment sites. Negligible scores were identified for the remaining reasonable alternative employment sites.

**6.139** **Figure 6.23** and **Figure 6.41** illustrate the location of allocated and reasonable alternative residential and employment sites and their scores with regard to this criterion.



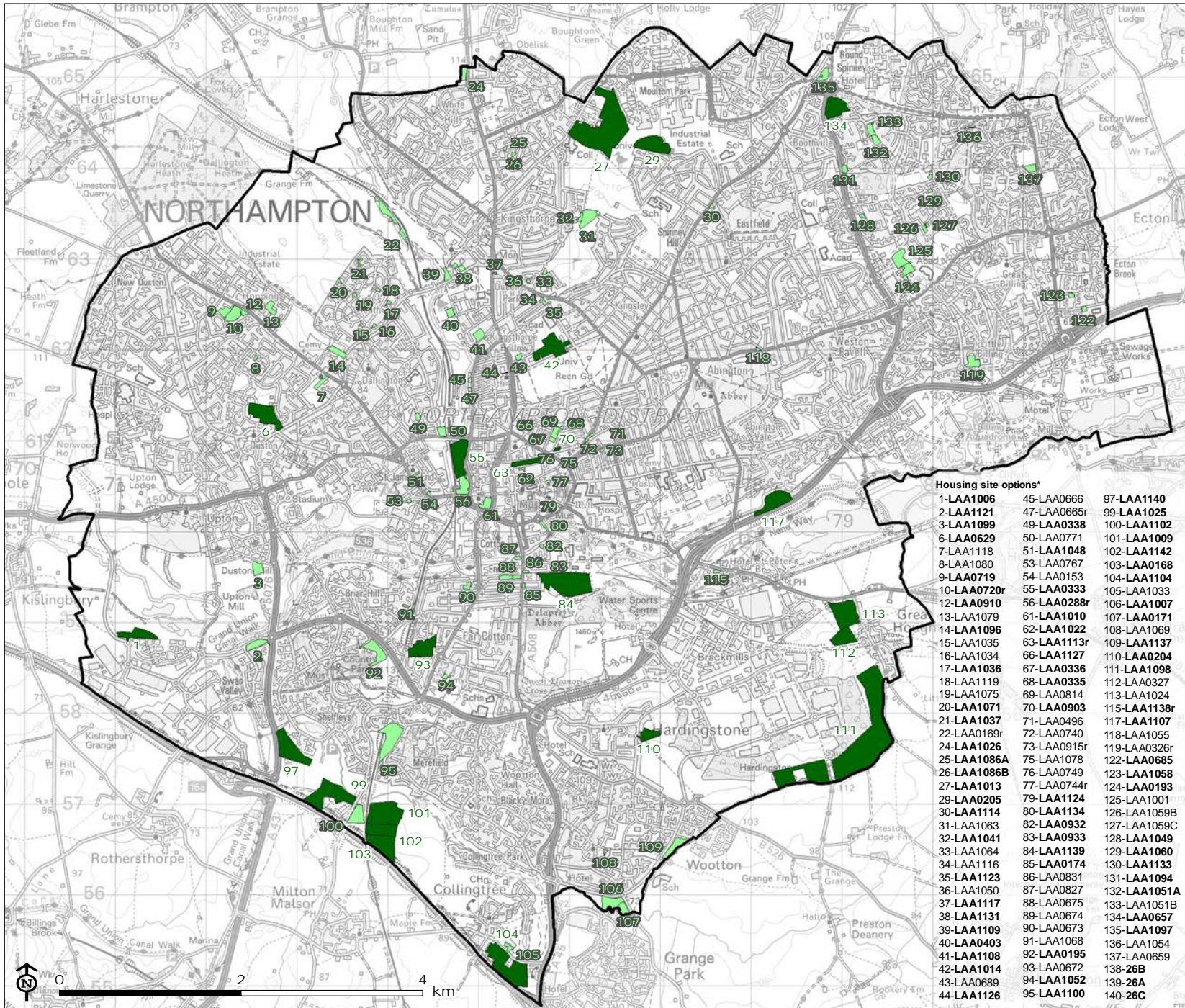
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Figure 6.2: Res1a - Housing provision

Northampton Borough Council

Res1a Scores

- ++
- +



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000

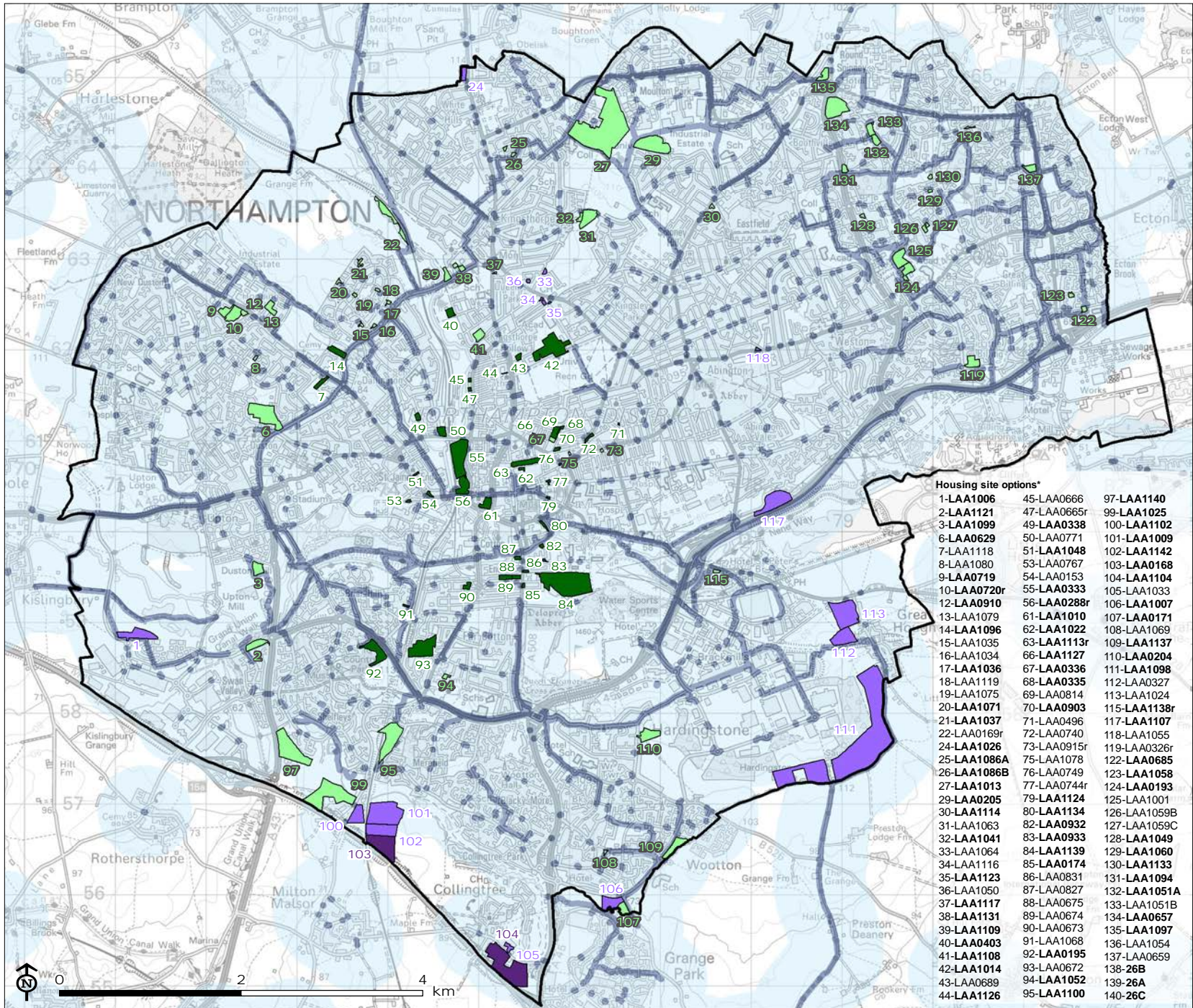




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Figure 6.3: Res2a & Res8a - Walking distance to sustainable transport links

Northampton Borough Council  
 Extent of sustainable transport network  
 Assessment criterion zone of influence  
**SA2a and SA8a Scores**  
 ++  
 +  
 -  
 --



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: The same spatial test is relevant to performance against Res2a and Res8a therefore a single map is provided for both results. Bus service frequency taken into account in qualitative assessment is not mapped.  
\* Allocated sites are shown in bold.






Map Scale @ A4: 1:60,000

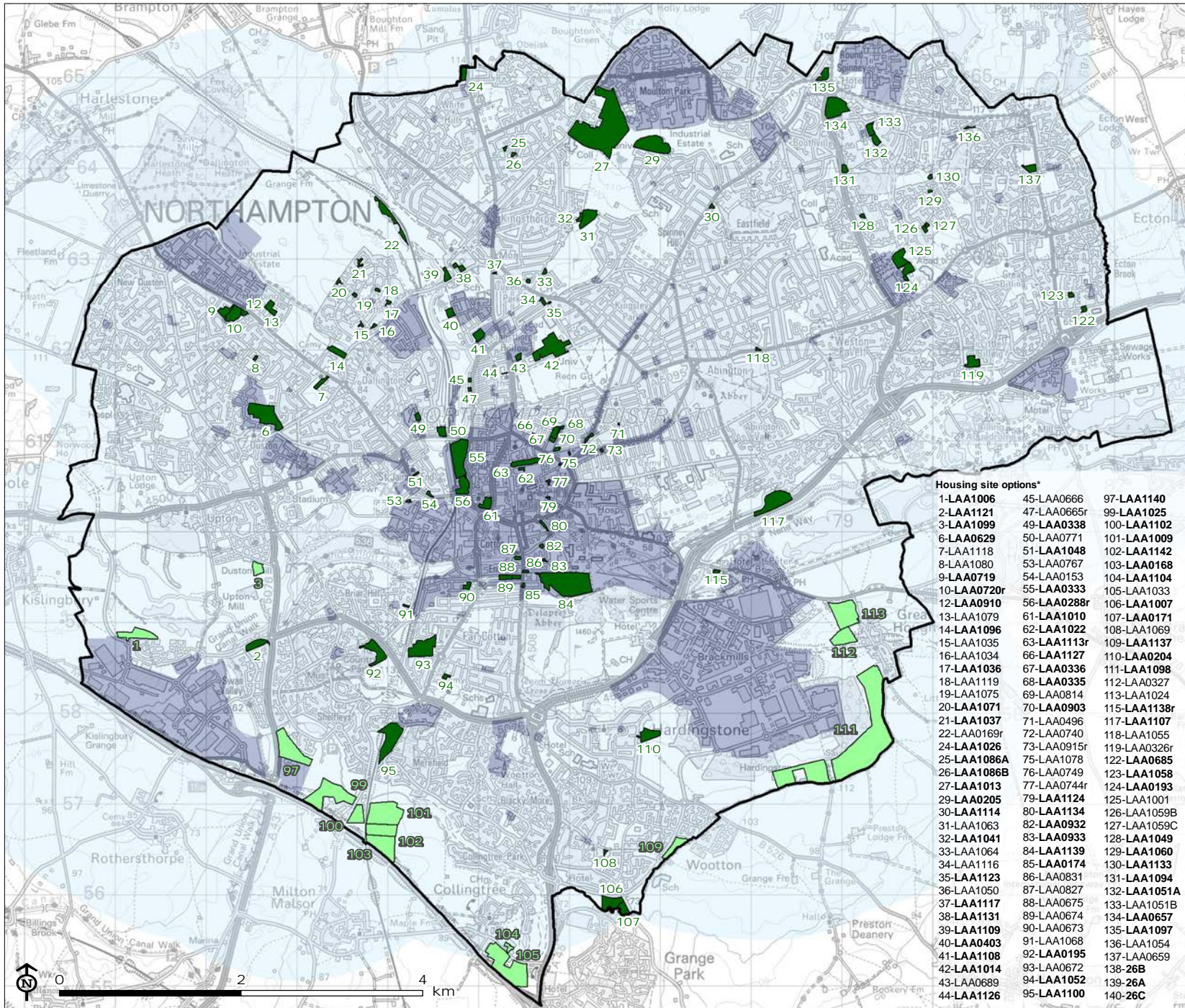




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Figure 6.4: Res2b & Res8b - Walking distance to services and facilities

-  Northampton Borough Council
  -  Extent of services and facilities
  -  Assessment criterion zone of influence
- SA2b Scores**
-  ++
  -  +



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: The same spatial test is relevant to performance against Res2b and Res8b therefore a single map is provided for both results. Visually inspected base mapping and aerial imagery for physical barriers to sustainable travel (e.g. rivers, 'A' roads).  
\* Allocated sites are shown in bold.

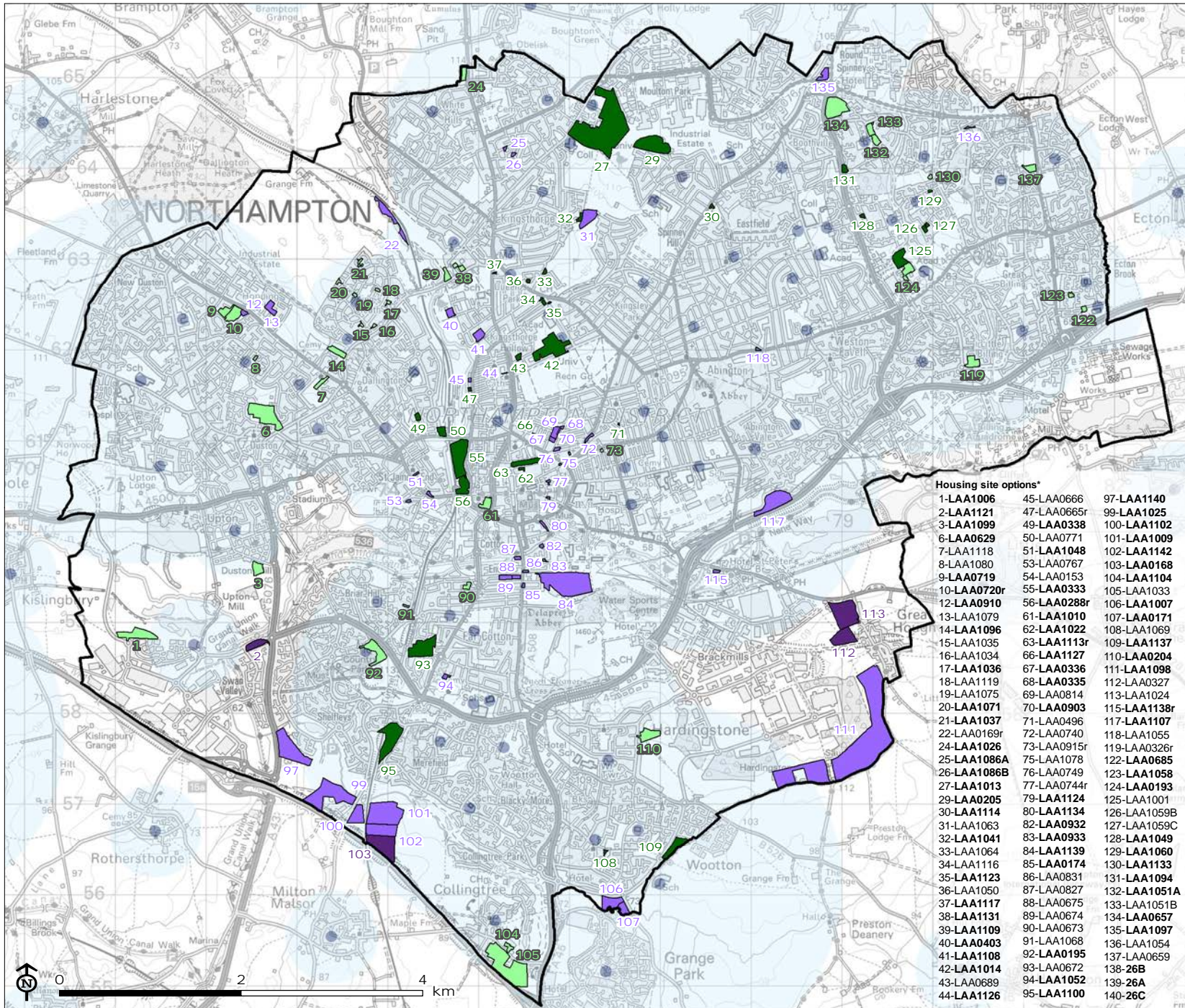
Map Scale @ A4: 1:60,000





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Figure 6.5: Res3a - Walking distance to schools



Northampton Borough Council

School location

Assessment criterion zone of influence

SA3a Scores

- ++
- +
- 
- 

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Visually inspected base mapping and aerial imagery for physical barriers to sustainable travel (e.g. rivers, 'A' roads).  
\* Allocated sites are shown in bold.






Map Scale @ A4: 1:60,000

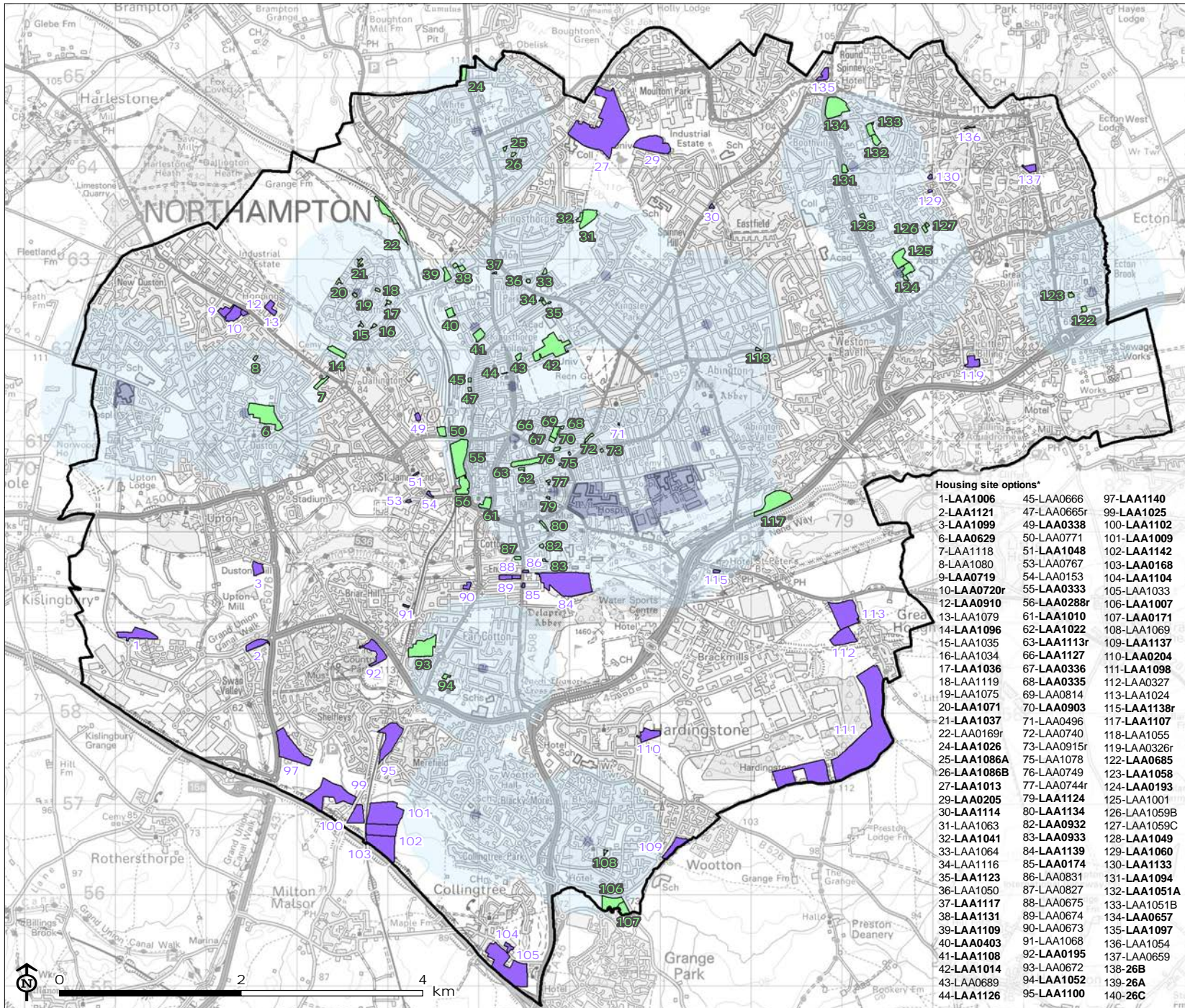




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Figure 6.6: Res4a - Walking distance to healthcare facilities

-  Northampton Borough Council
  -  Healthcare facility
  -  Assessment criterion zone of influence
- SA4a Scores**
-  +
  -  -



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Visually inspected base mapping and aerial imagery for physical barriers to sustainable travel (e.g. rivers, 'A' roads).  
\* Allocated sites are shown in bold.

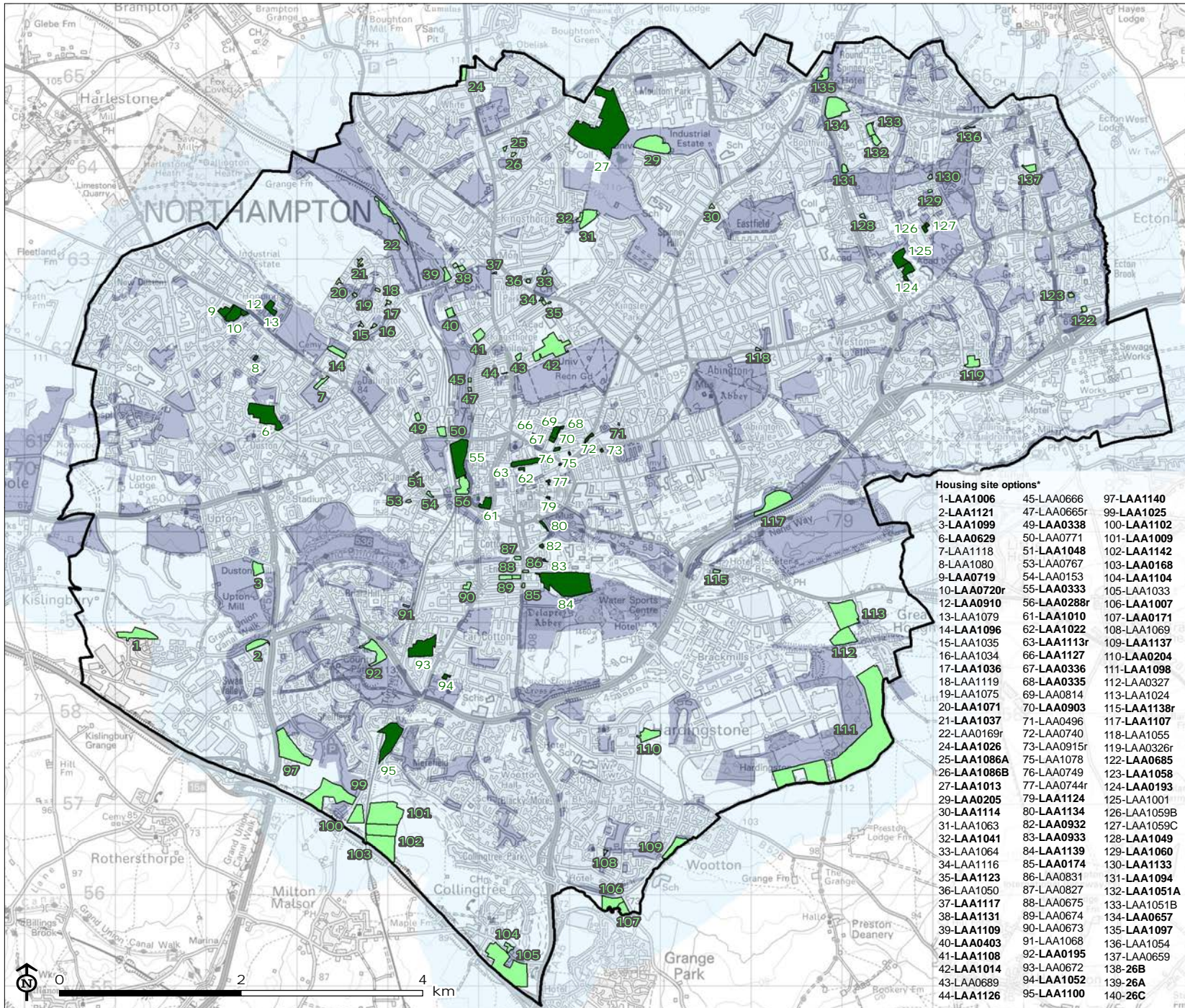
Map Scale @ A4: 1:60,000





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Figure 6.7: Res4b - Walking distance to open space sports facilities



- Northampton Borough Council
- Extent of open space and sports facilities
- Assessment criterion zone of influence

SA4b Scores

- ++
- +

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Visually inspected base mapping and aerial imagery for physical barriers to sustainable travel (e.g. rivers, 'A' roads).  
\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000

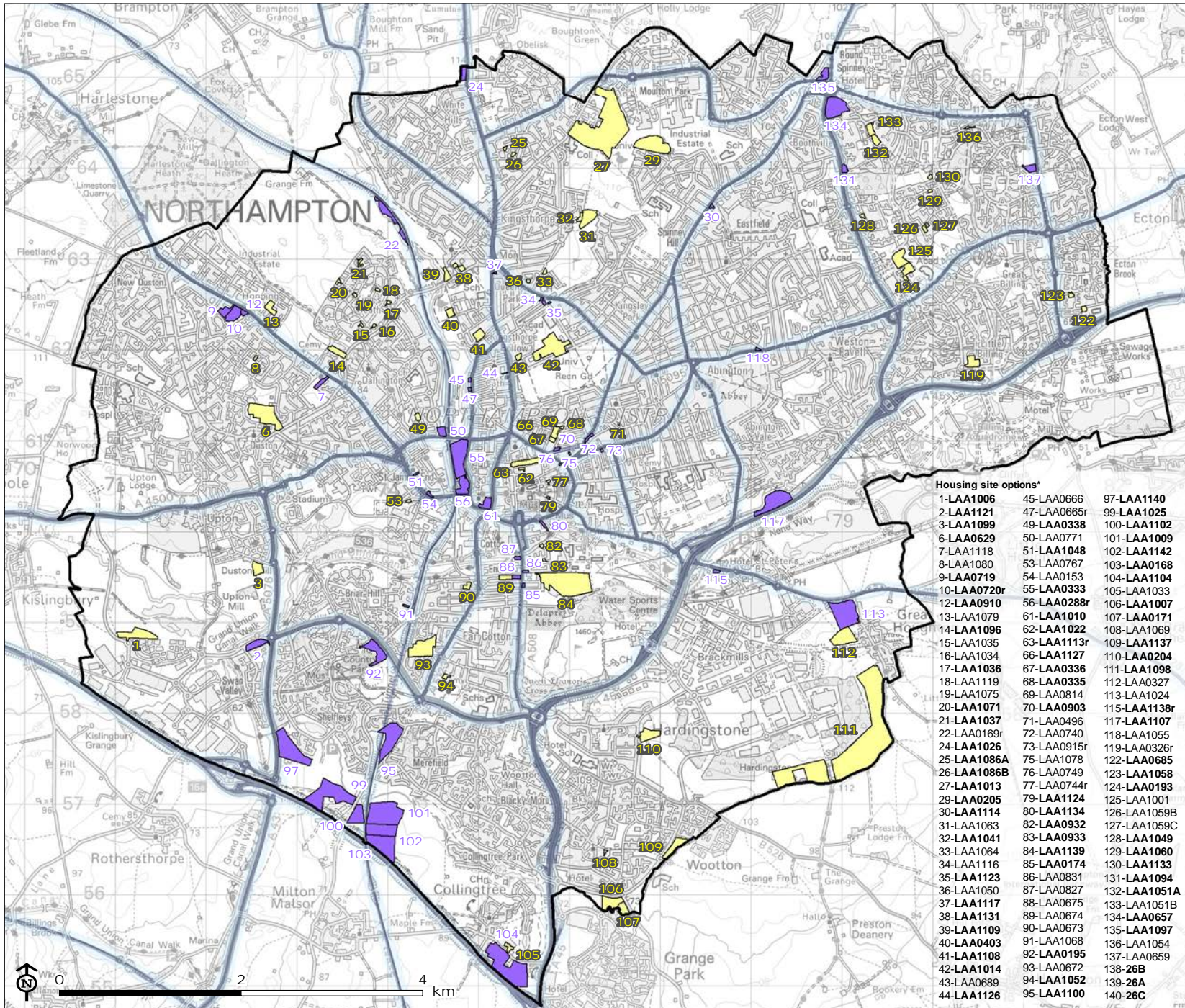




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Figure 6.8: Res4c - Exposure to low air quality or noise

Northampton Borough Council  
 Transport corridor  
 Assessment criterion zone of influence  
**SA4c Scores**  
 0  
 -



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Spatial data on industrial areas unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold.

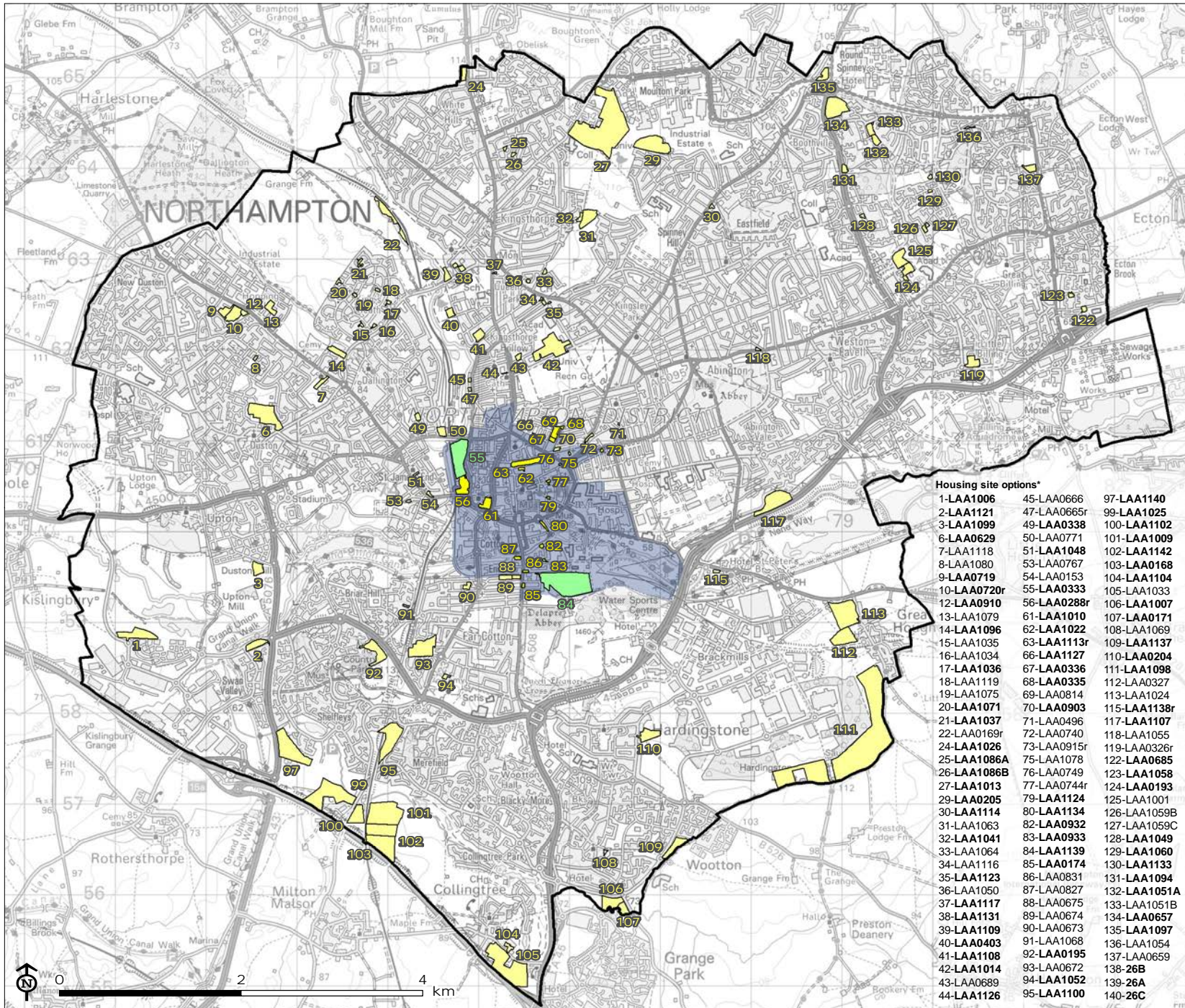
Map Scale @ A4: 1:60,000





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Figure 6.9: Res7a - Location of sites relative to town centre



Northampton Borough Council  
 Extent of town centre  
**SA7a Scores**  
 +  
 0  
 ?

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Qualitative indicators, type of development option and its locational context within the town centre, are not mapped.  
\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000

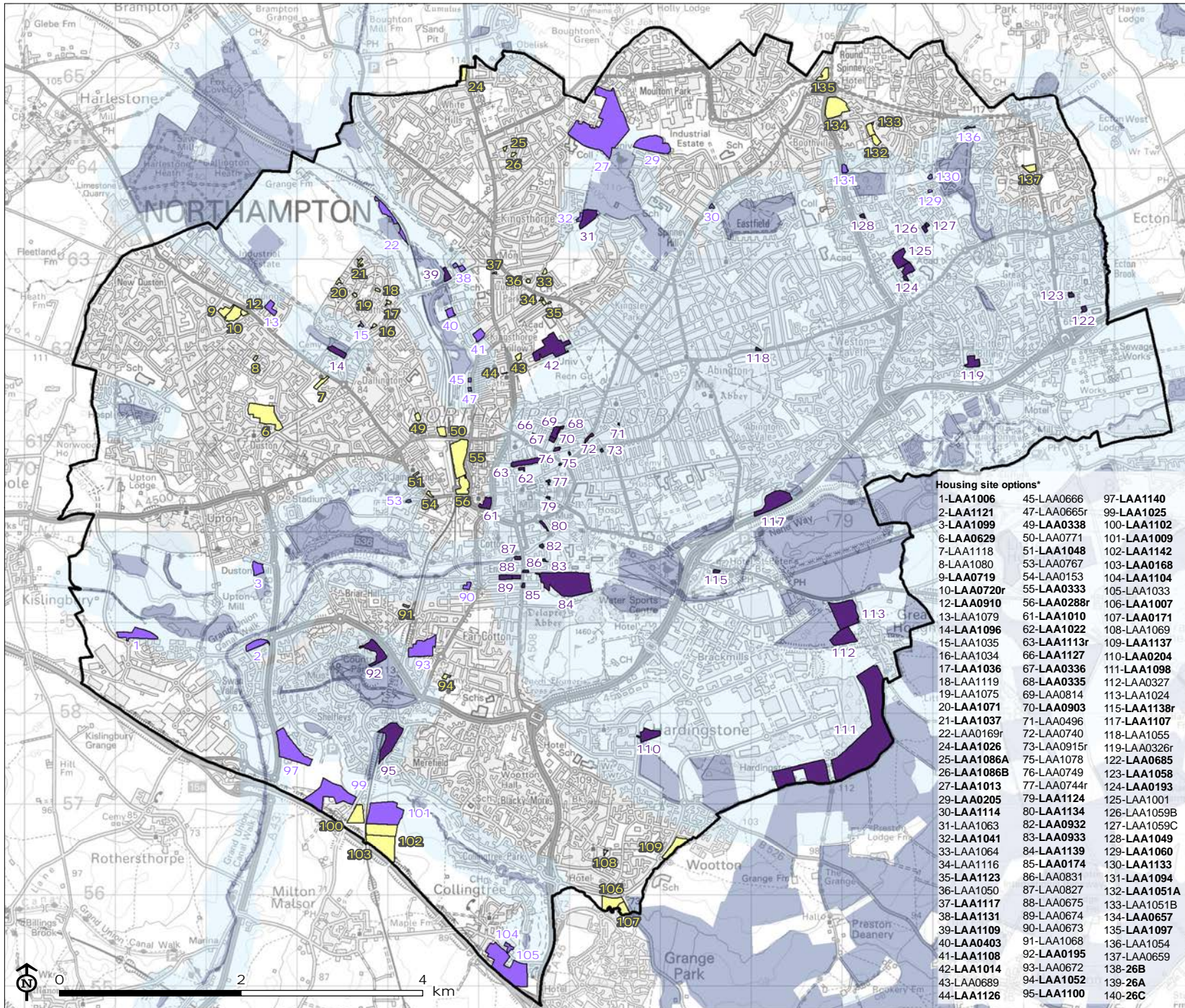




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Figure 6.10: Res9a - Proximity to designated ecological sites

- Northampton Borough Council
  - Extent of designated ecological sites
  - Assessment criterion zone of influence
- SA9a Scores**
- 0
  - 
  -



**Housing site options\***

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Qualitative indicators, e.g. current use, existing physical barriers, potential for increased human disturbance and trampling, are not mapped.  
\* Allocated sites are shown in bold.

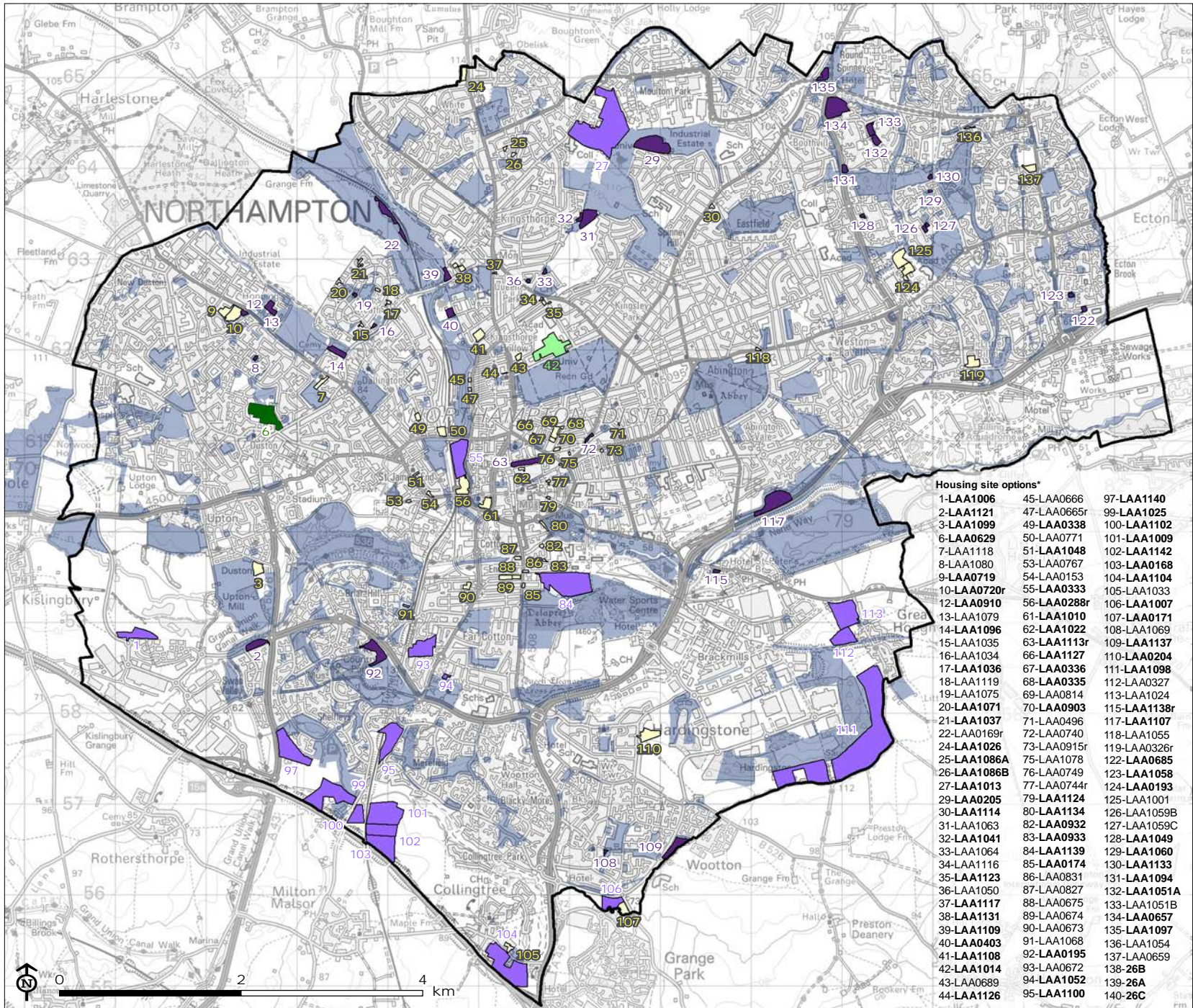
Map Scale @ A4: 1:60,000





SA of Northampton  
Local Plan (Part 2)

Figure 6.11: Res10a - Presence of brownfield land, derelict buildings, and open space



Northampton Borough Council  
 Extent of open space  
**SA10a Scores**  
 ++  
 +  
 N/A  
 -  
 --

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Spatial data of brownfield and greenfield land unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold.

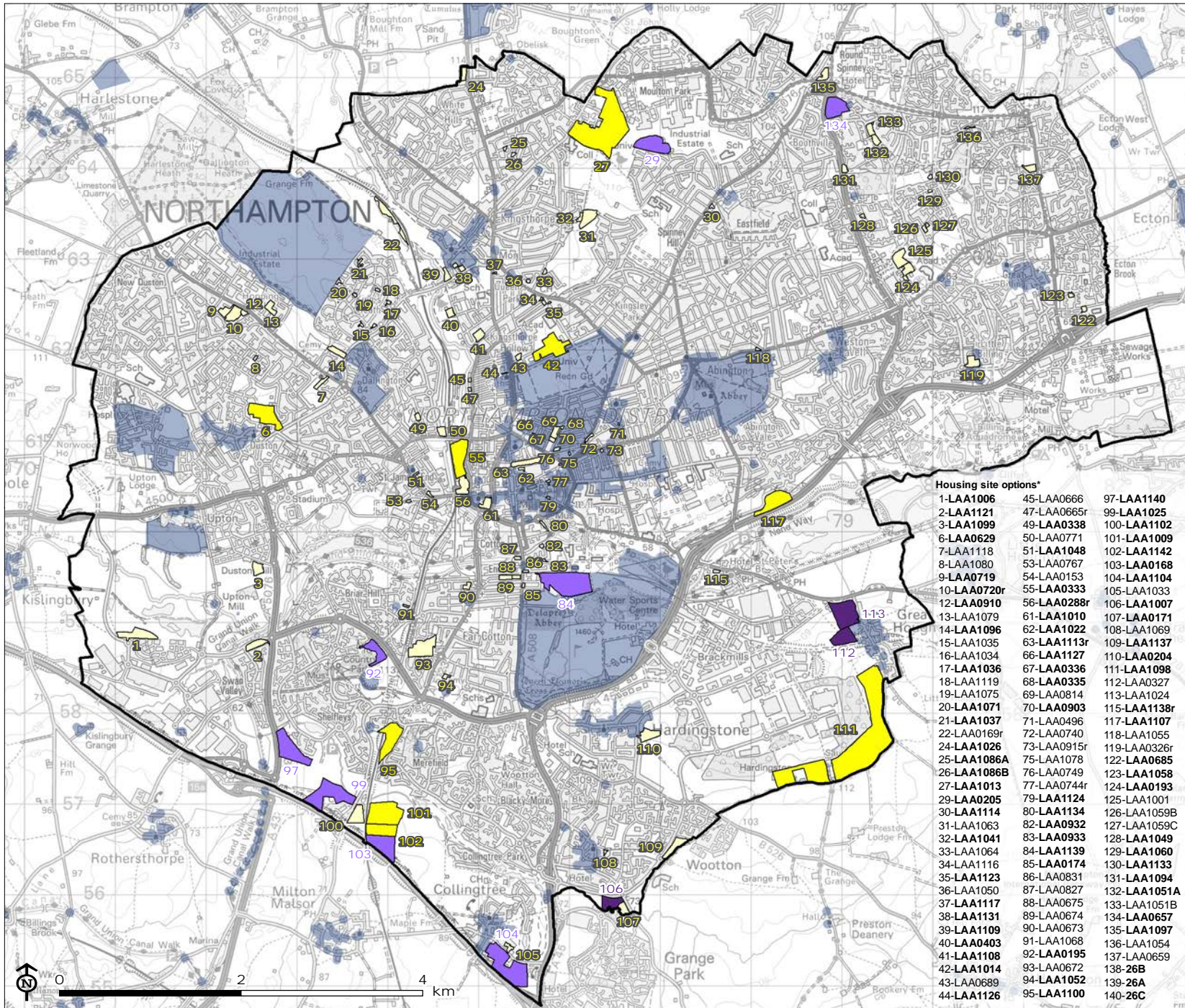
Map Scale @ A4: 1:60,000





SA of Northampton  
Local Plan (Part 2)

Figure 6.12: Res11a - Potential impact on heritage significance



Northampton Borough Council

Extent of cultural heritage of significance

SA11a Scores

0 and N/A

?

-

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Note: Assessment has been undertaken qualitatively by Northampton Borough Council based on a variety of baseline data, not just the historic assets shown.

\* Allocated sites are shown in bold.

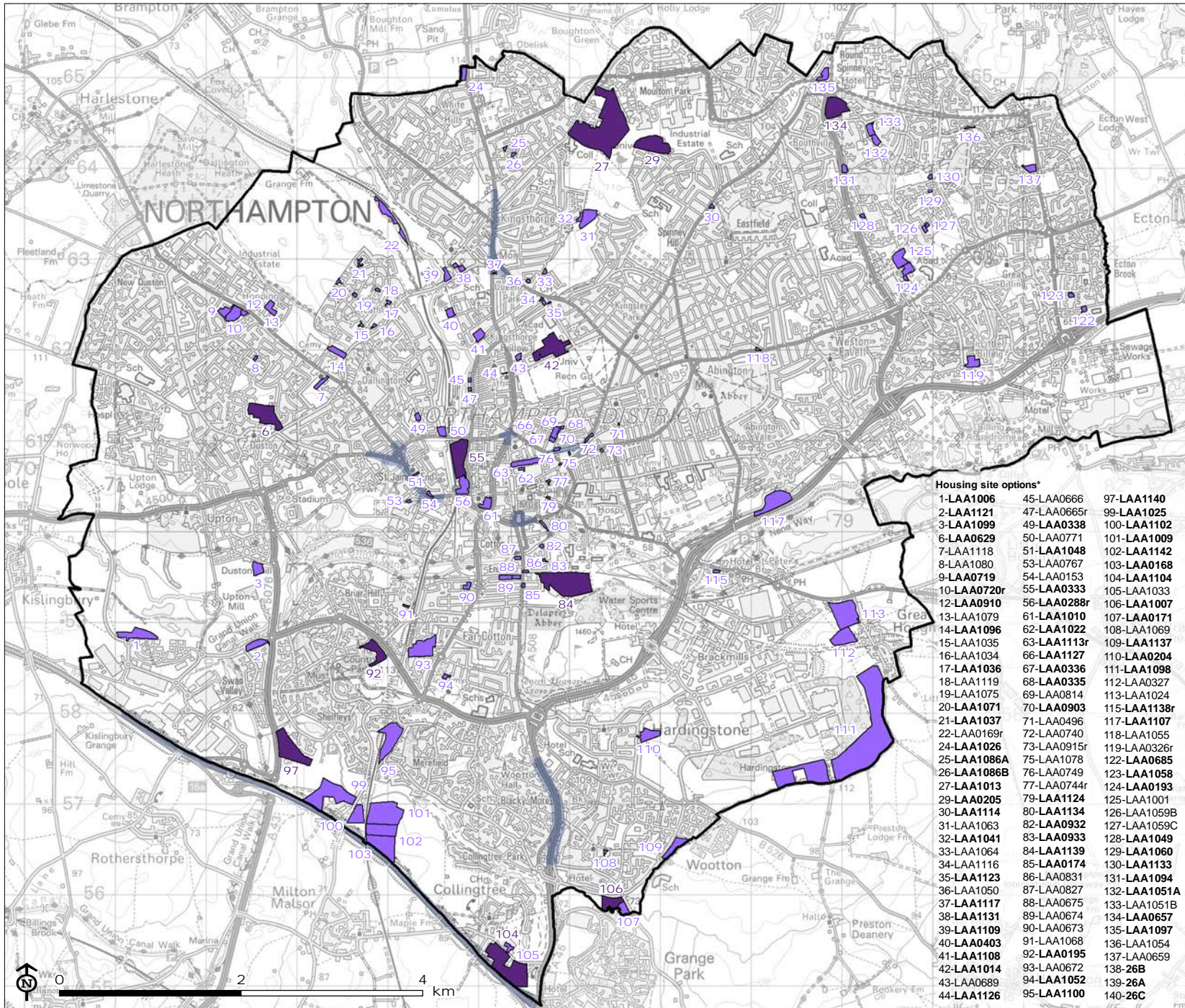
Map Scale @ A4: 1:60,000





SA of Northampton Local Plan (Part 2)

Figure 6.13: Res12a - Contribution to road traffic increases within AQMAs



- Northampton Borough Council
- Extent of AQMAs
- SA12a Scores
  - ?
  - ?

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Professional judgment and 2011 Census data on commuting patterns (<http://commute.datashine.org.uk>) were used to assess the likelihood of larger sites generating traffic that would use road routes through an AQMA.  
\* Allocated sites are shown in bold.





Map Scale @ A4: 1:60,000

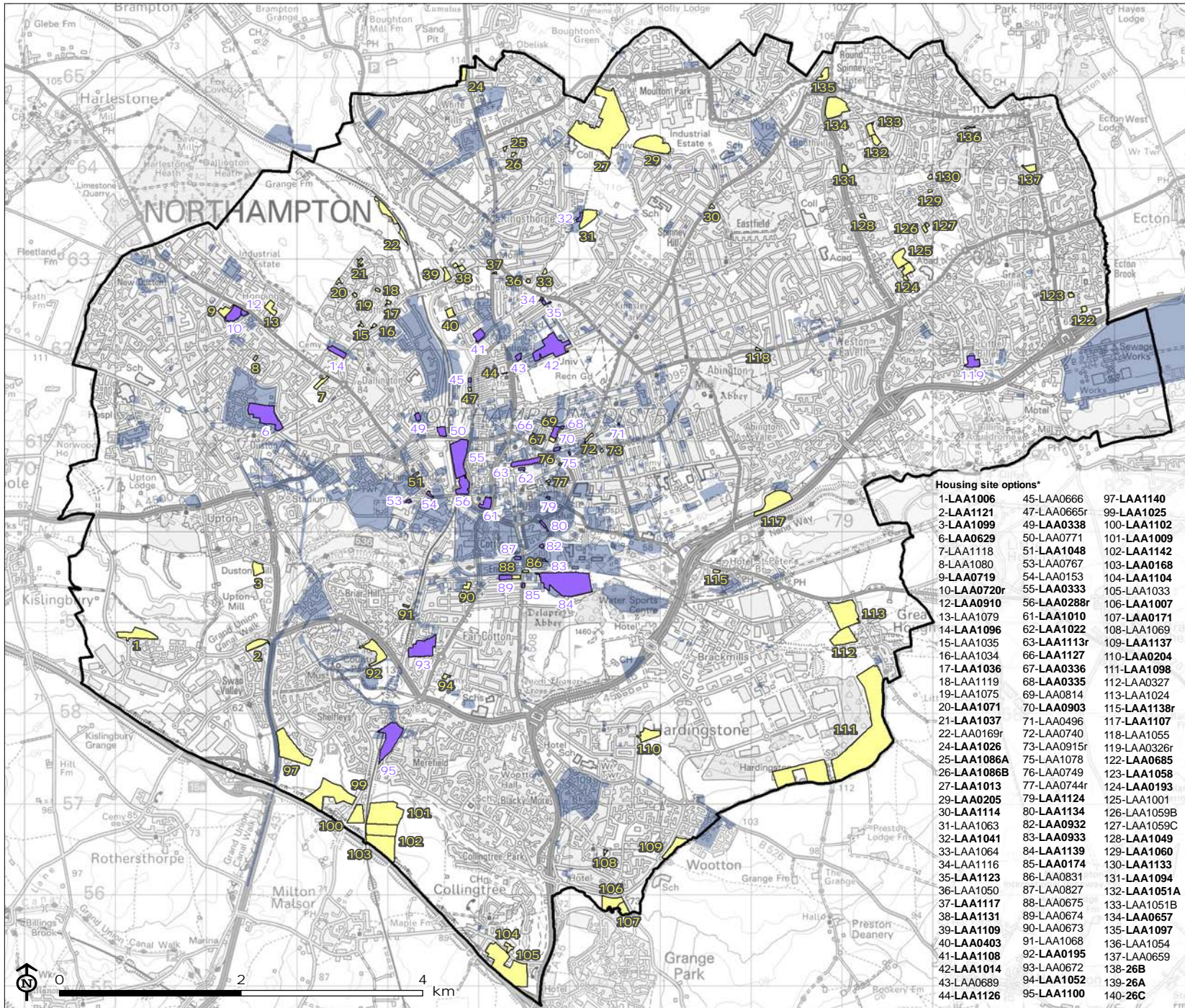




SA of Northampton  
Local Plan (Part 2)

Figure 6.14: Res13a - Location within an SPZ or on contaminated land

-  Northampton Borough Council
-  Extent of contaminated land and Source Protection Zones
- SA13a Scores**
-  0
-  -?



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

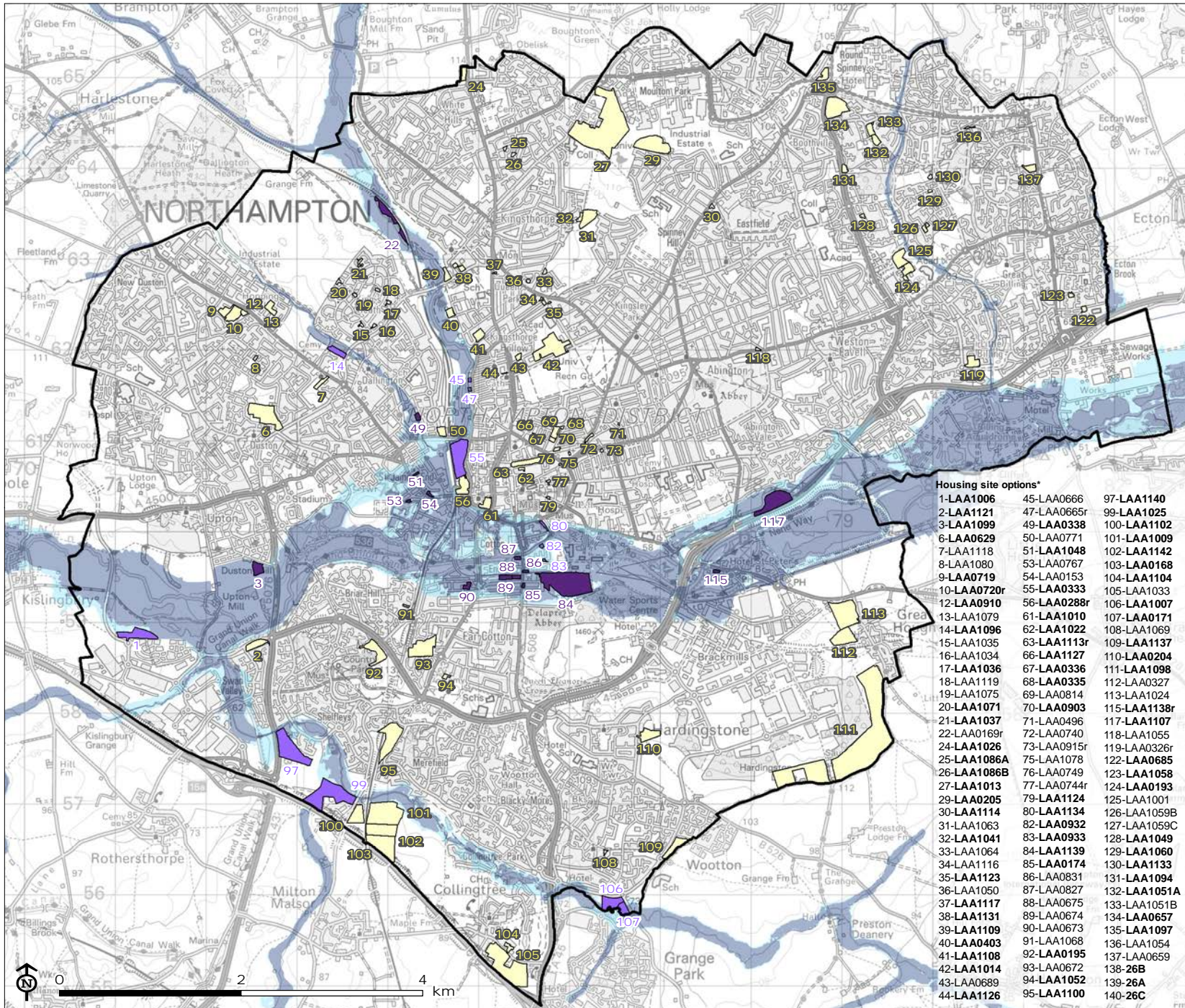
Map Scale @ A4: 1:60,000





SA of Northampton  
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Figure 6.15: Res14a - Flood risk from rivers



Northampton Borough Council

Extent of Flood Zone 3

Extent of Flood Zone 2

SA14a Scores

0

-

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Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000





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Figure 6.16: Res14b - Flood risk from groundwater

Northampton Borough Council

Extent of ground water flood risk

- Very high or high risk
- Moderate risk

SA14b Scores

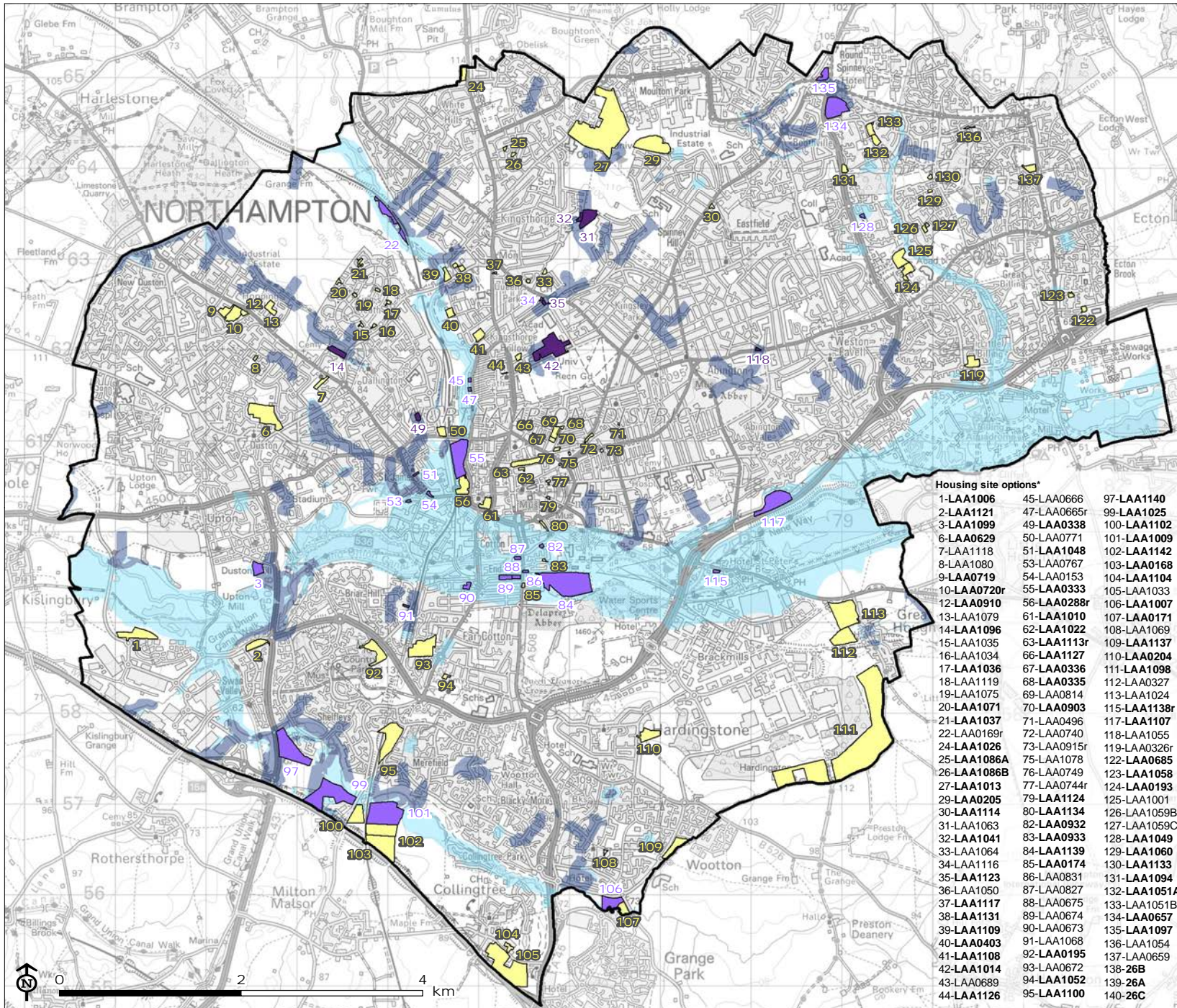
- 0
- 
- 

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000





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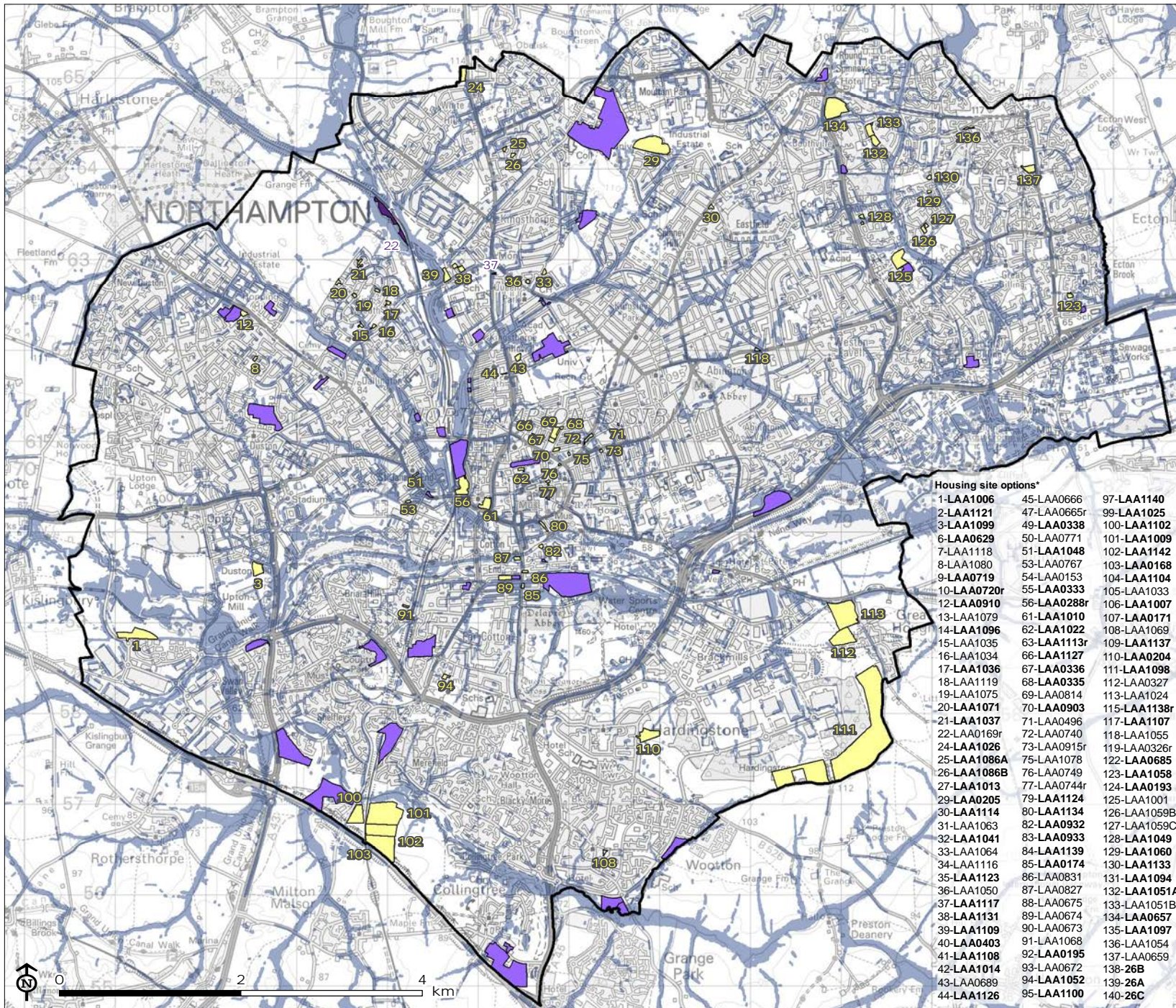
Figure 6.17: Res14c - Surface water flood risk

Northampton Borough Council

Extent of surface water flood risk (1:100 years)

SA14c Scores

0  
-  
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Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000





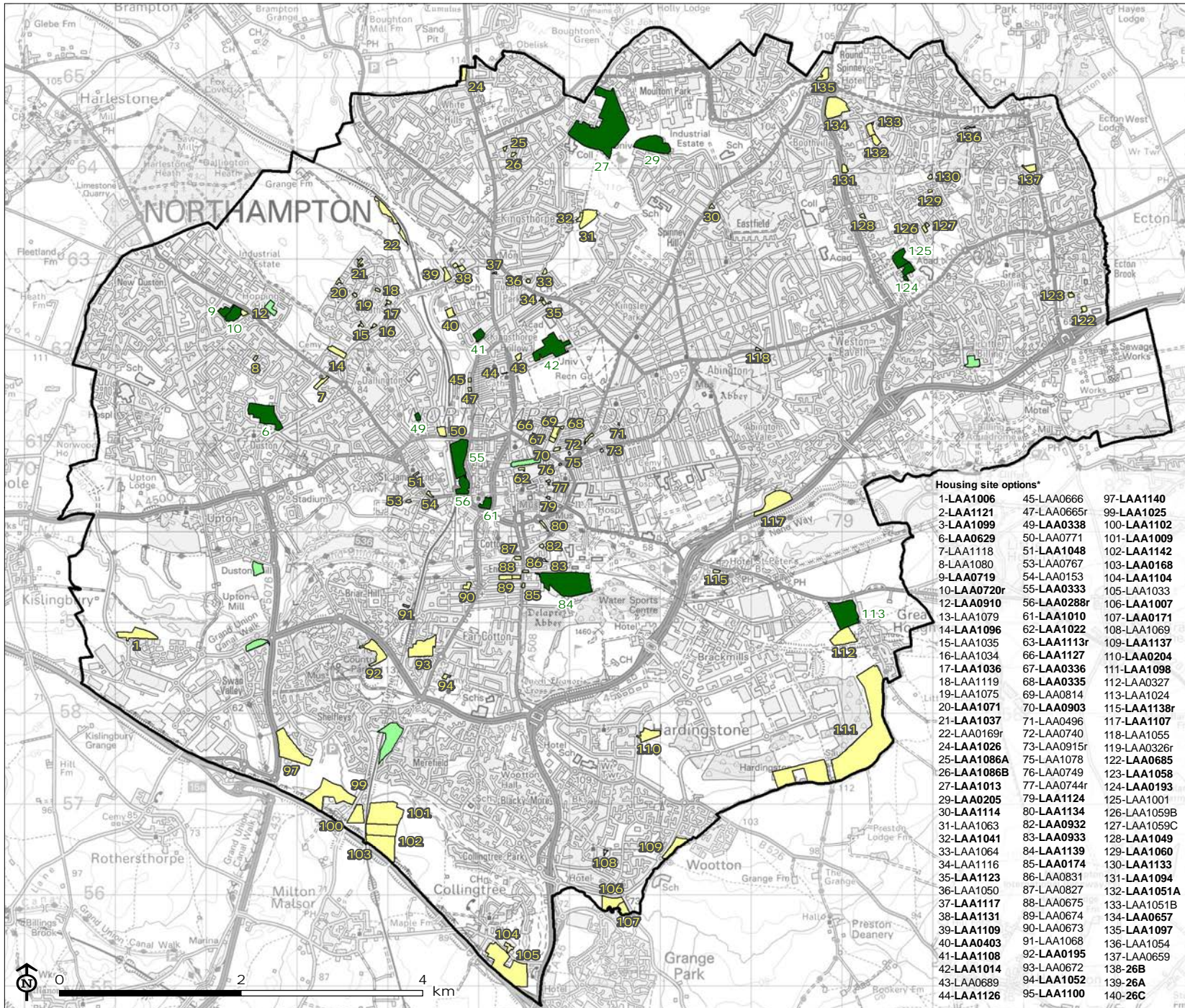
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Figure 6.18:

Northampton Borough Council

SA15a Scores

- ++
- +
- 0 or N/A



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Spatial data on brownfield land unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold.

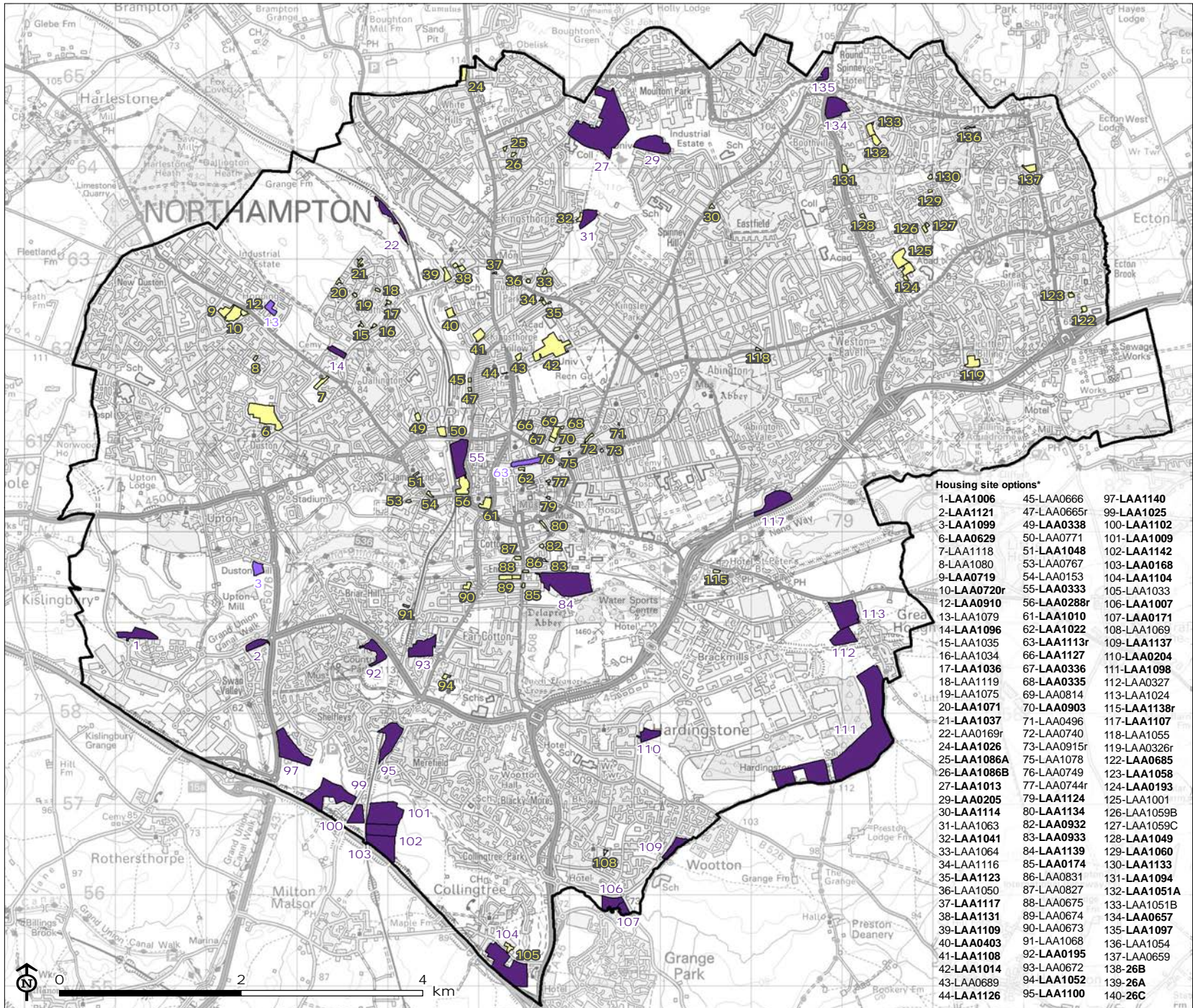
Map Scale @ A4: 1:60,000





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Figure 6.19: Res15b - Avoiding loss of greenfield land



Northampton Borough Council

SA15b Scores

- 0 and N/A
- 
- 

Housing site options\*

- |             |             |              |
|-------------|-------------|--------------|
| 1-LAA1006   | 45-LAA0666  | 97-LAA1140   |
| 2-LAA1121   | 47-LAA0665r | 99-LAA1025   |
| 3-LAA1099   | 49-LAA0338  | 100-LAA1102  |
| 6-LAA0629   | 50-LAA0771  | 101-LAA1009  |
| 7-LAA1118   | 51-LAA1048  | 102-LAA1142  |
| 8-LAA1080   | 53-LAA0767  | 103-LAA0168  |
| 9-LAA0719   | 54-LAA0153  | 104-LAA1104  |
| 10-LAA0720r | 55-LAA0333  | 105-LAA1033  |
| 12-LAA0910  | 56-LAA0288r | 106-LAA1007  |
| 13-LAA1079  | 61-LAA1010  | 107-LAA0171  |
| 14-LAA1096  | 62-LAA1022  | 108-LAA1069  |
| 15-LAA1035  | 63-LAA1113r | 109-LAA1137  |
| 16-LAA1034  | 66-LAA1127  | 110-LAA0204  |
| 17-LAA1036  | 67-LAA0336  | 111-LAA1098  |
| 18-LAA1119  | 68-LAA0335  | 112-LAA0327  |
| 19-LAA1075  | 69-LAA0814  | 113-LAA1024  |
| 20-LAA1071  | 70-LAA0903  | 115-LAA1138r |
| 21-LAA1037  | 71-LAA0496  | 117-LAA1107  |
| 22-LAA0169r | 72-LAA0740  | 118-LAA1055  |
| 24-LAA1026  | 73-LAA0915r | 119-LAA0326r |
| 25-LAA1086A | 75-LAA1078  | 122-LAA0685  |
| 26-LAA1086B | 76-LAA0749  | 123-LAA1058  |
| 27-LAA1013  | 77-LAA0744r | 124-LAA0193  |
| 29-LAA0205  | 79-LAA1124  | 125-LAA1001  |
| 30-LAA1114  | 80-LAA1134  | 126-LAA1059B |
| 31-LAA1063  | 82-LAA0932  | 127-LAA1059C |
| 32-LAA1041  | 83-LAA0933  | 128-LAA1049  |
| 33-LAA1064  | 84-LAA1139  | 129-LAA1060  |
| 34-LAA1116  | 85-LAA0174  | 130-LAA1133  |
| 35-LAA1123  | 86-LAA0831  | 131-LAA1094  |
| 36-LAA1050  | 87-LAA0827  | 132-LAA1051A |
| 37-LAA1117  | 88-LAA0675  | 133-LAA1051B |
| 38-LAA1131  | 89-LAA0674  | 134-LAA0657  |
| 39-LAA1109  | 90-LAA0673  | 135-LAA1097  |
| 40-LAA0403  | 91-LAA1068  | 136-LAA1054  |
| 41-LAA1108  | 92-LAA0195  | 137-LAA0659  |
| 42-LAA1014  | 93-LAA0672  | 138-26B      |
| 43-LAA0689  | 94-LAA1052  | 139-26A      |
| 44-LAA1126  | 95-LAA1100  | 140-26C      |

Note: Spatial data on greenfield land unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold.

Map Scale @ A4: 1:60,000





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Figure 6.20: Res15c - Avoiding loss of high quality agricultural land

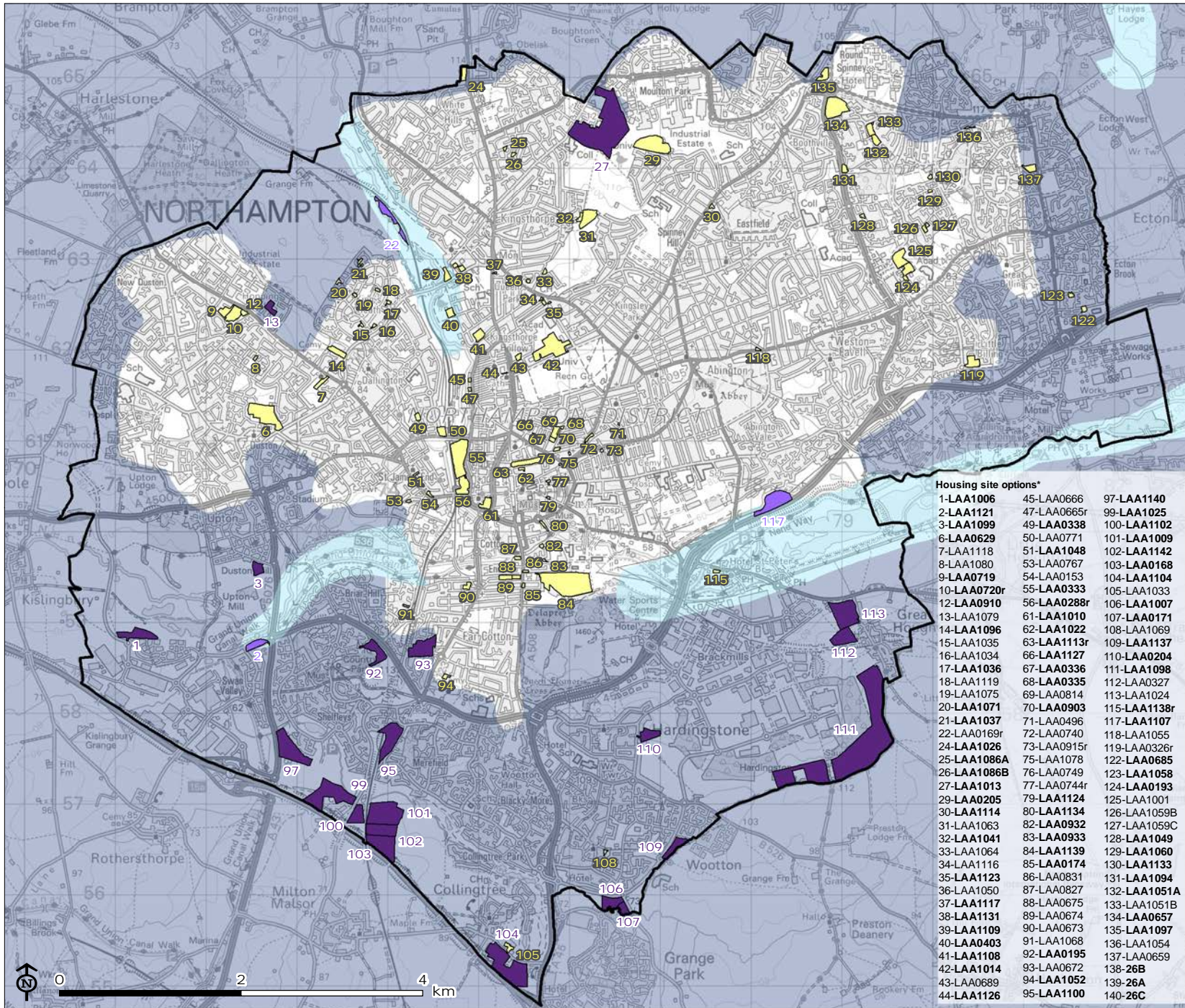
Northampton Borough Council

Extent of agricultural land

- Grade 2 and 3
- Grade 4

SA15c Scores

- 0
- 
- / --?



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: There is no grade 1 agricultural land within the study area.

\* Allocated sites are shown in bold.






Map Scale @ A4: 1:60,000

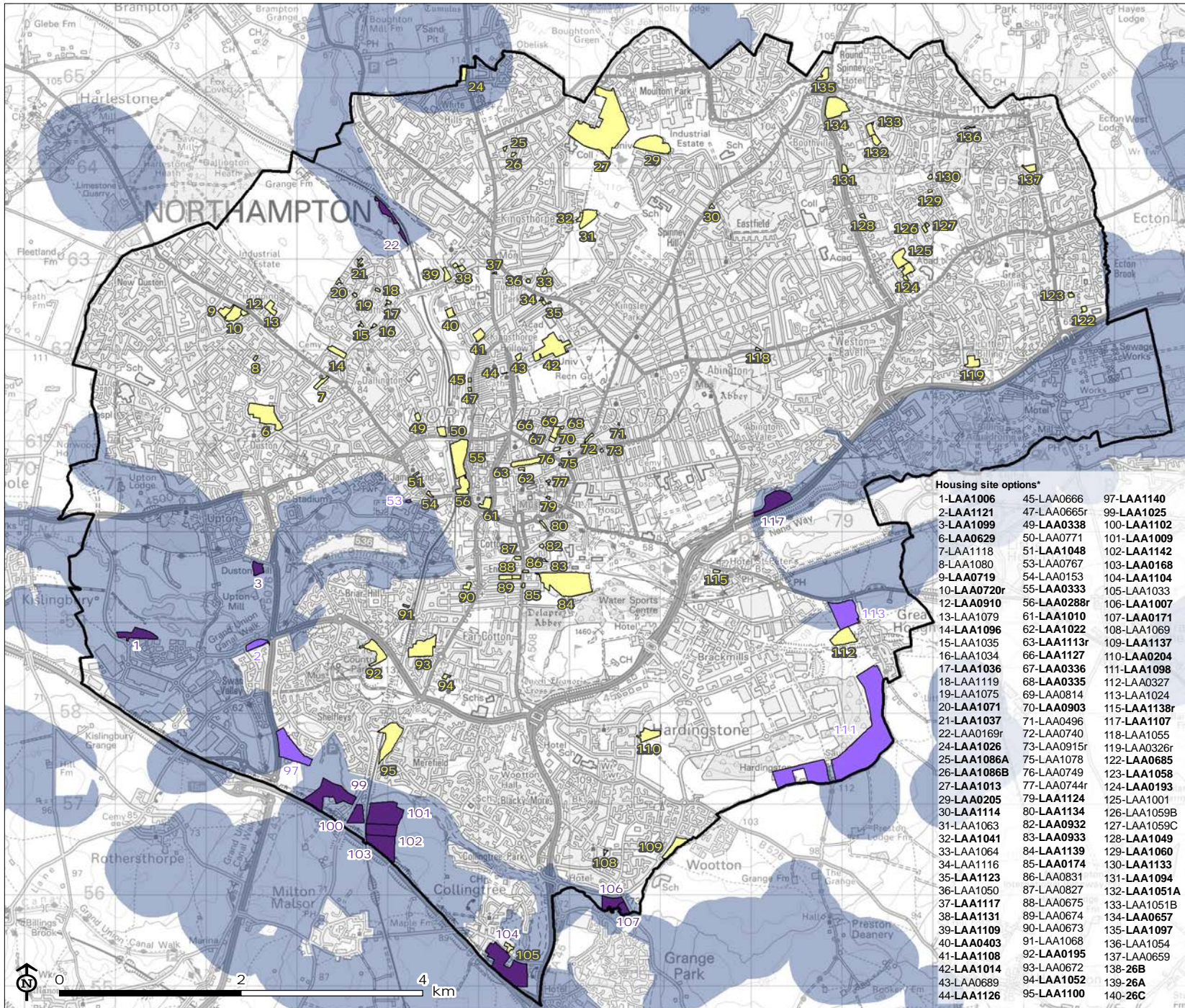




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Figure 6.21: Res15d - Avoiding  
sterilisation of mineral resources

-  Northampton Borough Council
  -  Extent of sand and gravel safeguarding area / mineral extraction site consultation buffer
- SA15d Scores**
-  0
  -  -?
  -  --?



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.

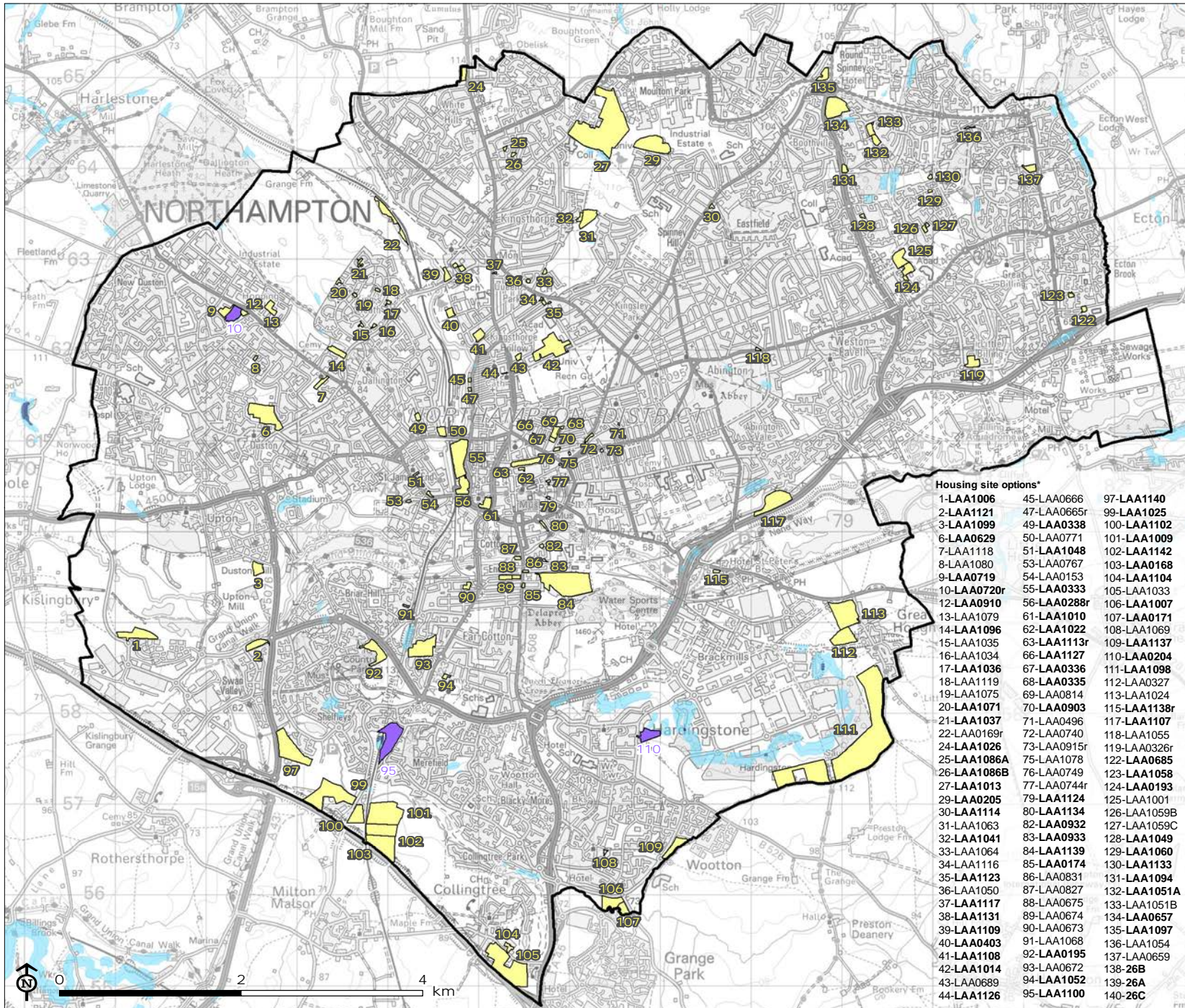
Map Scale @ A4: 1:60,000





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Figure 6.22: Res15e - Avoiding risk from land instability



Northampton Borough Council

Extent of land instability problems

- D: Probably present or have occurred in the past
- C: Maybe present or anticipated

SA15e Scores

- 0
- 

Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

Note: Reproduced from BGS50K map data. Licence 2010/054B British Geological Survey ©NERC. All rights reserved. No land with category E instability was present in the plan area.

\* Allocated sites are shown in bold.





Map Scale @ A4: 1:60,000

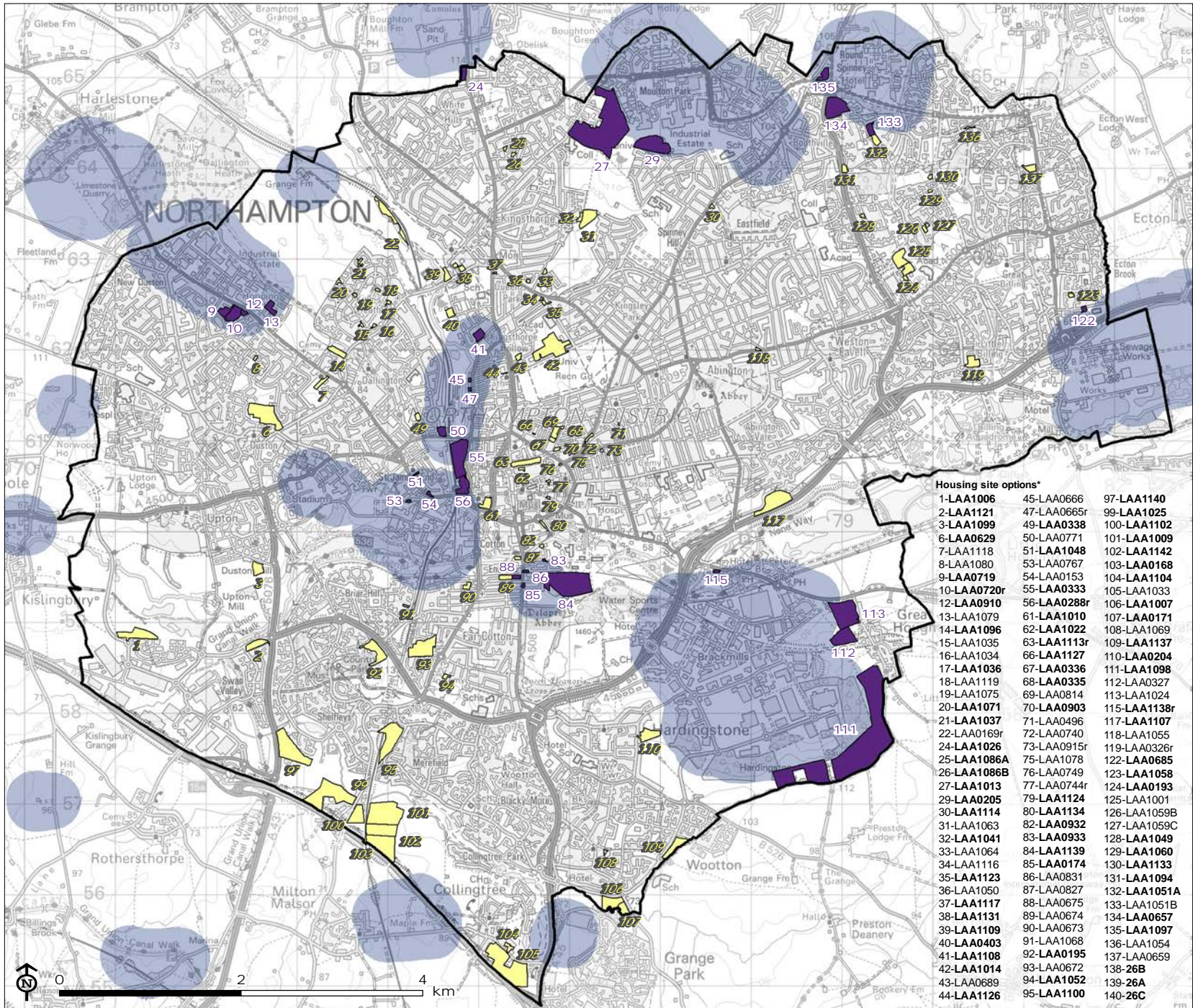




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Figure 6.23: Res16a - Avoiding conflicts with waste management sites

-  Northampton Borough Council
-  Extent of waste management sites and buffers
- SA16a Scores**
-  0
-  --? / --



Housing site options\*

1-LAA1006	45-LAA0666	97-LAA1140
2-LAA1121	47-LAA0665r	99-LAA1025
3-LAA1099	49-LAA0338	100-LAA1102
6-LAA0629	50-LAA0771	101-LAA1009
7-LAA1118	51-LAA1048	102-LAA1142
8-LAA1080	53-LAA0767	103-LAA0168
9-LAA0719	54-LAA0153	104-LAA1104
10-LAA0720r	55-LAA0333	105-LAA1033
12-LAA0910	56-LAA0288r	106-LAA1007
13-LAA1079	61-LAA1010	107-LAA0171
14-LAA1096	62-LAA1022	108-LAA1069
15-LAA1035	63-LAA1113r	109-LAA1137
16-LAA1034	66-LAA1127	110-LAA0204
17-LAA1036	67-LAA0336	111-LAA1098
18-LAA1119	68-LAA0335	112-LAA0327
19-LAA1075	69-LAA0814	113-LAA1024
20-LAA1071	70-LAA0903	115-LAA1138r
21-LAA1037	71-LAA0496	117-LAA1107
22-LAA0169r	72-LAA0740	118-LAA1055
24-LAA1026	73-LAA0915r	119-LAA0326r
25-LAA1086A	75-LAA1078	122-LAA0685
26-LAA1086B	76-LAA0749	123-LAA1058
27-LAA1013	77-LAA0744r	124-LAA0193
29-LAA0205	79-LAA1124	125-LAA1001
30-LAA1114	80-LAA1134	126-LAA1059B
31-LAA1063	82-LAA0932	127-LAA1059C
32-LAA1041	83-LAA0933	128-LAA1049
33-LAA1064	84-LAA1139	129-LAA1060
34-LAA1116	85-LAA0174	130-LAA1133
35-LAA1123	86-LAA0831	131-LAA1094
36-LAA1050	87-LAA0827	132-LAA1051A
37-LAA1117	88-LAA0675	133-LAA1051B
38-LAA1131	89-LAA0674	134-LAA0657
39-LAA1109	90-LAA0673	135-LAA1097
40-LAA0403	91-LAA1068	136-LAA1054
41-LAA1108	92-LAA0195	137-LAA0659
42-LAA1014	93-LAA0672	138-26B
43-LAA0689	94-LAA1052	139-26A
44-LAA1126	95-LAA1100	140-26C

\* Allocated sites are shown in bold.








Map Scale @ A4: 1:60,000

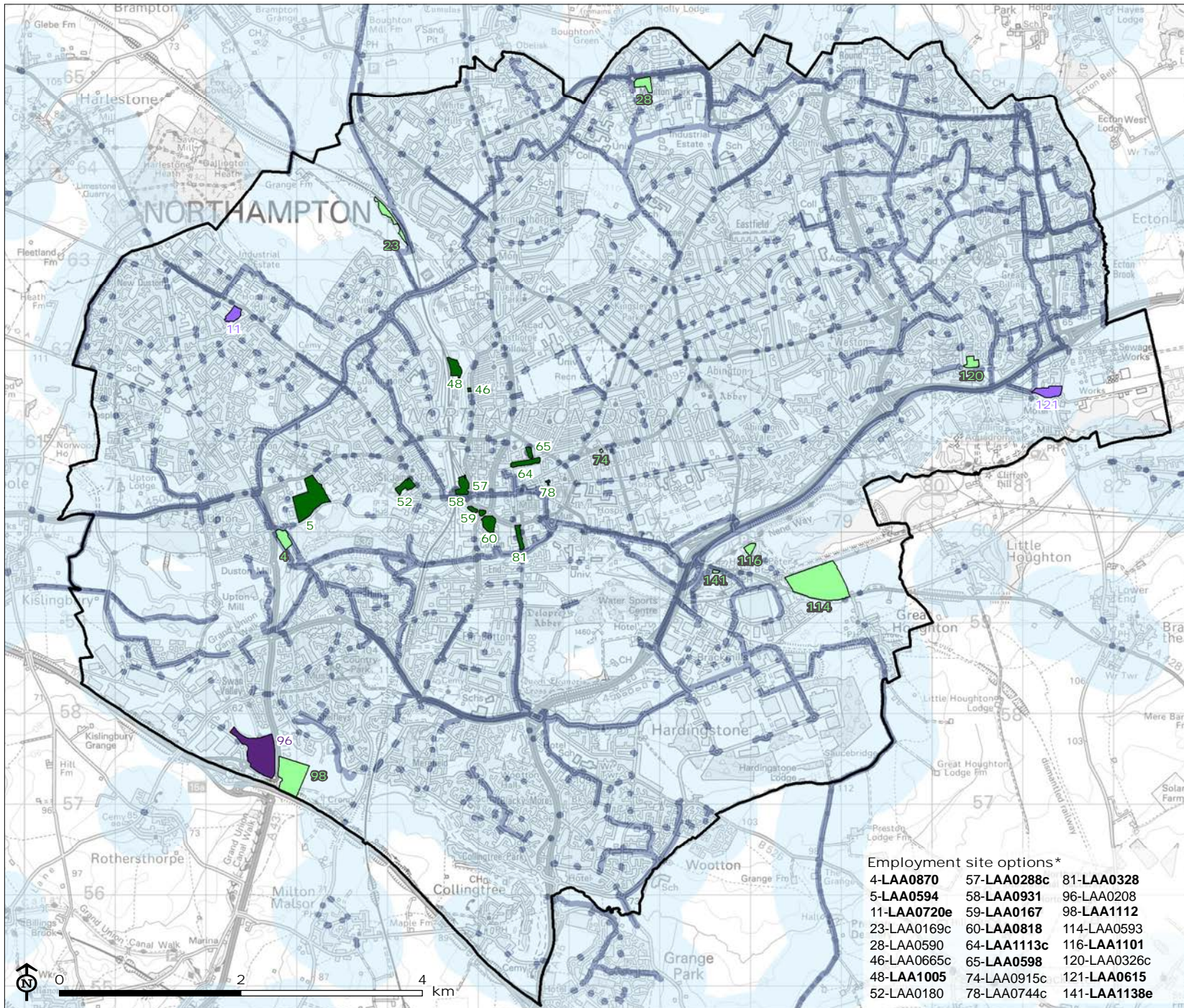




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Figure 6.24: Emp2a & Emp8a -  
Walking distance to sustainable  
transport links

-  Northampton Borough Council
  -  Extent of sustainable transport network
  -  Assessment criterion zone of influence
- SA2a and SA8a Scores**
-  ++
  -  +
  -  -
  -  --



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: The same spatial test is relevant to performance against Emp2a and Emp8a therefore a single map is provided for both results. Bus service frequency taken into account in qualitative assessment is not mapped.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.





Map Scale @ A4: 1:60,000

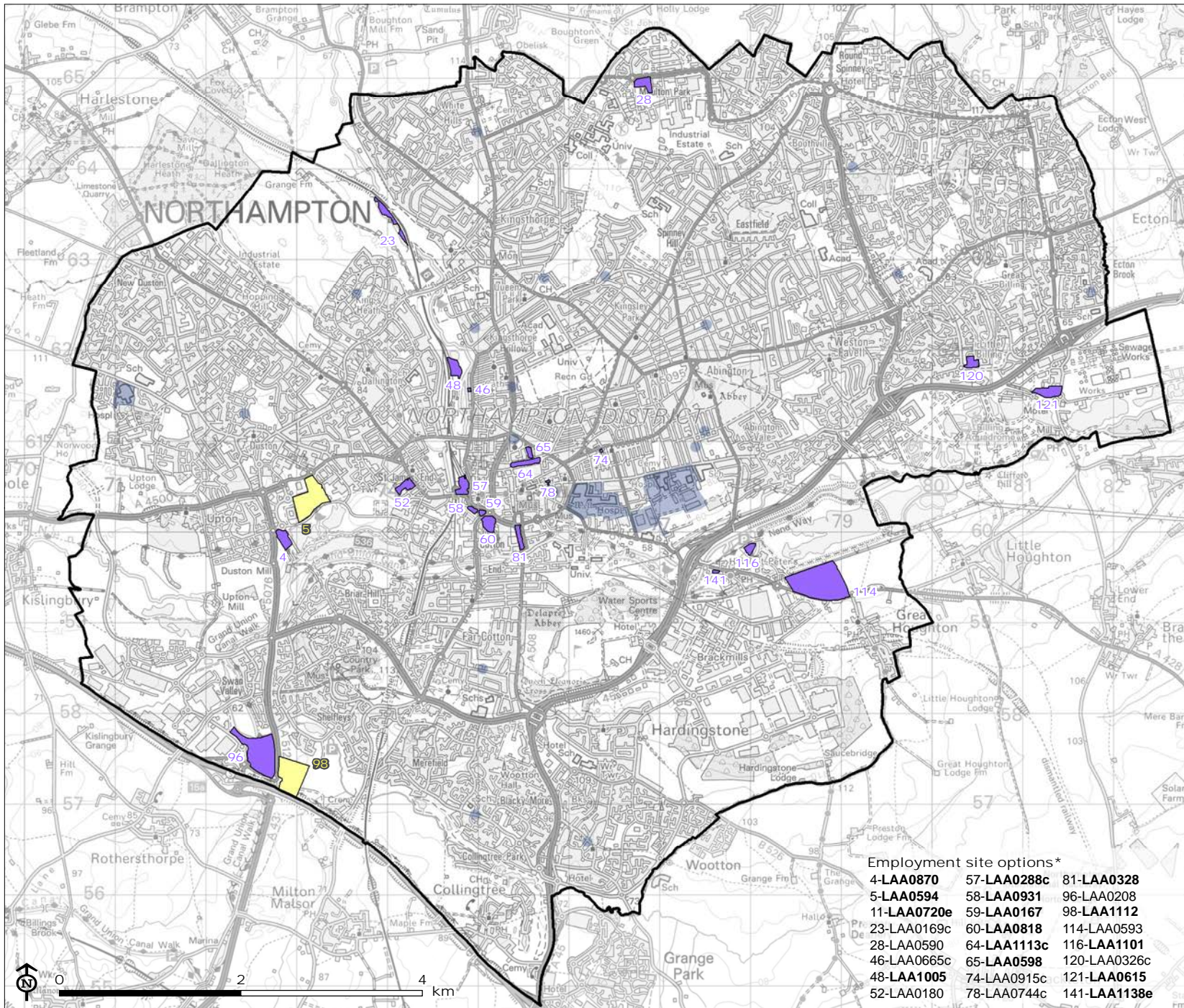




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Figure 6.25: Emp4a - Noise and light impacts on sensitive receptors

-  Northampton Borough Council
-  Healthcare facility
- SA4a Scores**
-  0
-  -?



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: Visually inspected base mapping to identify sites adjacent to residential areas and inspected healthcare and schools data to identify sites adjacent to these.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Map Scale @ A4: 1:60,000





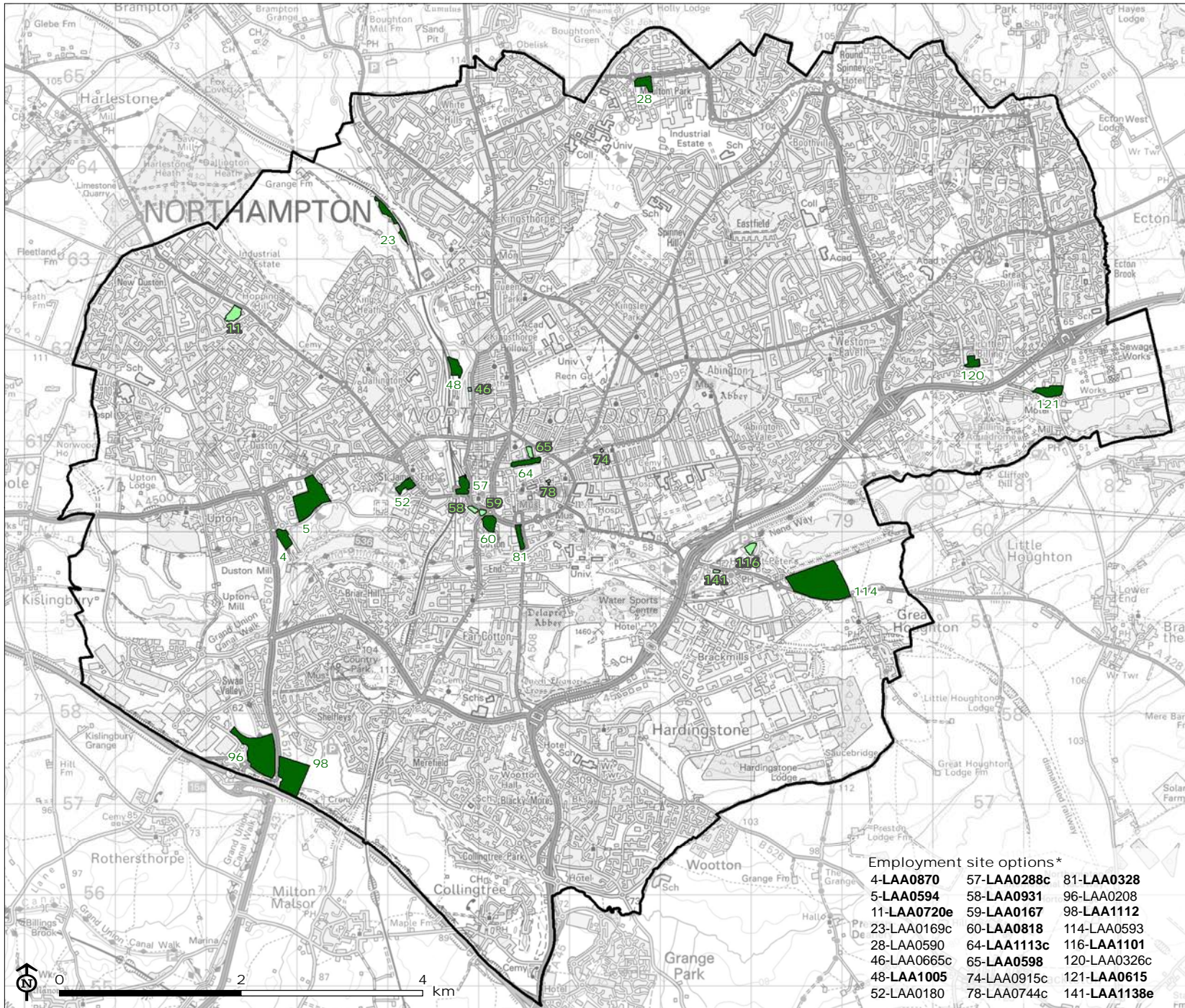
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Figure 2.26: Emp6a -  
Employment provision

Northampton Borough Council

SA6a Scores

++  
+



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

\* Allocated sites are shown in bold. Site LAA0720e is an education site.





Map Scale @ A4: 1:60,000

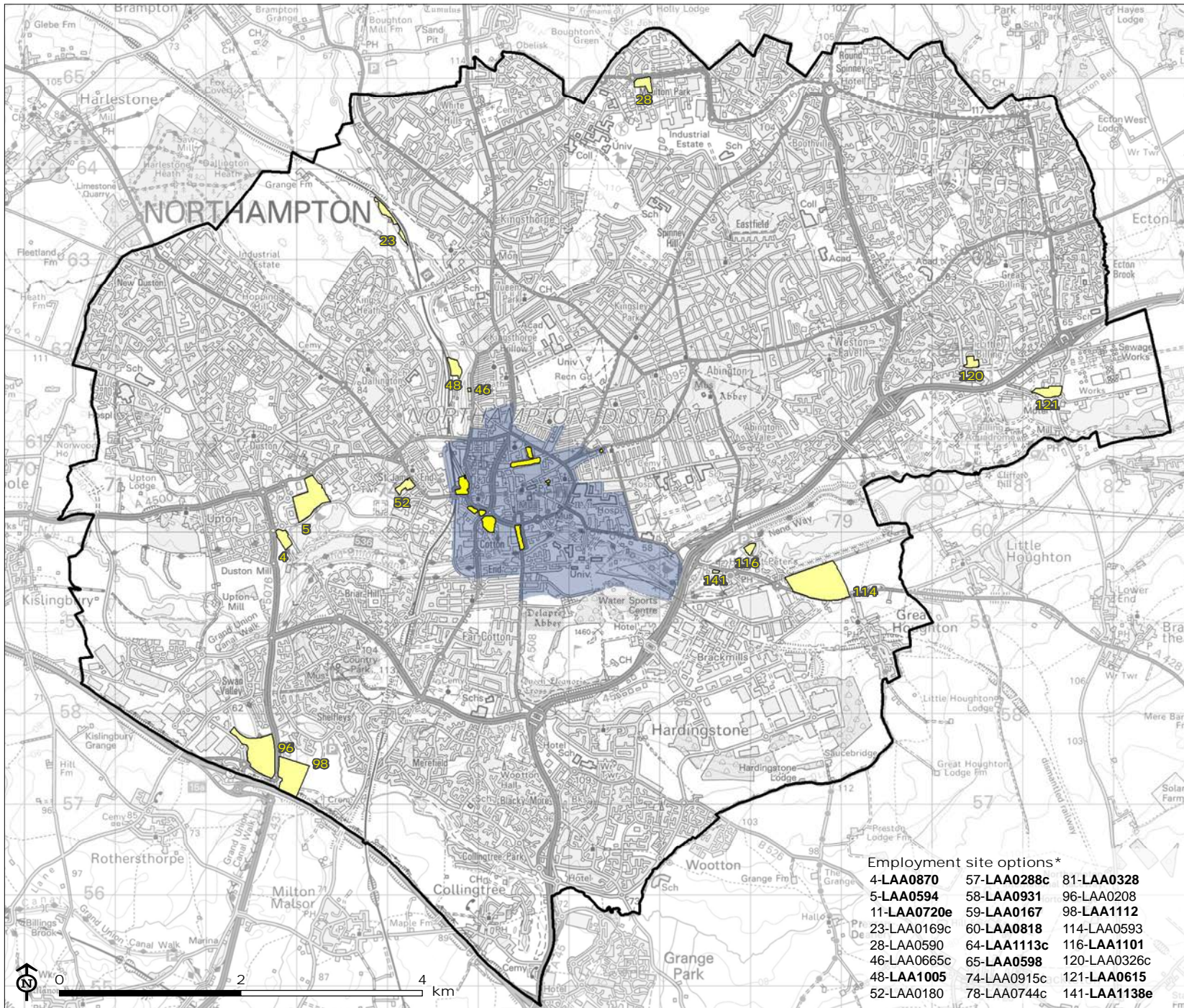




SA of Northampton  
Local Plan (Part 2)

Figure 6.27: Emp7a - Location of sites relative to town centre

-  Northampton Borough Council
-  Extent of town centre
- SA7a Scores**
-  0
-  ?



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	<b>60-LAA0818</b>	114-LAA0593
28-LAA0590	<b>64-LAA1113c</b>	<b>116-LAA1101</b>
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

Note: Qualitative indicators, type of development option and its locational context within the town centre, are not mapped.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Map Scale @ A4: 1:60,000

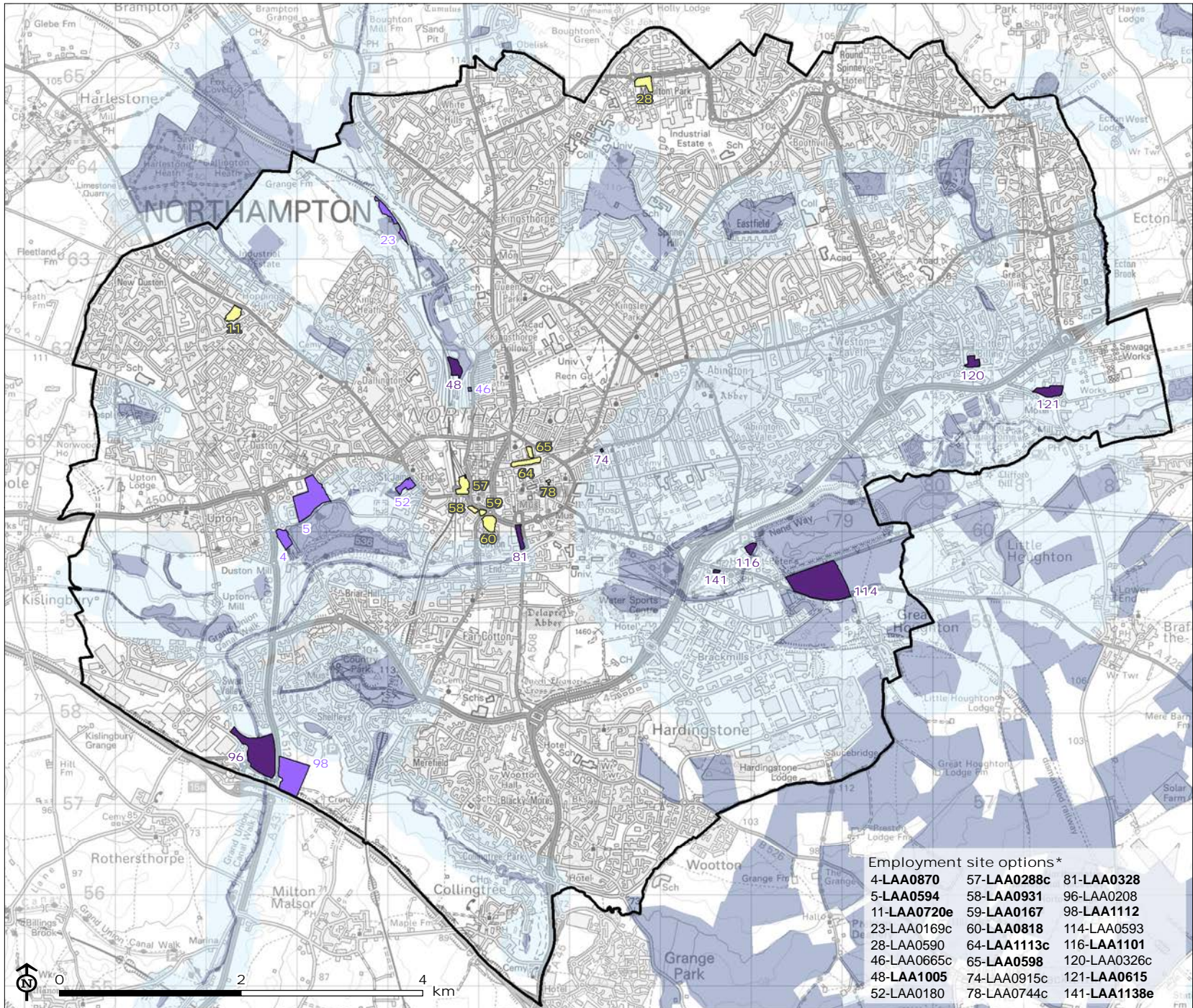




SA of Northampton  
Local Plan (Part 2)

Figure 6.28: Emp9a -  
Proximity to designated  
ecological sites

Northampton Borough Council  
 Extent of designated ecological sites  
 Assessment criterion zone of influence  
**SA9a Scores**  
 0  
 -  
 --



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: Qualitative indicators, e.g. current use, existing physical barriers, potential for increased human disturbance and trampling, are not mapped.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.






Map Scale @ A4: 1:60,000

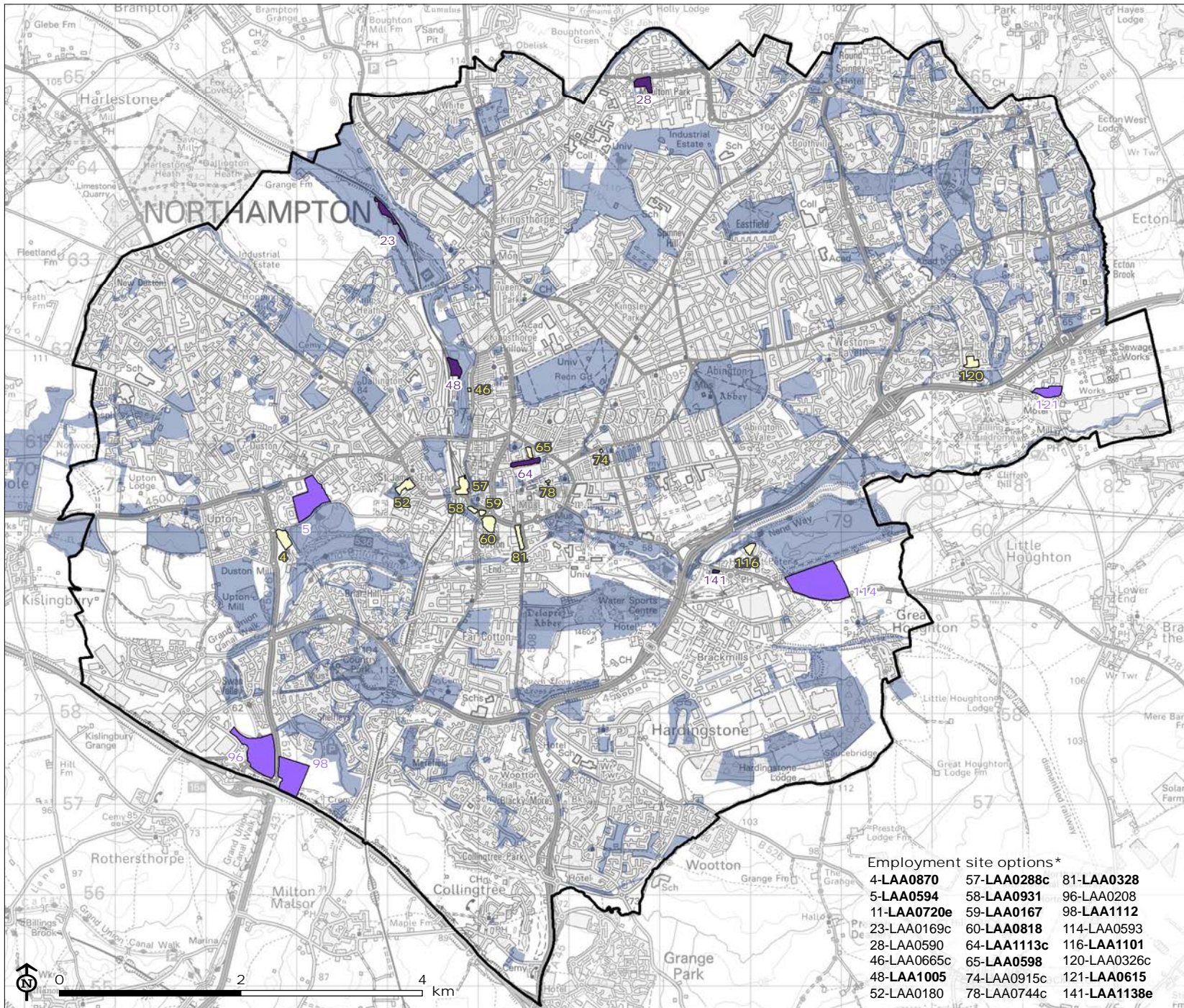




SA of Northampton  
Local Plan (Part 2)

Figure 6.29: Emp10a - Presence of brownfield land, derelict buildings and open space

-  Northampton Borough Council
-  Extent of open space
- SA10a Scores**
-  N/A
-  -
-  --



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	<b>60-LAA0818</b>	114-LAA0593
28-LAA0590	<b>64-LAA1113c</b>	<b>116-LAA1101</b>
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

Note: Spatial data of brownfield and greenfield land unavailable - identified by visual inspection of base mapping and aerial imagery.

\* Allocated sites are shown in bold. Site LAA0720e is an education site.

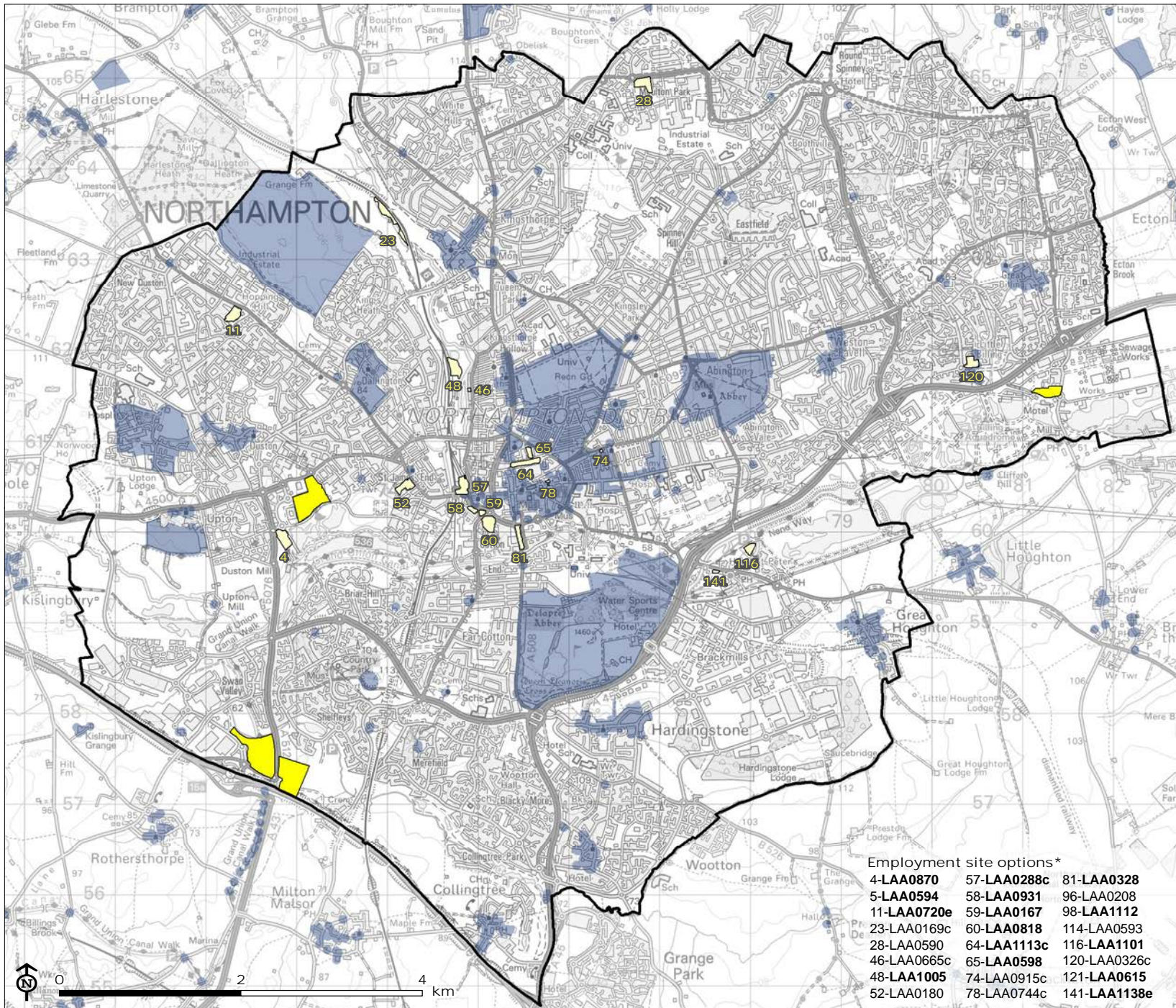
Map Scale @ A4: 1:60,000





SA of Northampton  
Local Plan (Part 2)

Figure 6.30: Emp11a - Potential impact on heritage significance



Northampton Borough Council

Extent of cultural heritage of significance

SA11a Scores

0 and N/A

?

Note: Assessment has been undertaken qualitatively by Northampton Borough Council based on a variety of baseline data, not just the historic assets shown.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.





Map Scale @ A4: 1:60,000

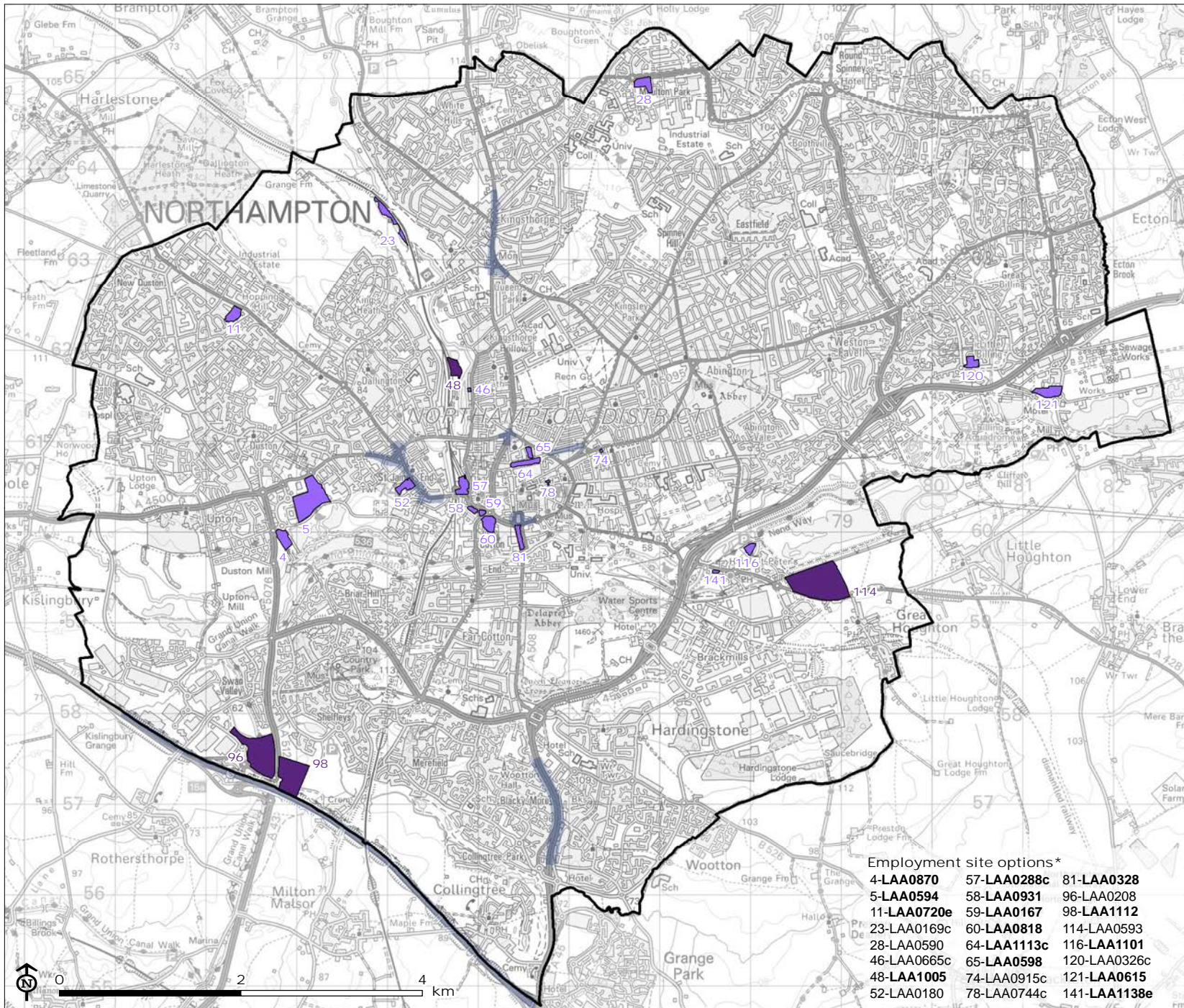




SA of Northampton  
Local Plan (Part 2)

Figure 6.31: Emp12a - Contribution to road traffic increases within AQMA

-  Northampton Borough Council
-  Extent of AQMA
- SA12a Scores**
-  -?
-  --?



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
5-LAA0594	58-LAA0931	96-LAA0208
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: Professional judgment and 2011 Census data on commuting patterns (<http://commute.datashine.org.uk>) were used to assess the likelihood of larger sites generating traffic that would use road routes through an AQMA.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Map Scale @ A4: 1:60,000



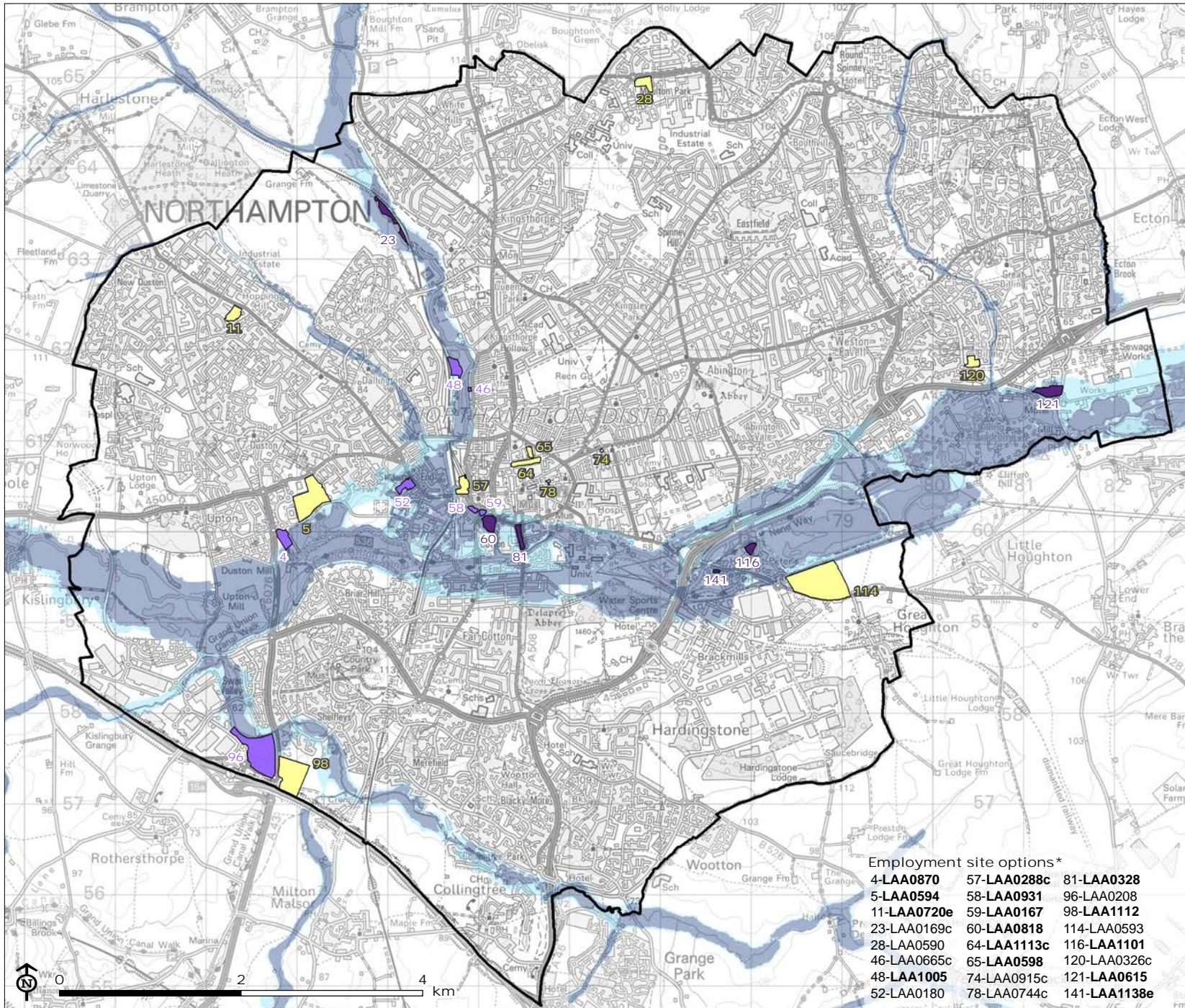






SA of Northampton  
Local Plan (Part 2)

Figure 6.33: Emp14a - Flood risk from rivers



- Northampton Borough Council
- Extent of Flood Zone 3
- Extent of Flood Zone 2
- SA14a Scores**
- 0
- 
- 

Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
5-LAA0594	58-LAA0931	96-LAA0208
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	<b>60-LAA0818</b>	114-LAA0593
28-LAA0590	<b>64-LAA1113c</b>	<b>116-LAA1101</b>
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

\* Allocated sites are shown in bold. Site LAA0720e is an education site.







Map Scale @ A4: 1:60,000

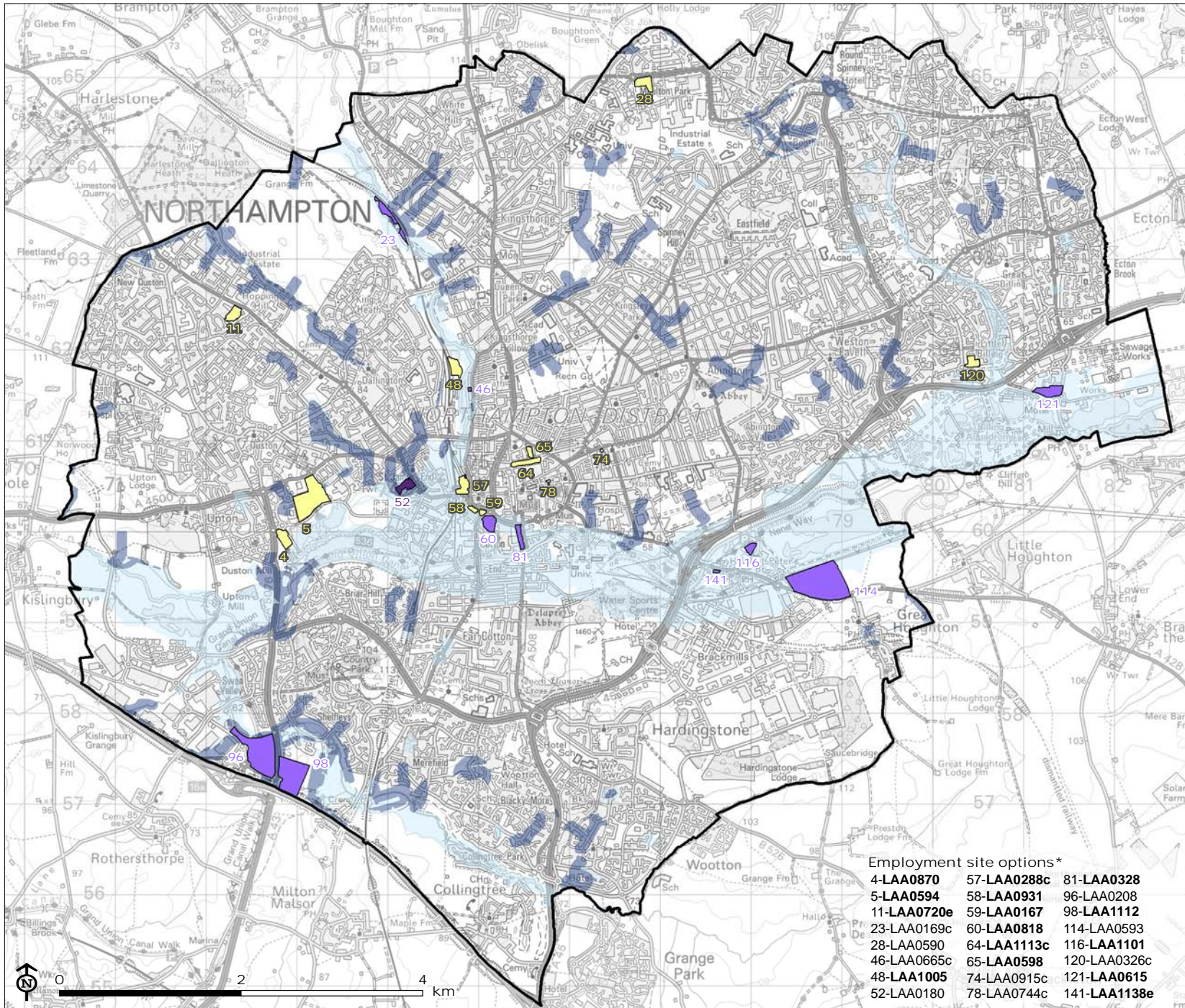




SA of Northampton  
Local Plan (Part 2)

Figure 6.34: Emp14b - Flood risk from groundwater

-  Northampton Borough Council
- Extent of ground water flood risk**
-  Very high or high risk
-  Moderate risk
- SA14b Scores**
-  0
-  -
-  --



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

\* Allocated sites are shown in bold. Site LAA0720e is an education site.

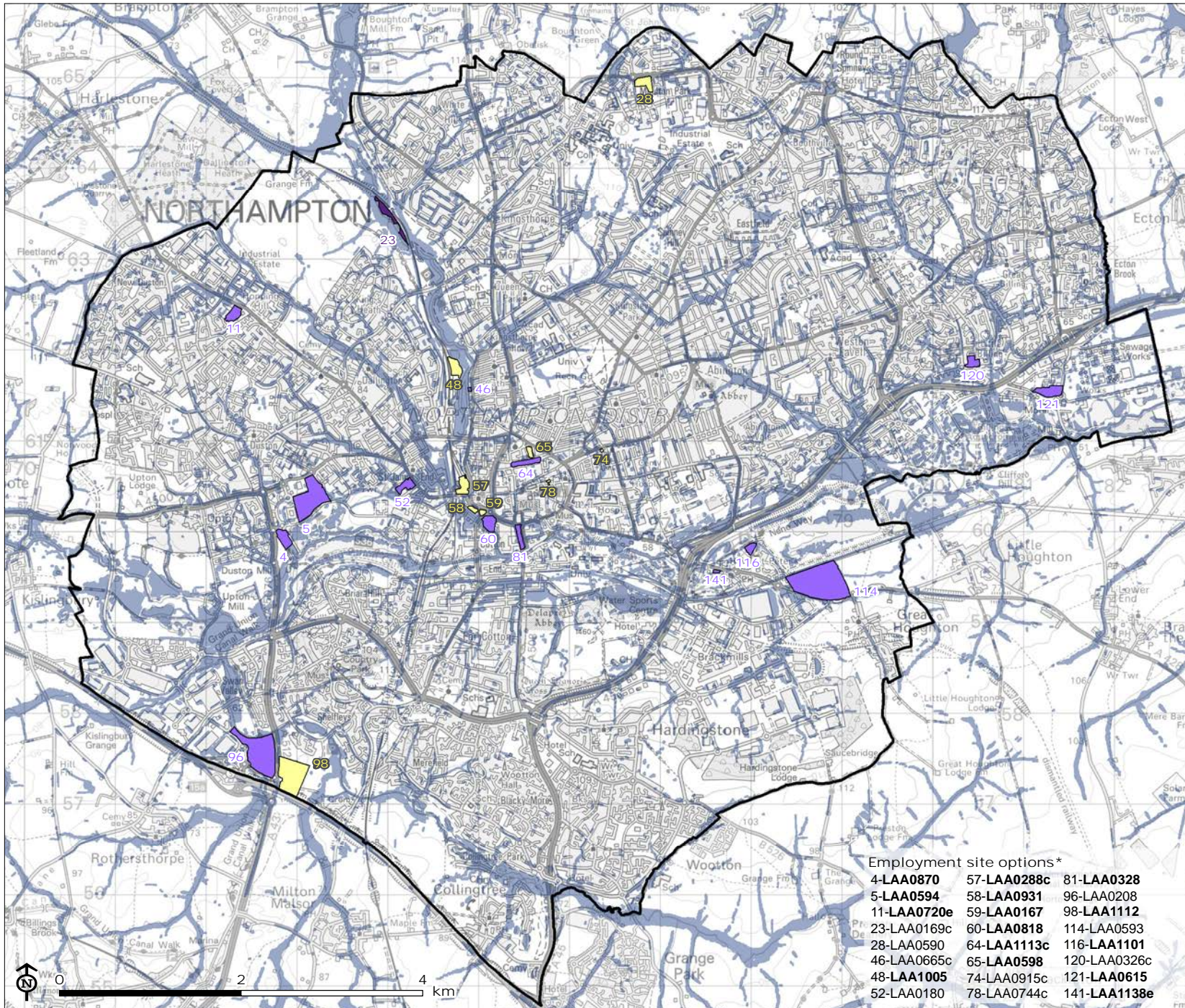
Map Scale @ A4: 1:60,000





Figure 6.35: Emp14c - Surface water flood risk

Northampton Borough Council  
 Extent of surface water flood risk (1:100 years)  
**SA14c Scores**  
 0  
 -  
 --



\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	<b>60-LAA0818</b>	114-LAA0593
28-LAA0590	<b>64-LAA1113c</b>	<b>116-LAA1101</b>
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

Map Scale @ A4: 1:60,000





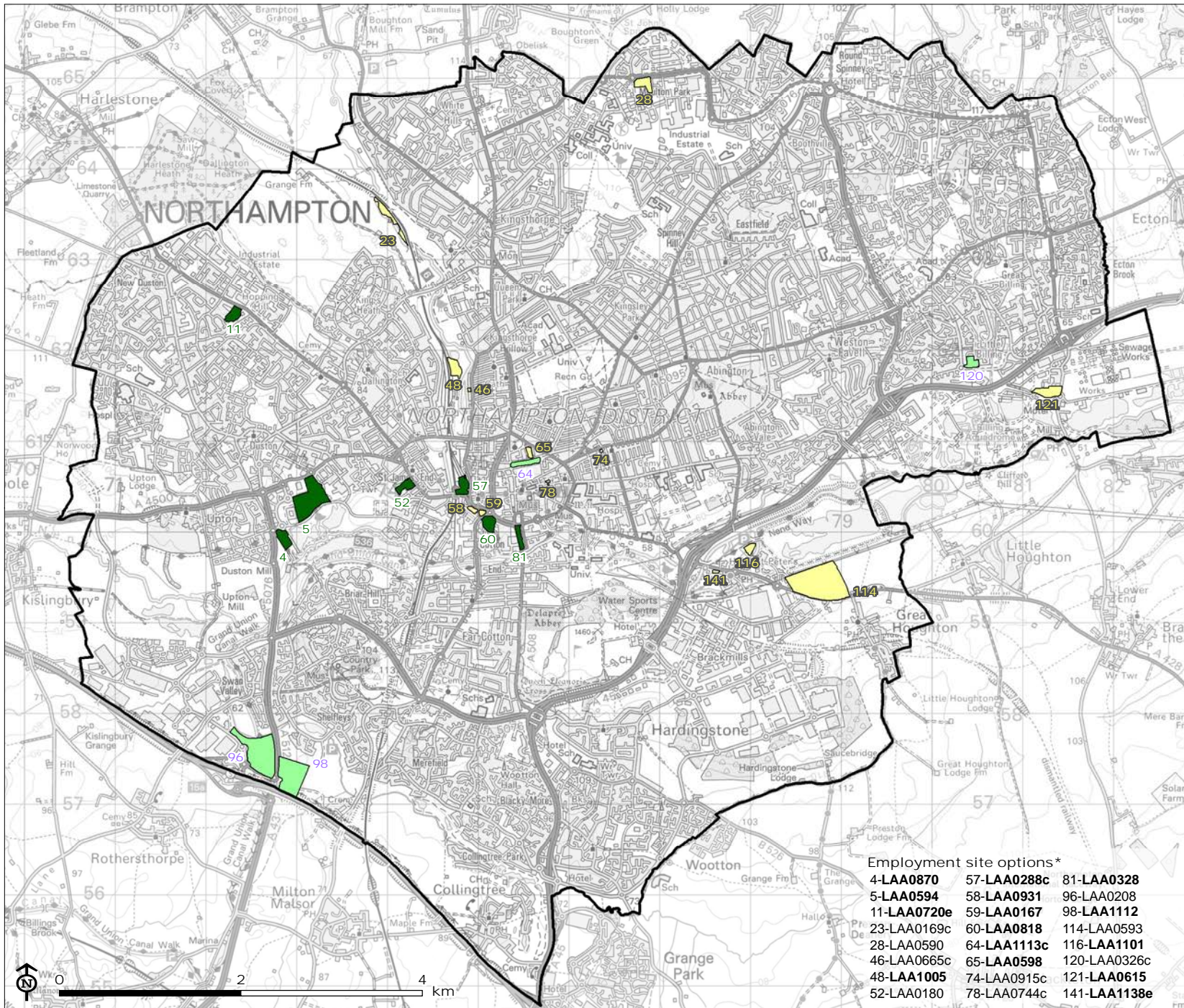
SA of Northampton  
Local Plan (Part 2)

Figure 6.36: Emp15a - Prioritising use of brownfield land

Northampton Borough Council

SA15a Scores

- ++
- +
- 0 or N/A



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: Spatial data on brownfield land unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.

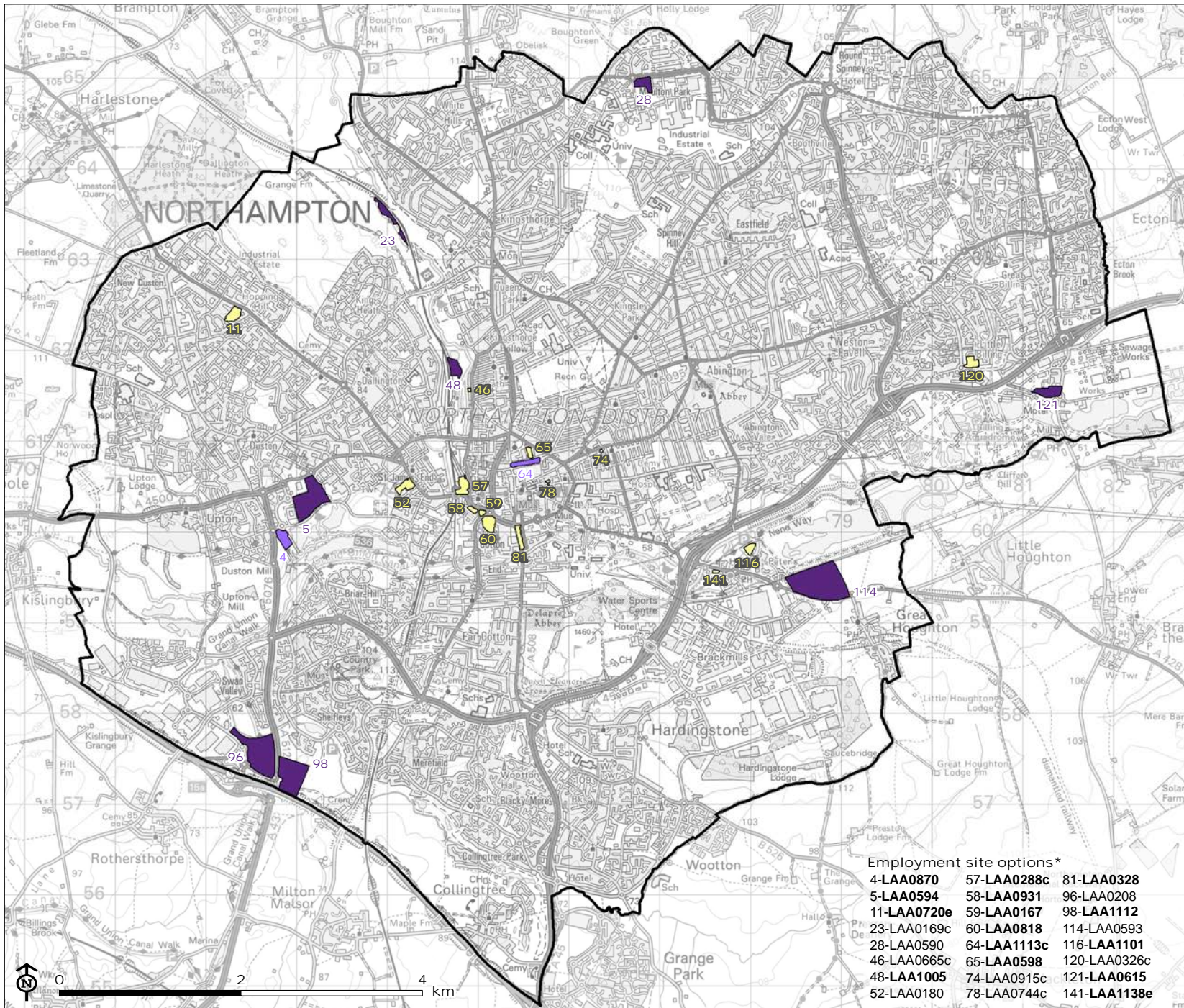
Map Scale @ A4: 1:60,000





SA of Northampton  
Local Plan (Part 2)

Figure 6.37: Emp15b - Avoiding loss of greenfield land



Northampton Borough Council

SA15b Scores

- 0 and N/A
- 
- 

Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

Note: Spatial data on greenfield land unavailable - identified by visual inspection of base mapping and aerial imagery.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Map Scale @ A4: 1:60,000





SA of Northampton  
Local Plan (Part 2)

Figure 6.38: Emp15c - Avoiding loss of high quality agricultural land

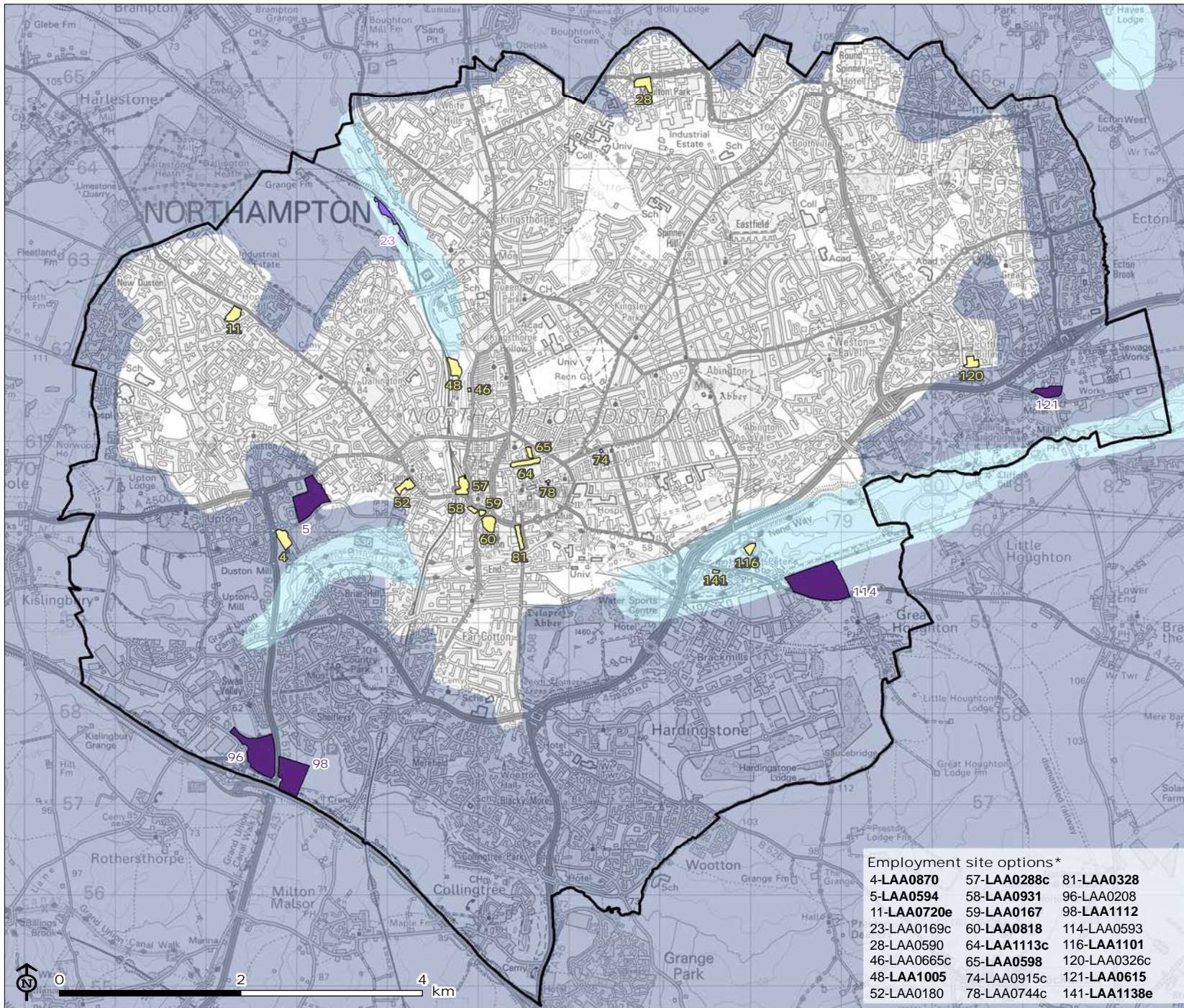
Northampton Borough Council

Extent of agricultural land

- Grade 2 and 3
- Grade 4

SA15c Scores

- 0
- 
- /--?



Employment site options\*

4-LAA0870	57-LAA0288c	81-LAA0328
5-LAA0594	58-LAA0931	96-LAA0208
11-LAA0720e	59-LAA0167	98-LAA1112
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

Note: There is no grade 1 agricultural land within the study area.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.






Map Scale @ A4: 1:60,000

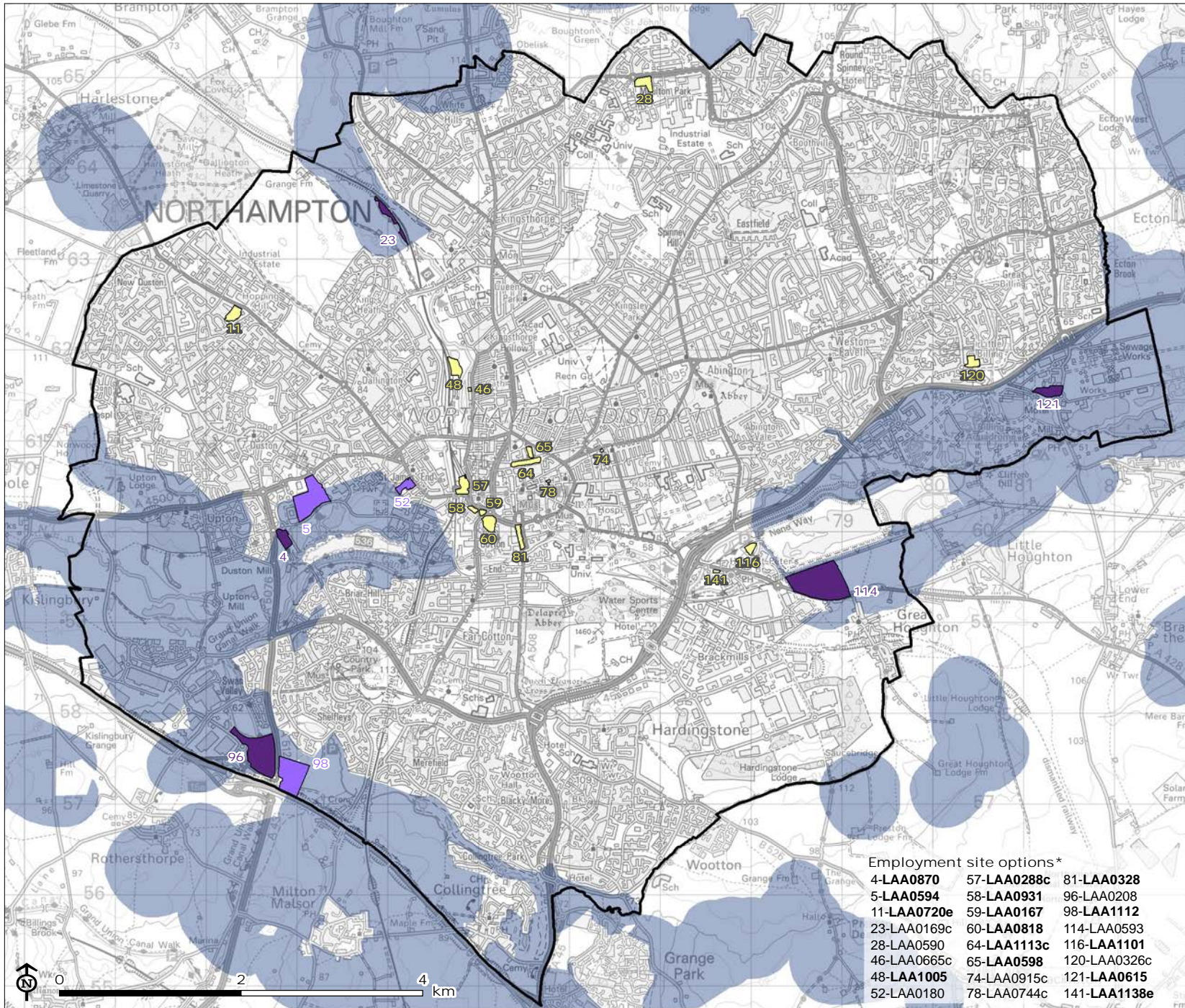




SA of Northampton  
Local Plan (Part 2)

Figure 6.39: Emp15d - Avoiding  
sterilisation of mineral resources

-  Northampton Borough Council
-  Extent of sand and gravel safeguarding area / mineral extraction site consultation buffer
- SA15d Scores**
-  0
-  -?
-  --?



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
5-LAA0594	58-LAA0931	96-LAA0208
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

\* Allocated sites are shown in bold. Site LAA0720e is an education site.






Map Scale @ A4: 1:60,000

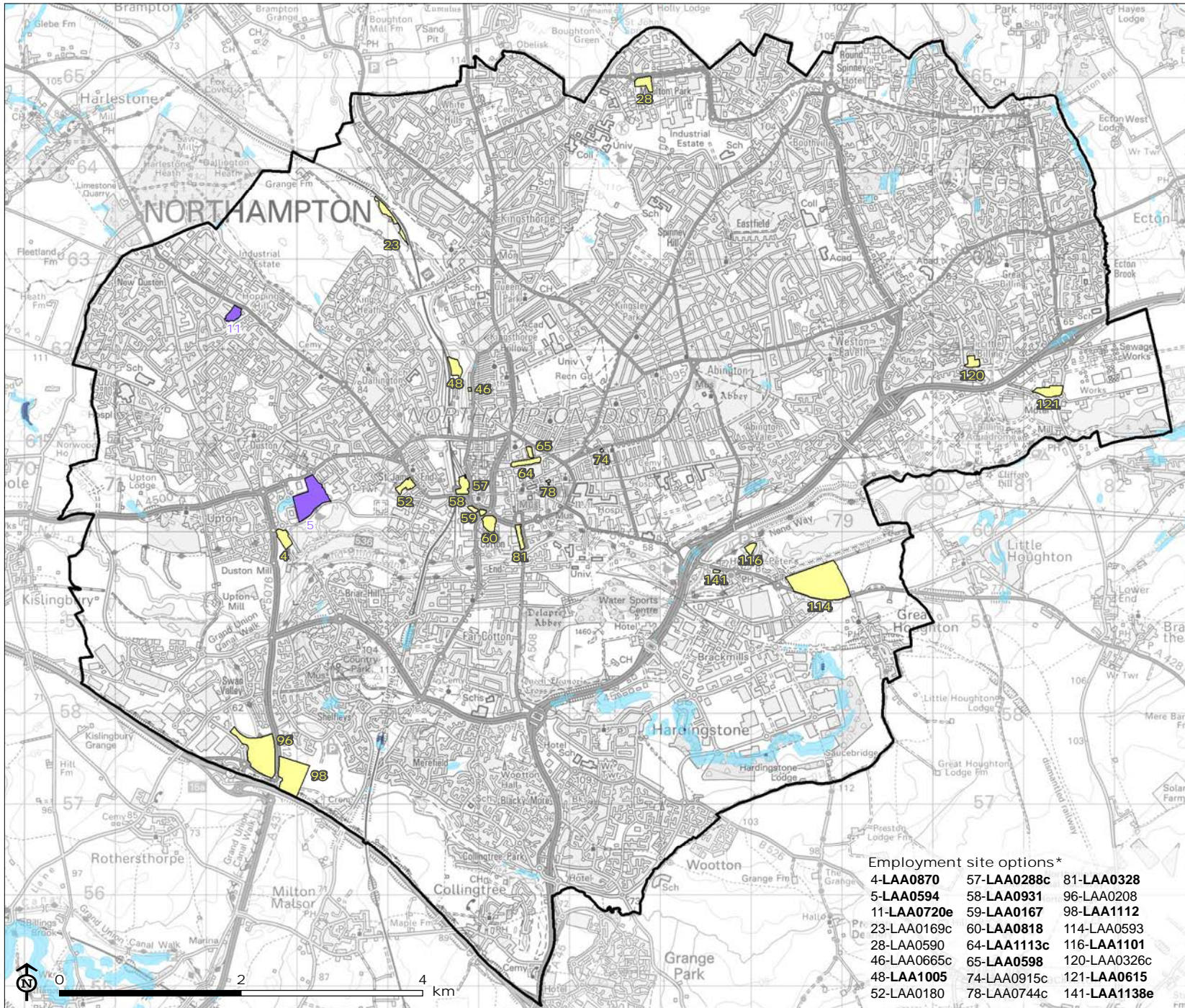




SA of Northampton  
Local Plan (Part 2)

Figure 6.40: Emp15e - Avoiding risk from land instability

-  Northampton Borough Council
- Extent of land instability problems**
-  D: Probably present or have occurred in the past
-  C: Maybe present or anticipated
- SA15e Scores**
-  0
-  -



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	<b>60-LAA0818</b>	114-LAA0593
28-LAA0590	<b>64-LAA1113c</b>	<b>116-LAA1101</b>
46-LAA0665c	<b>65-LAA0598</b>	120-LAA0326c
<b>48-LAA1005</b>	74-LAA0915c	<b>121-LAA0615</b>
52-LAA0180	78-LAA0744c	<b>141-LAA1138e</b>

Note: Reproduced from BGS50K map data. Licence 2010/054B British Geological Survey ©NERC. All rights reserved. No land with category E instability was present in the plan area.  
\* Allocated sites are shown in bold. Site LAA0720e is an education site.





Map Scale @ A4: 1:60,000

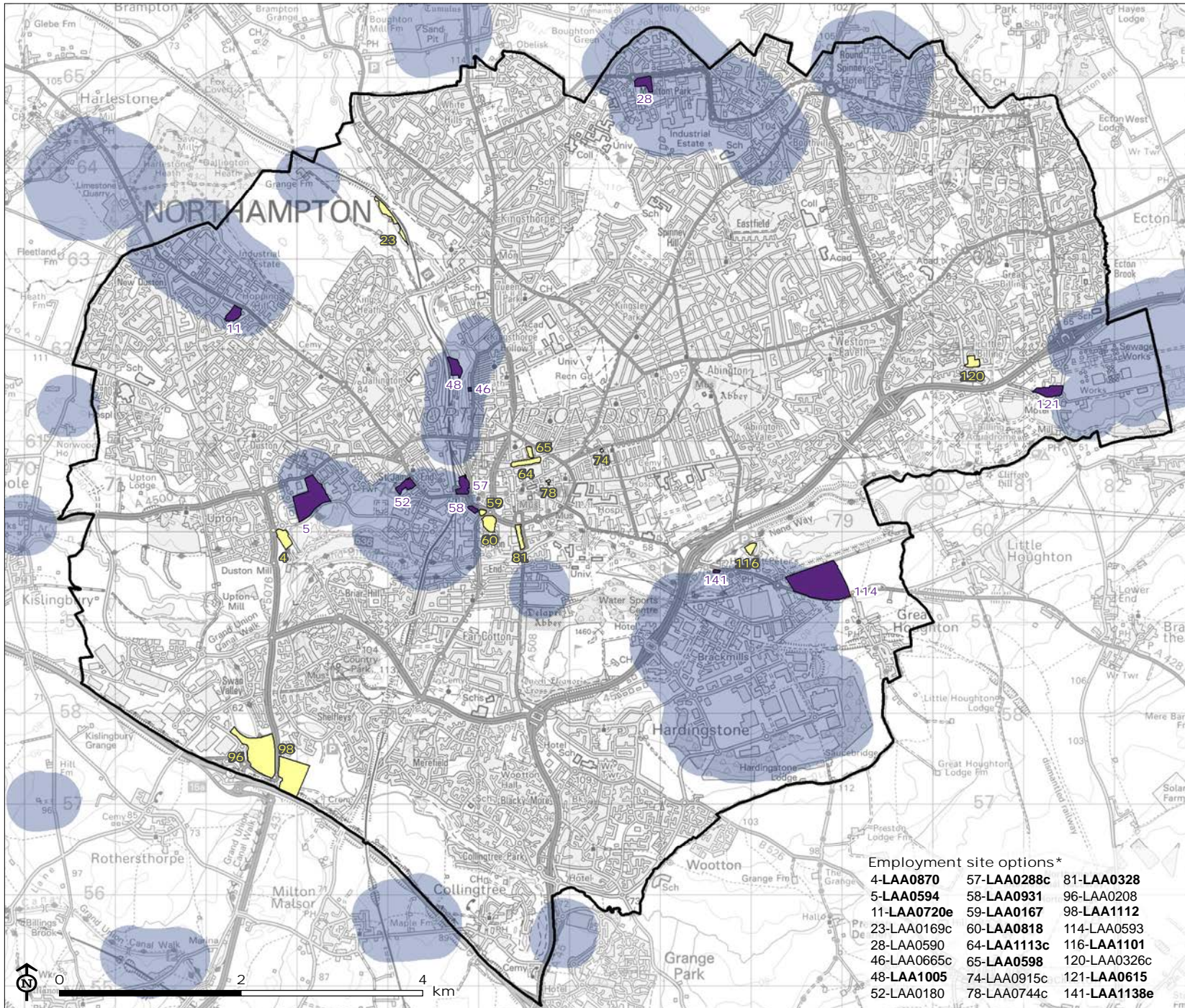




SA of Northampton  
Local Plan (Part 2)

Figure 6.41: Emp16a - Avoiding conflicts with waste management sites

-  Northampton Borough Council
-  Extent of waste management sites and buffers
- SA16a Scores**
-  0
-  --? / --



Employment site options\*

<b>4-LAA0870</b>	<b>57-LAA0288c</b>	<b>81-LAA0328</b>
<b>5-LAA0594</b>	<b>58-LAA0931</b>	<b>96-LAA0208</b>
<b>11-LAA0720e</b>	<b>59-LAA0167</b>	<b>98-LAA1112</b>
23-LAA0169c	60-LAA0818	114-LAA0593
28-LAA0590	64-LAA1113c	116-LAA1101
46-LAA0665c	65-LAA0598	120-LAA0326c
48-LAA1005	74-LAA0915c	121-LAA0615
52-LAA0180	78-LAA0744c	141-LAA1138e

\* Allocated sites are shown in bold. Site LAA0720e is an education site.

Map Scale @ A4: 1:60,000



## SA results for allocation policies

**6.140** The Proposed Submission Round 2 Local Plan Part 2 has now allocated a number of the previously assessed site options for development.

**6.141** Sites allocated within the Local Plan Part 2 are shown in Policy 13: Housing and Other Housing Led Allocation, and Policy 38: Development Allocations. The allocations listed in these two policies have already been individually assessed on a 'policy off' basis and the results reported earlier in **Chapter 6**. Since the two policies do not place any additional requirements on the allocated sites, they have not been separately assessed.

**6.142** In addition, the Local Plan Part 2 provides a number of site-specific policies which provide more detailed guidance in

relation to some of the allocated sites. This section assesses each of these site-specific policies, taking into account both the GIS-based assessment scores for the related site allocations reported earlier in **Chapter 6** and the provisions of the allocation policies. The SA commentary focuses on significant effects and those effects that have changed between the GIS-based assessment and the assessment of the allocation policy because of requirements within the allocation policy.

**6.143** The reasonable alternatives to these policies are represented by the reasonable alternative sites that were not allocated; the assessments of these are presented earlier in this chapter.

### Policy 39: Northampton Railway Station (LAA0288), Railfreight and adjoining sites (LAA0333)

Summary of policy					
On site LAA0288, the Council will support the delivery of mixed-use development including a multi-storey car park, offices, residential and ancillary Class A uses.					
On site LAA0333, the Council will support the delivery of at least 200 dwellings, subject to analysis of capacity.					
SA Objective	SA Sub-Objective	Initial SA assessment (LAA0288r)	Initial SA assessment (LAA0288c)	Initial SA assessment (LAA0333)	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a	+	0	++	++
SA2: Sustainable travel	SA2a	++	++	++	++
	SA2b	++	N/A	++	
SA3: Schools	SA3a	++	0	++	++
SA4: Health and well-being	SA4a	+	-?	+	++/-
	SA4b	+	N/A	++	
	SA4c	-	N/A	-	
SA5: Crime	SA5a	0	0	0	0
SA6: Economy	SA6a	0	++	0	++
SA7: Town Centre	SA7a	?	?	+	++
SA8: Climate change mitigation	SA8a	++	++	++	++
	SA8b	++	N/A	++	
SA9: Biodiversity & geodiversity	SA9a	0	0	0	+
SA10: Landscapes & townscapes	SA10a	N/A	N/A	-	++
SA11: Historic environment	SA11a	N/A	N/A	?	0



Summary of policy					
SA12: Air quality	SA12a	-?	-?	--?	--?/+
SA13: Water management	SA13a	-?	-?	-?	-?
SA14: Flood risk	SA14a	0	0	-	+/-
	SA14b	0	0	-	
	SA14c	0	0	-	
SA15: Soils & minerals	SA15a	++	++	++	++
	SA15b	0	0	--	
	SA15c	0	0	0	
	SA15d	0	0	0	
	SA15e	0	0	0	
SA16: Waste management	SA16a	--?	--?	--	--

### SA findings for the Proposed Submission approach

**6.144** Significant positive effects are expected in relation to SA objective 1 as this policy supports the delivery of 200 dwellings on site LAA0333, as well as homes integrated into a mixed use scheme on site LAA0288, which will help to deliver Northampton's identified housing need.

**6.145** Significant positive effects are expected in relation to SA objectives 2 and 8 as both sites are in proximity to three types of sustainable transport link, including the Northampton Railway Station, which is adjacent to the site. Both sites are also within 2,000m of employment areas and within 800m of local centres. This will help to reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives. The proposals also safeguard existing railway station infrastructure, helping to ensure the continued sustainable travel benefits of rail usage. Positive effects in relation to this SA objective will also be assisted by the policy requirements to secure permeability within the site for pedestrians and cyclists and to create direct pedestrian routes with the Spring Boroughs area and the town centre.

**6.146** Significant positive effects are expected in relation to SA objective 3 as both sites are within 300m of Spring Lane Primary School and within 2,000m of Northampton International Academy.

**6.147** Overall this policy is judged to have significant positive effects mixed with minor negative effects in relation to SA objective 4. Sites LAA0333 and LAA0288 are both within 800m of healthcare facilities and within 800m of open spaces,

including Victoria Park located on the western side of the railway. LAA0333 is also within 800m of Mount Baths Leisure Centre. However, the location of both sites near to the railway could result in some negative impacts on residents from the noise of rail traffic.

**6.148** Significant positive effects are expected in relation to SA objective 6 as site LAA0288 will support the delivery of mixed-use development including offices. This will help to facilitate the growth of Northampton's economy and the availability of jobs.

**6.149** Significant positive effects are expected in relation to SA objective 7 as the redevelopment of LAA0288 will help to improve the vitality of this part of the town centre. The design principles supporting this policy will help to facilitate this vitality through the requirement to create a high quality, integrated development with improved and safe connectivity, including direct pedestrian routes with the Spring Boroughs area and the town centre.

**6.150** Minor positive effects are expected in relation to SA objective 9 because new development is required to provide a contribution towards a woodland stepping stone (a connected habitat) to the north of the site.

**6.151** Significant positive effects are expected in relation to SA objective 10 as development of both sites will be on brownfield land. Based on the design principles shown in the figure supporting this policy, the area of greenfield land in the north-west of site LAA0333 will be retained and subject to enhancement, including the site's relationship to the Brampton Arm of the River Nene. There will be significant improvements



to this site which is currently brownfield and disused. With regard to SA objective 11, the site is historically sensitive as it may reveal remains of Northampton castle. The setting of the Listed Postern gate and walls will be an important consideration as will the setting of other listed buildings in the vicinity which may be inter-visible with the site. However, the allocation policy requires that development secures the protection, enhancement and enjoyment of the character and setting of the adjacent listed building and its two adjoining listed walls that are located within the existing railway station site, and a public realm will be created between the heritage assets and the station building as shown in the development principles figure. This mitigation should ensure that negative effects are avoided, resulting in a negligible effect overall.

**6.152** Significant negative effects with uncertainty are expected in relation to SA objective 12 as it appears likely from 2011 Census data and layout of the road network that a significant number of car commuters to and from the area of site LAA0333 would be likely to pass through the Zone 2 Victoria Promenade AQMA. The new multi-storey car park provided for by the policy would also be likely to attract large numbers of vehicle movements to the site by those commuting further afield by rail. This would be likely to worsen air quality along road routes to the site. The negative effects are uncertain as they depend on which routes and which transport modes are used to travel to and from the site. However, minor positive effects are likely for wider air quality because provision of the car park will make long distance rail commuting more convenient, supporting the avoidance of long distance commuting by car. In addition, proposals to provide additional capacity to facilitate improved passenger railway services at Northampton station will be supported, which will help to encourage more people to use rail transport rather than private vehicles.

**6.153** Minor negative effects are expected in relation to SA objective 13 as parts of both sites contain contaminated land, which could adversely affect groundwater. However, effects are uncertain dependent on protective measures taken during construction and operation of the employment site.

**6.154** Mixed minor positive and minor negative effects are expected in relation to SA objective 14 as the majority of the site LAA0333 is located within Flood Zone 2. The majority of the site LAA0333 is located within an area of 'moderate risk' to Groundwater Flooding. Parts of the site LAA0333 (<50%) are within a 1 in 100 year surface water flood risk area. However, this policy encourages the use of Sustainable Drainage Systems (SuDS) which could help reduce the risk of flooding by reducing the risk of surface water runoff.

**6.155** Significant positive effects are expected in relation to SA objective 15 because the development of these sites will occur on brownfield land. Based on the supporting design principles shown in the figure supporting this policy, the area of greenfield land to the northwest of the site will be subject to green infrastructure improvement.

**6.156** Significant negative effects are expected in relation to SA objective 16 as the northern half of site LAA0333 is located within 300m of an active or committed waste management facility. Residential use of LAA0333 could conflict and sterilise this waste facility. In addition, approximately two thirds of the site LAA0288 is located within 300m of an industrial area in which the MWLP considers waste management uses to be acceptable.

**6.157** Negligible effects are expected in relation to the remaining SA objectives.

#### Policy 40: Martin's Yard Extension (LAA1005)

Summary of policy			
Extension to existing employment area of Martin's yard, which is predominantly occupied by local light engineering, waste disposal and recycling companies. The area which is proposed for extension is a vacant site of around 1.4 ha, which was previously used for landfill.			
SA Objective	SA Sub-objective	Initial SA assessment of LAA1005c	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a:	0	0
SA2: Sustainable travel	SA2a	++	++
SA3: Schools	SA3a	N/A	0
SA4: Health and well-being	SA4a	-?	0
SA5: Crime	SA5a	0	0
SA6: Economy	SA6a	++	++

Summary of policy			
SA7: Town Centre	SA7a	0	0
SA8: Climate change mitigation	SA8a	++	++
SA9: Biodiversity & geodiversity	SA9a	--	++/--
SA10: Landscapes & townscapes	SA10a	--	++/--
SA11: Historic environment	SA11a	N/A	0
SA12: Air quality	SA12a	--?	--?
SA13: Water management	SA13a	-?	-?
SA14: Flood risk	SA14a	-	
	SA14b	0	0
	SA14c	0	
SA15: Soils & minerals	SA15a	0	
	SA15b	--	
	SA15c	0	0
	SA15d	0	
	SA15e	0	
SA16: Waste management	SA16	--	0

### SA findings for the Proposed Submission approach

**6.158** Significant positive effects are expected in relation to SA objectives 2 and 8 as the site is located in proximity to three kinds of sustainable transport link. As such, the location of this employment site could help to facilitate sustainable modes of travel and minimise greenhouse gas emissions.

**6.159** Negligible effects are expected in relation to SA objective 4 as, based on the supporting design principles outlined in the Figure supporting this policy, the area to be developed for employment is located more than 100m away from sensitive receptors.

**6.160** Significant positive effects are expected in relation to SA objective 6 as the site is larger than 1ha and will allow the ongoing requirements of existing occupiers of adjacent land and other interested occupiers to invest and expand in the area, which is likely to improve employment opportunities.

**6.161** Mixed significant negative and significant positive effects are expected in relation to SA objective 9 as the site forms part of the Kingsthorpe Mire Local Wildlife Site. As such, development in this area could adversely impact biodiversity due to loss of part of the wildlife site. However, based on the

supporting design principles outlined in the Figure supporting this policy, the north-east of the site will be subject to ecological enhancement and improvements in biodiversity. Furthermore, the policy requires ecological and green infrastructure enhancements and net biodiversity gains to be delivered.

**6.162** Mixed significant negative and significant positive effects are expected in relation to SA objective 10 as development of this site would lead to loss of part of Lyncroft Way Natural Space. As such development in this area could adversely impact Northampton's open spaces and green infrastructure networks. However, based on the supporting design principles outlined in the Figure supporting this policy, the north-east of the site will be subject to ecological enhancement. Furthermore, the policy requires green infrastructure enhancements and a landscape barrier between the employment area and the residual land.

**6.163** The initial assessment of this site option did not include a qualitative appraisal in relation to the historic environment due to the small size of the site. The site allocation policy is now assessed as having a negligible effect in relation to this SA objective as the Council's heritage assessment did not identify any heritage significance for the site, noting that

although there are records of archaeological finds, these are unstratified reflecting the site's former use as a rubbish dump and the impact of railway construction.

**6.164** Significant negative effects are expected in relation to SA objective 12 as it appears likely from 2011 census data and the layout of the road network that a significant proportion of car commuters to the site would pass through the Zone 3 St James' Road AQMA and the Zone 6 Campbell Square AQMA. However, these effects are uncertain since it depends on which routes are actually used and the degree to which modes of sustainable travel are used. The likely extent of these effects should become clearer once the transport assessment required by the policy is carried out.

**6.165** Minor negative effects are expected in relation to SA objective 13 as the site contains contaminated land, which could adversely affect groundwater. However, this effect is uncertain since it is dependent on protective measures taken during construction and operation of the employment site. It is noted that some mitigation is provided by the policy requirement for any application to demonstrate how it will improve water quality in the area.

**6.166** Negligible effects are expected in relation to SA objective 14 as, based on the supporting design principles outlined in the Figure supporting this policy, the area to be

developed for employment is not located within Flood Zone 2 or 3. Furthermore, Policy 5 notes the development should maximise the use of Sustainable Drainage Systems (SuDS) subject to detailed assessment, which would help to mitigate any increased risk in flooding.

**6.167** Negligible effects are expected in relation to SA objective 15. Although the site contains more than 1ha of greenfield land and agricultural land, negative effects in relation to SA15b and SA15c have not been carried through to the assessment score for the allocation policy as, based on the supporting design principles in the Figure supporting this policy, the area to be developed does not include any areas of agricultural land and is restricted to a former landfill site.

**6.168** Negligible effects are expected in relation to SA objective 16 as the nature of the employment use will be similar to adjacent areas. This use consists of local light engineering, waste disposal and recycling companies. These employment uses are unlikely to conflict with active or committed waste management sites within 300m of the development and the allocation will bring a former landfill site into positive use.

**6.169** Negligible effects are expected in relation to the remaining SA objectives.

#### Policy 41: The Green, Great Houghton (LAA1098)

Summary of policy			
Housing development of up to 800 dwellings.			
SA Objective	SA Sub-Objective	Initial SA assessment of LAA1098r	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a	++	++
SA2: Sustainable travel	SA2a	-	+
	SA2b	+	
SA3: Schools	SA3a	-	-
SA4: Health and well-being	SA4a	-	+/-
	SA4b	+	
	SA4c	0	
SA5: Crime	SA5a	0	0
SA6: Economy	SA6a	0	0
SA7: Town Centre	SA7a	0	0
SA8: Climate change mitigation	SA8a	-	+
	SA8b	+	



Summary of policy			
SA9: Biodiversity & geodiversity	SA9a	--	+/--
SA10: Landscapes & townscapes	SA10a	-	+/-
SA11: Historic environment	SA11a	?	0
SA12: Air quality	SA12a	-?	-?
SA13: Water management	SA13a	0	0
SA14: Flood risk	SA14a	0	0
	SA14b	0	
	SA14c	0	
SA15: Soils & minerals	SA15a	0	--
	SA15b	--	
	SA15c	--	
	SA15d	-?	
	SA15e	0	
SA16: Waste management	SA16a	--?	--?

### SA findings for the Proposed Submission Local Plan

**6.170** Significant positive effects are expected in relation to SA objective 1 as this development site will deliver up to 800 homes helping cater to the needs of Northampton's growing population.

**6.171** Minor positive effects are expected in relation to SA objectives 2 and 8. Although the site is only in proximity to one type of sustainable transport link the minor negative effect is not carried through to the SA score for the allocation policy due to the policy requirements for development to provide suitable transport links to neighbouring developments, including neighbourhood centres and community facilities and improved pedestrian and cycling connections to the employment area to the north and the proposed residential areas to the west (as also indicated in supporting design principles in the Figure supporting this policy). The site is also within 2000m of an existing employment area. As such, the location of this residential site could help to facilitate sustainable modes of travel and minimise greenhouse gas emissions.

**6.172** Minor negative effects are expected in relation to SA objective 3 as this site is not within walking distance of primary schools.

**6.173** Mixed minor effects are expected in relation to SA objective 4 as the site is more than 800m from a healthcare facility but within 800m of open space, including Brackmills Country Park adjacent to the north of site.

**6.174** Mixed minor positive and significant negative effects are expected in relation to SA objective 9. The site is within the 3km zone of influence of the Upper Nene Valley Gravel Pits SPA, Ramsar Site and SSSI for recreational disturbance. In addition, approximately two thirds of the site (to the north and east) contains optimal supporting habitat for the Golden Plover population of Upper Nene Valley Gravel Pits with most of the remainder of the site containing sub-optimal habitat for the Golden Plover. These issues were considered in more detail in the HRA which concluded that the Local Plan Part 2 alone or in-combination would not result in adverse effects on the integrity of the Upper Nene Valley Gravel Pits SPA and Ramsar Site.

**6.175** Mixed minor effects are expected in relation to SA objective 10. Although the site is greenfield land, policy text and supporting design principles outlined in the Figure supporting this policy indicate that a significant area in the north-east of the site will be subject to ecological enhancement, which is also likely to benefit the landscape. The development will not lead to any loss of designated open space. Potential negative effects on townscape are mitigated by the policy requirements for proposals to take into

consideration the surrounding townscape character and remain sensitive to the existing small-scale residential development within Great Houghton to the east and Hardingstone to the west, with special regard to Hardingstone Lodge.

**6.176** Prior to drafting of the allocation policy, uncertain effects were assessed by NBC in relation to SA objective 11. The form of development has potential to impact on heritage assets. The setting of listed buildings (including views) will need to be taken into consideration as will the character of the conservation area, in any development proposals. There is potential to impact adversely on setting/character causing harm to heritage assets. However, mitigation is provided by the policy which requires the scheme to be of high quality design and take into account and be sensitive to the significance and the setting of the Great Houghton conservation area, evident through a Heritage Impact Assessment. This mitigation results in a negligible effect overall.

**6.177** Minor negative effects are expected in relation to SA objective 12 as the large nature of this site could lead to a significant increase in commuters by car occupying the Northampton road network leading to air pollution around Northampton. However, it appears unlikely from 2011 Census data and layout of road network that a significant number of

car commuters from the area of this site would be likely to pass through an AQMA. In addition, the policy states that any proposal that comes forward should include suitable measures to mitigate the impact of additional traffic generated by the development. However, effects are uncertain as the actual routes that will be used by new residents are unknown and the actual implementation of effective suitable mitigation measures is unclear. Potential adverse air quality effects from the nearby Brackmills Industrial Estate are mitigated by the policy requirement for any proposal to include an air quality assessment.

**6.178** Significant negative effects are expected in relation to SA objective 15 as the site contains significant amounts (more than 1ha) of greenfield land and Grade 2 (Very Good) agricultural land. Furthermore, the southern part of the site is located within a Sand and Gravel safeguarding area.

**6.179** Significant negative effects with uncertainty are expected in relation to SA objective 16 as the north-western fringe of the site is partially within 300m of an industrial area in which the MLP considers waste management uses to be acceptable, with potential adverse effects on residential amenity.

**6.180** Negligible effects are expected in relation to the remaining SA objectives.

**Policy 42: Greyfriars (LAA1113)**

Summary of policy				
Proposals for high density mixed use development				
SA Objective	SA Sub-Objective	Initial SA assessment (LAA1113r)	Initial SA assessment (LAA1113c)	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a	++	0	++
SA2: Sustainable travel	SA2a	++	++	++
	SA2b	++	N/A	
SA3: Schools	SA3a	++	0	++
SA4: Health and well-being	SA4a	+	-?	++/-
	SA4b	++	N/A	
	SA4c	0	N/A	
SA5: Crime	SA5a	0	0	0
SA6: Economy	SA6a	0	++	++
SA7: Town Centre	SA7a	?	?	++
SA8: Climate change mitigation	SA8a	++	++	++
	SA8b	++	N/A	

Summary of policy				
SA9: Biodiversity & geodiversity	SA9a	--	0	--
SA10: Landscapes & townscapes	SA10a	--	--	++/--
SA11: Historic environment	SA11a	N/A	N/A	-?
SA12: Air quality	SA12a	-?	-?	-?
SA13: Water management	SA13a	-?	-?	-?
SA14: Flood risk	SA14a	0	0	0
	SA14b	0	0	
	SA14c	-	-	
SA15: Soils & minerals	SA15a	+	+	+/-
	SA15b	-	-	
	SA15c	0	0	
	SA15d	0	0	
	SA15e	0	0	
SA16: Waste management	SA16a	0	0	0

### SA findings for the Proposed Submission Local Plan

**6.181** Significant positive effects are expected in relation to SA objective 1 as the allocation will facilitate the creation of a high-density, high quality housing development, which will help to deliver Northampton’s identified housing need.

**6.182** Significant positive effects are expected in relation to SA objectives 2 and 8 as the site is in proximity to three types of sustainable transport links. The site is also within Northampton Town Centre, and within 2,000m of employment areas and local centres. As such, the location of this mixed-use site could help to reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives.

**6.183** Significant positive effects are expected in relation to SA objective 3 as the site is within walking distance of the Northampton International Academy Secondary School and the western half of the site is within 500m of primary schools.

**6.184** Mixed significant positive and minor negative effects are expected in relation to SA objective 4. Positive effects arise from the site being within 800m of sports facilities and open space, including Wellington St Amenity Greenspace located

across the road to the east of site, and within walking distance of a healthcare facility. However, development of the site would lead to the loss of Lady's Lane Amenity Green Space and the policy and supporting development principles figure do not indicate that any green space will be conserved or provided. Note that the minor negative effect within uncertainty assigned to employment use of the site was an assumption for all smaller employment sites in the absence of qualitative assessment. However, the allocation policy stipulates town centre uses and this form of employment development would be unlikely to negatively affect nearby residential development or other sensitive receptors.

**6.185** Significant positive effects are expected in relation to SA objectives 6 and 7 as the site will incorporate town centre development, as well as residential development which complements, expands and seeks to enhance the town centre. As such the development will increase the availability of jobs and growth of Northampton’s economy. It will also serve to increase the vitality of the town centre such as through provision of active frontages, as required by the allocation policy criteria and shown in the design principles Figure supporting this policy.



**6.186** Significant negative effects are expected in relation to SA objective 9 as the site is within the 3km zone of influence of the Upper Nene Valley Gravel Pits SPA, Ramsar Site and SSSI for recreational disturbance. This issue was considered in more detail in the HRA which concluded that the Local Plan Part 2, alone or in-combination, would not result in adverse effects on the integrity of the Upper Nene Valley Gravel Pits SPA and Ramsar Site.

**6.187** Mixed significant positive and significant negative effects are expected in relation to SA objective 10 as development of this site could result in the loss of Lady's Land Amenity Green Space. However, the policy requires development of this site to be of high quality design and include the creation of key, unique landmark buildings that reflect the location of this site and Northampton town centre. As such, this policy could help to enhance the quality and character of Northampton's townscape.

**6.188** The assessment of this site does not include a qualitative appraisal in relation to the historic environment due to the small size of the site. Minor negative effects with uncertainty are expected in relation to SA objective 11 as development of this site has potential to impact on a number of designated and non-designated heritage assets, including Holy Sepulchre Church, other listed buildings, All Saints Conservation Area and Holy Sepulchre Conservation Area. However, mitigation is provided by the policy requirements for high quality design and development to be well related and sympathetic to the characterisation and heritage assets of the surrounding areas.

**6.189** Minor negative effects with uncertainty are expected in relation to SA objective 12 as it appears likely from 2011 census data and the layout of the road network that a significant proportion of car commuters to and from the site

would pass through Zone 6 Campbell Square AQMA, Zone 8 St Michael's Road AQMA and Zone 2 Victoria Promenade AQMA and the allocation policy provides for vehicle parking. However, these effects are uncertain since they are subject to the routes actually used and the degree to which modes of sustainable travel are used. Some mitigation is provided by the policy requirement for any application to demonstrate how it will improve air quality in the surrounding area.

**6.190** Minor negative effects are expected in relation to SA objective 13 as parts of the site contain contaminated land, which could have minor negative effect on groundwater quality. However, these effects are uncertain subject to the protective measures taken during construction and operation, and the nature of any land contamination. In this regard it is notable that the policy requires any proposal to be accompanied by an assessment of contaminated land, albeit that this is mentioned in connection with the potential for implementing SuDS rather than the risk to groundwater quality.

**6.191** Negligible effects are expected in relation to SA objective 14 because although a small proportion of the site is within a 1 in 100 year surface water flood risk area, the allocation policy states that development on this site should maximise the use of Sustainable Drainage Systems (SuDS) to reduce the rate of surface water run-off.

**6.192** Mixed minor positive and negative effects are expected in relation to SA objective 15 as the majority of the site contains previously developed land. However, the site also contains some greenfield land in the form of amenity greenspace.

**6.193** Negligible effects are expected in relation to the remaining SA objectives.

**Policy 43: Ransome Road (LAA1139)**

Summary of policy			
Development for at least 200 dwellings on this site which is located within an area that will be experiencing a high amount of regeneration activity and change. It lies immediately to the south of the Enterprise Zone and is accessible to all the leisure activity and open spaces associated with the River Nene. The eastern section of the site is a Registered Battlefield site, and the southern and south eastern boundaries borders onto Delapre Park Conservation Area and its historic park. There are areas of historic landfill and contamination on the site, particularly within the southern and eastern areas.			
SA Objective	SA Sub-Objective	Initial SA assessment (LAA1139r)	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a	++	++
SA2: Sustainable travel	SA2a	++	++
	SA2b	++	
SA3: Schools	SA3a	-	-
SA4: Health and well-being	SA4a	-	++/-

Summary of policy			
	SA4b	++	
	SA4c	0	
SA5: Crime	SA5a	0	0
SA6: Economy	SA6a	0	0
SA7: Town Centre	SA7a	+	+
SA8: Climate change mitigation	SA8a	++	++
	SA8b	++	
SA9: Biodiversity & geodiversity	SA9a	--	+/-
SA10: Landscapes & townscapes	SA10a	-	0
SA11: Historic environment	SA11a	-	0
SA12: Air quality	SA12a	--?	--?
SA13: Water management	SA13a	-?	-?
SA14: Flood risk	SA14a	--	-
	SA14b	-	
	SA14c	-	
SA15: Soils & minerals	SA15a	++	++
	SA15b	--	
	SA15c	0	
	SA15d	0	
	SA15e	0	
SA16: Waste management	SA16a	--	--

#### SA findings for the Proposed Submission Local Plan

**6.194** Significant positive effects are expected in relation to SA objective 1 as the site will help deliver up to 200 dwellings, which will help to deliver Northampton's identified housing need.

**6.195** Significant positive effects are expected in relation to SA objectives 2 and 8 as the development site is in proximity to three types of sustainable transport, within 800m of a local centre and within 2,000m of an employment area. As such, the location of this residential site could help to reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives.

**6.196** Minor negative effects are expected in relation to SA objective 3 as the site is located within 2,000m of Abbeyfield Secondary School but not located within walking distance of a primary school.

**6.197** Mixed significant positive with minor negative effects are expected in relation to SA objective 4 as a small part of the site is located within 50m of a railway track, so residents could be adversely affected by noise pollution. Although the site is not within 800m of healthcare facilities, it is within 800m of open spaces and Cripps Recreation Centre.

**6.198** A minor positive effect is expected in relation to SA objective 7 as the site is located within Northampton town centre. The site is predominantly brownfield, therefore development of the site for residential use would not result in

the loss of commercial and retail uses within the town centre but would contribute to the provision of a range of homes within the town centre and increase footfall within the town centre which could also strengthen the vitality.

**6.199** Significant negative effects mixed with a minor positive effect are expected in relation to SA objective 9 as the site is within the 3km zone of influence of the Upper Nene Valley Gravel Pits SPA and Ramsar Site and SSSI for recreational disturbance. This issue was considered in more detail in the HRA which concluded that the Local Plan Part 2, alone or in combination, would not result in adverse effects on the integrity of the Upper Nene Valley Gravel Pits SPA and Ramsar Site. The eastern half of the site is also located within 250m of Delapre Lake Local Wildlife Site and Barnes Meadow Local Nature Reserve. However, the policy supports the delivery of a strategic green corridor that would run through the development site which could link green spaces and have a positive impact on biodiversity. Additionally, the policy states that development should not compromise the integrity of the habitat to the north-east of the site, and that development will be expected to contribute to provision of woodland and wet grass stepping stones (connected habitats).

**6.200** Although the eastern end of this site overlays part of the designated open space of Delapre Park, a negligible effect is expected in relation to SA objective 10 as, based on supporting design principles in the Figure supporting this policy, development will not occur on the designated open space of Delapre Park.

**6.201** NBC's heritage assessment identified minor negative effects from development of this site because the setting of the buildings at Delapre and the Delapre Abbey Conservation Area could be adversely affected by development. However, the policy requires development to respect the historic integrity and significance of on-site and nearby heritage assets, as well as appropriately address the site's location within and adjacent to the registered battlefield of the Battle of Northampton and also make an appropriate contribution to supporting its interpretation to the local area. This is judged to reduce the effect to negligible.

**6.202** Significant negative effects with uncertainty are expected in relation to SA objective 12 as it appears likely from 2011 census data and layout of the road network that a

significant proportion of car commuters from this site would pass through the Zone 2 Victoria Promenade AQMA. However, these effects are uncertain since they are subject to the routes actually used and the degree to which modes of sustainable travel are used.

**6.203** A minor negative effect is expected in relation to SA objective 13 as areas of the site contain contaminated land, which could adversely affect groundwater. However, this effect is uncertain since it depends on protective measures taken during construction and operation of this residential site. In this regard it is notable that the policy requires any proposal to be accompanied by an assessment of contaminated land, albeit that this is mentioned in connection with the potential for implementing SuDS rather than the risk to groundwater quality.

**6.204** A minor negative effect is expected in relation to SA objective 14 as the majority of the site falls within Flood Zone 3. Furthermore, a small proportion of the site (<50%) falls within a 1 in 100 year surface water flood risk area, and the majority of the site falls within moderate groundwater flood risk area. However, the policy requires development on this site to incorporate appropriate measures to mitigate against flood risk both within the area and downstream of the sites, particularly taking account of the role of Hardingstone Dyke and residual risk associated with River Nene fluvial flood defences. The policy also requires development to incorporate use of Sustainable Drainage Systems (SuDS) subject to detailed assessment.

**6.205** Significant positive effects are expected in relation to SA objective 15 as, based on the supporting design principles in the Figure supporting this policy, the area to be developed would be wholly brownfield with existing greenfield areas remaining within the east of the site.

**6.206** Significant negative effects are expected in relation to SA objective 16 as approximately one third (to the west) of the site falls within 300m of an active or committed waste management facility with the potential for negative effects on residential amenity.

**6.207** Negligible effects are expected for the remaining SA objectives.



**Policy 44: Sites in Tanner Street, Green Street, St Peter's Way and Freeschool Street (LAA0167/0818/0931/1010)**

Summary of policy						
Proposals that come forward for sites LAA0167/0818/0931/1010 should be designed in an integrated manner. LAA0167/0818/0931 are allocated for employment development and LAA1010 is allocated for residential development.						
SA Objective	SA Sub-Objective	Initial SA assessment (LAA0167)	Initial SA assessment (LAA0818)	Initial SA assessment (LAA0931)	Initial SA assessment (LAA1010)	Proposed Submission Local Plan Assessment
SA1: Housing	SA1a	0	0	0	+	+
SA2: Sustainable travel	SA2a	++	++	++	++	++
	SA2b	N/A	N/A	N/A	++	
SA3: Schools	SA3a	0	0	0	+	+
SA4: Health and well-being	SA4a	-?	-?	-?	+	++/-
	SA4b	N/A	N/A	N/A	++	
	SA4c	N/A	N/A	N/A	-	
SA5: Crime	SA5a	0	0	0	0	0
SA6: Economy	SA6a	+	++	+	0	++
SA7: Town Centre	SA7a	?	?	?	?	++
SA8: Climate change mitigation	SA8a	++	++	++	++	++
	SA8b	N/A	N/A	N/A	++	
SA9: Biodiversity & geodiversity	SA9a	0	0	0	--	--
SA10: Landscapes & townscapes	SA10a	N/A	N/A	N/A	N/A	0
SA11: Historic environment	SA11a	N/A	N/A	N/A	N/A	-?
SA12: Air quality	SA12a	-?	-?	-?	-?	-?
SA13: Water management	SA13a	-?	-?	-?	-?	-?
SA14: Flood risk	SA14a	-	--	-	0	--
	SA14b	0	-	0	0	
	SA14c	0	-	0	0	
SA15: Soils & minerals	SA15a	N/A	++	N/A	++	++
	SA15b	N/A	0	N/A	0	
	SA15c	0	0	0	0	
	SA15d	0	0	0	0	
	SA15e	0	0	0	0	

Summary of policy						
SA16: Waste management	SA16a	0	0	--?	0	0

### SA findings for the Proposed Submission Local Plan

**6.208** Minor positive effects are expected in relation to SA objective 1 because the residential aspect of this development will provide 5 dwellings.

**6.209** Significant positive effects are expected in relation to SA objectives 2 and 8 as the development site is in proximity to three types of sustainable transport, and the western half of site LAA1010 is within 800m of a local centre and 2,000m of employment centres. As such, the location of the sites could help to reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives.

**6.210** Minor positive effects are expected in relation to SA objective 3 as the residential part of the development is located within walking distance of Spring Lane Primary School.

**6.211** Mixed significant positive and minor negative effects are expected in relation to SA objective 4 as the site is located within 50m of an A road, so residents could be adversely affected by noise pollution. However, the site is within 800m of healthcare facilities and open spaces.

**6.212** Significant positive effects are expected in relation to SA objective 6 because the development will increase the availability of jobs and growth of Northampton's economy.

**6.213** Significant positive effects are expected in relation to SA objective 7 because the development of all four sites will help improve the vitality of this part of the town centre. The policy seeks an integrated development with improved connectivity within and between the sites, and to the town centre.

**6.214** Significant negative effects are expected in relation to SA objective 9 as part of the site is located within the 3km of the Upper Nene Valley Gravel Pits SPA, Ramsar Site and SSSI for recreational disturbance. This issues was considered in more in detail in the HRA which concluded that the Local Plan Part 2, alone or in combination, would not result in adverse effects on the integrity of the Upper Nene Valley Gravel Pits SPA and Ramsar Site.

**6.215** The assessments of these sites did not include a qualitative appraisal in relation to the historic environment due to the small size of each site. However, development of this site has potential to impact on a number of designated and non-designated heritage assets, including Scheduled Monuments, the Grade I listed Church of St Peter and the

former gas works building which benefits from its highly prominent location. Mitigation is provided by policy requirements for consideration to be given to the effects of development on heritage assets and their settings and exclusion of development from the area designated as Scheduled Monument and its immediate surroundings. Overall, minor negative effects with uncertainty are expected.

**6.216** Minor negative effects with uncertainty are expected in relation to SA objective 12 as the large nature of this site could lead to a significant increase in commuters by car occupying the Northampton road network leading to air pollution around Northampton. However, it appears unlikely from 2011 Census data and layout of the road network that a significant number of car commuters from the area of this site would be likely to pass through an AQMA. In addition, the policy promotes an integrated scheme with improved connectivity within and between the sites, and to the town centre. Effects are uncertain as the actual routes that will be used by new residents are unknown.

**6.217** Minor negative effects with uncertainty are expected in relation to SA objective 13 as areas of the site contain contaminated land, which could adversely affect groundwater quality. The effects are uncertain since they depend on protective measures being taken during construction and operation of the site.

**6.218** A significant negative effect is expected in relation to SA objective 14 as the southern half of the site falls within Flood Zone 3. Furthermore, a small proportion of the site (<50%) falls within a 1 in 100 year surface water flood risk area, and just over half of the site falls within moderate groundwater flood risk area. The policy states that any proposal forwarded for the site should be accompanied by a site-specific Flood Risk Assessment.

**6.219** Significant positive effects are expected in relation to SA objective 15 because the development of these sites will occur on brownfield land.

**6.220** Negligible effects are expected in relation to SA objective 16 as the nature of the employment uses at the site will be similar to adjacent areas and unlikely to conflict with active or committed waste management sites within 300m of the development. Additionally, the residential aspect of development will be located to the north of the site, not within 300m of an active or committed waste management site.

**6.221** Negligible effects are expected for the remaining SA objectives.

Chapter 6

SA findings for site specific allocations and reasonable alternatives

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)

May 2020



## Chapter 7

### Total effects of the Local Plan Part 2, mitigation, and cumulative effects

**7.1** Preceding sections of this SA Report have described the likely effects of the individual policies and site allocations set out in the Proposed Submission Draft Local Plan Part 2.

**7.2** The effects of the Local Plan Part 2 site allocations have already been summarised in **Table 6.3** and **Table 6.4**. Those of the Local Plan Part 2 policies are summarised in **Table 7.1**. These effects of the separate components of the plan are considered alongside the likely evolution of the baseline without the Local Plan Part 2 to provide an assessment of cumulative effects, as required by the SEA Regulations.

Table 7.1: Summary of SA scores for the Local Plan Part 2 policies

Local Plan Policy	SA1: Housing	SA2: Sustainable Travel	SA3: Schools	SA4: Health and wellbeing	SA5: Crime	SA6: Economy	SA7: Town Centre	SA8: Climate change mitigation	SA9: Biodiversity & geodiversity	SA10: Landscapes & townscapes	SA11: Historic environment	SA12: Air quality	SA13: Water management	SA14: Flood risk	SA15: Soils & minerals	SA16: Waste management
Policy 1: Presumption in Favour of Sustainable Development	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+
Policy 2: Placemaking	0	++	++	+	+	+	++	0	+	++	++	0	0	0	0	0
Policy 3: Design	+	++	0	+	++	+	+	++	+	++	0	+	0	0	0	0
Policy 4: Amenity and Layout	+	0	0	+	0	0	0	0	0	+	0	0	0	0	0	0
Policy 5: Carbon reduction, community energy networks, sustainable design and construction, and water use	+	0	0	0	0	0	0	++	0	0	0	0	++	0	0	+
Policy 6: Health and Wellbeing	+	+	0	++	0	0	0	0	0	0	0	+	+	0	+	0
Policy 7: Flood Risk and Water Management	0	0	0	0	0	0	0	0	0	0	0	0	++	++	0	0
Policy 8: Supporting Northampton Town Centre's Role	++	0	0	0	0	++	++	0	0	0	+	0	0	0	0	0
Policy 9: Regeneration Opportunities in the Central Area	++	0	0	0	0	++	++	0	0	0	0	0	0	0	0	0
Policy 10: Supporting and safeguarding the University of Northampton Waterside Campus	0	0	++	0	0	+	+	0	0	0	0	0	0	0	0	0
Policy 11: Managing Hotel Growth	0	0	0	0	0	++	++	0	0	0	0	0	0	0	0	0
Policy 12: Development of Main Town Centre Uses	++	0	0	0	0	++	++	0	0	0	0	0	0	0	0	0
Policy 13: Residential and Other Residential Led Allocation	++	N/A	0	+	0	+	N/A	-	N/A	N/A	N/A	-	-	N/A	N/A	N/A
Policy 14: Type and Mix of Housing	++	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Policy 15: Delivering House in Multiple Occupation	++	+/-	0	+	0	0	0	0	0	0	0	0	0	+	0	+

Chapter 7

Total effects of the Local Plan Part 2, mitigation, and cumulative effects

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Local Plan Policy	SA1: Housing	SA2: Sustainable Travel	SA3: Schools	SA4: Health and wellbeing	SA5: Crime	SA6: Economy	SA7: Town Centre	SA8: Climate change mitigation	SA9: Biodiversity & geodiversity	SA10: Landscapes & townscapes	SA11: Historic environment	SA12: Air quality	SA13: Water management	SA14: Flood risk	SA15: Soils & minerals	SA16: Waste management
Policy 16: Gypsies, Travellers and Travelling Showpeople	++	+	+	+	0	0	0	0	0	0	0	0	0	+	0	+
Policy 17: Safeguarding Existing Employment Sites	0	0	0	0	0	++	0	-	0	0	0	-	0	0	0	0
Policy 18: New Employment Developments and Schemes outside safeguarded sites	0	+	0	+	0	++	0	+/-	0	0	0	+/-	0	0	0	0
Policy 19: New Retail Developments and Retail Impact Assessments	0	0	0	0	0	++	++	-	0	0	0	-	0	0	0	0
Policy 20: Hot Food Takeaways	0	0	0	+	0	0	0	0	0	0	0	0	0	0	0	0
Policy 21: Residential Development on Upper Floors	++	0	0	0	0	+	+	-	0	0	0	-	0	0	0	0
Policy 22: Neighbourhood Centres	0	0	0	++	0	+	0	+	0	0	0	+	0	0	0	0
Policy 23: Sports Facilities and Playing Pitches	0	0	0	++	0	0	0	0	0	0	0	0	0	0	0	0
Policy 24: Community facilities	0	+	0	++	0	0	0	+	0	0	0	+	0	0	0	0
Policy 25: Childcare Provision	0	++	++	++	0	0	0	0	0	0	0	0	0	0	0	0
Policy 26: Sites for Burial Space	0	0	0	+/--?	0	0	0	0	-?	0	+	-?	0	0	--	0
Policy 27: Sustaining and Enhancing Existing, and Supporting the Creation of, Northampton's Green Infrastructure	0	0	0	++	0	0	0	++	++	++	0	++	++	++	0	0
Policy 28: Providing Open Spaces	0	0	0	++	0	0	0	+/-	+	+	0	+/-	0	0	0	0
Policy 29: Supporting and Enhancing Biodiversity	0	0	0	+	0	0	0	0	++	+	0	0	0	0	0	0
Policy 30: Upper Nene Valley Gravel Pits Special Protection Area	0	0	0	+	0	0	0	0	++	+	0	0	0	0	0	0



Chapter 7

Total effects of the Local Plan Part 2, mitigation, and cumulative effects

SA for Northampton Local Plan Part 2 (Proposed Submission Rnd 2)  
May 2020

Local Plan Policy	SA1: Housing	SA2: Sustainable Travel	SA3: Schools	SA4: Health and wellbeing	SA5: Crime	SA6: Economy	SA7: Town Centre	SA8: Climate change mitigation	SA9: Biodiversity & geodiversity	SA10: Landscapes & townscapes	SA11: Historic environment	SA12: Air quality	SA13: Water management	SA14: Flood risk	SA15: Soils & minerals	SA16: Waste management
Policy 31: Protection and Enhancements of Designated and Non-designated Heritage Assets	0	0	0	+	0	0	0	0	0	++	++	0	0	0	0	0
Policy 32: Designing Sustainable Transport and Travel	0	++	0	++	+	0	+	++	0	0	0	++	0	0	0	0
Policy 33: Highway Network and Safety	0	0	0	+	0	0	0	0	0	0	0	0	0	0	0	0
Policy 34: Transport Schemes and Mitigation	0	++	0	++	0	0	0	++	0	0	0	++	0	0	0	0
Policy 35: Parking Standards	0	+	0	0	0	0	0	+	0	0	0	+	0	0	0	0
Policy 36: Electric Communication Network	0	0	0	0	0	++	0		0	0	0		0	0	0	0
Policy 37: Infrastructure Delivery and Contributions	++	0	++	++	0	++	+		0	+	0		0	0	0	0
Policy 38: Development Allocations	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Policy 39: Northampton Railway Station (LAA0288), Railfreight and adjoining sites (LAA0333)	++	++	++	++/-	0	++	++	++	+	++	0	--?/+	-?	+/-	++	--
Policy 40: Martin's Yard Extension (LAA1005)	0	++	0	0	0	++	0	++	++/--	++/--	0	--?	-?	0	0	0
Policy 41: The Green, Great Houghton (LAA1098)	++	+	-	+/-	0	0	0	+	+/-	+/-	0	-?	0	0	--	--?
Policy 42: Greyfriars (LAA1113)	++	++	++	++/-	0	++	++	++	--	++/--	-?	-?	-?	0	+/-	0
Policy 43: Ransome Road (LAA1139)	++	++	-	++/-	0	0	+	++	+/-	0	-?	--?	-?	-	++	--
Policy 44: Sites in Tanner Street, Green Street, St Peter's Way and Freeschool Street (LAA0167/0818/0931/1010)	+	++	+	++/-	0	++	++	++	--	0	-?	-?	-?	--	++	0

**7.3** In addition to the potential effects arising from development in Northampton provided by the Local Plan Part 2, there is also potential for cumulative effects with other development planned in neighbouring boroughs and districts as well as county-wide initiatives such as transport

infrastructure projects and mineral and waste development within and adjacent to Northampton Borough. **Table 7.2** below sets out the current status regarding the amount of growth planned by each local authority and the relative stage in plan preparation.

**Table 7.2: Summary of in-combination effects**

Plan	Progress	Objectives
West Northamptonshire Joint Core Strategy (JCS)	Adopted December 2014. Forms Part 1 of the suite of Local Plans in the West Northamptonshire region, which includes Northampton Borough, and is therefore part of the Development Plan for Northampton.	<p>Makes provisions for a total of 47,620 net additional dwellings across the plan area. These are distributed between: Daventry District (12,730); Northampton (18,870); South Northamptonshire District (11,020).</p> <p>Eight Sustainable Urban Extensions (SUEs) are allocated by the JCS within or adjoining Northampton Borough's boundary. 13,350 dwellings are distributed between Northampton West SUE (2,550), Northampton South SUE (1,000), Northampton South of Brackmills SUE (1,300), Northampton Kings Heath SUE (3,000), Northampton North of Whitehills SUE (1,000), Northampton Upton Park SUE (1,000), and Northampton Norwood Farm/Upton Lodge SUE (3,500)</p> <p>The SUEs proposed within the districts surrounding Northampton are not located in close proximity of the boundary of Northampton Borough, however, they are located on or near major roads that lead into Northampton, so effects could be felt within the Borough.</p>
North Northamptonshire Joint Core Strategy (JCS)	Adopted July 2016 and forms the strategic guidance for the Local Plans for Corby, East Northamptonshire, Kettering and Wellingborough. North Northamptonshire borders the West Northamptonshire region to the north.	<p>The JCS outlines the need for housing of 34,900 net additional dwellings over the plan period 2011-31. Policy 28 sets out the distribution of these dwellings between districts - with Kettering Borough to absorb 10,400 dwellings and Wellingborough 7,000.</p> <p>One of the most significant proposals is for the sustainable urban extension with around 2,500 homes to the East of Rushden.</p>
South Northamptonshire Part 2 Local Plan	Emerging. Public consultation on the Proposed Submission Draft Modifications closed in April 2020, following the Examination hearings. Adoption is projected for 2020. South Northamptonshire falls within the West Northamptonshire region and borders the southern half of Northampton Borough.	<p>The Proposed Submission Plan provides for 11,020 net additional dwellings over the plan period for 2011-2029, reflecting the provisions in Policy S3 of the West Northamptonshire JCS. However South Northamptonshire carried out their own Housing Needs Assessment in line with the revised NPPF (2018), giving a lower 'housing need' figure of 6,320.</p> <p>The distribution of housing provision allocates new dwellings relatively evenly - 2,160 in Brackley; 2,650 in Towcester town; 2,360 in the South Northamptonshire rural area; and 3,850 in the Northampton Related Development Area (NRDA).</p>
Daventry District Settlements and Countryside (Part 2) Local Plan	Adopted February 2020. Daventry District falls within the West Northamptonshire region and borders the northern half of Northampton Borough.	Policy S3 of the West Northamptonshire JCS sets out that over 2011-2029, 12,730 net additional dwellings will be delivered in Daventry District, with Daventry town accounting for 4,620 dwellings; Daventry Rural Areas accounting for 2,360 dwellings; and 5,750 in the NRDA.
The Plan for the Borough of Wellingborough (PBW)	Adopted February 2019. The Plan is now formally part of the Development plan forming Part 2 of the Local Plan for the borough. This Part 2 Plan fully supersedes the policies in the Town Centre Area Action Plan (2009) and	Policy 28 the North Northamptonshire Joint Core Strategy (JCS) allocates 7,000 net additional dwellings to Wellingborough over the plan period of 2011-31. The Draft Plan for Wellingborough reaffirms that scale of growth, detailing that the majority of these dwellings will be

Plan	Progress	Objectives
	saved policies from Borough of Wellingborough Local Plan (1999-2004).	provided in the Growth Town of Wellingborough (5,750), with the remainder distributed across villages.
Anglian Water – Water Resource Management Plan (2015) / Water Resources Management Plan Revised Draft (2019)	The WRMP 2015 sets out how Anglia Water plan to maintain the water supply-demand balance from 2015-2040.  The 2019 WRMP is currently in draft version, following public consultation in March-June 2018. It presents the Preferred Plan of Anglia Water.	The 2015 plan develops a number of feasible options for maintaining the supply-demand balance in the region. Key features include: demand management in all Water Resource Zones (WRZs), a river augmentation scheme, the transfer of resources from areas of surplus to areas of deficit, the selection of a trading option, and the deferral of resource development to the end of the forecast period (including water reuse schemes and the recommissioning of a reservoir).  The priority of the 2019 plan is demand management, supported by targeted supply-side investment. It also promotes transfers across the region from areas of surplus to areas of deficit. It plans to deliver environmental benefits by reducing abstraction from the environment and ensuring no deterioration in the ecological status of water bodies. The Ruthamford North WRZ is designated for a new pumping station and new potable water transfer to the South Fenland WRZ.
Northamptonshire Transportation Plan (2012)	The Northamptonshire Transportation Plan was adopted in 2012.	The plan aligns with the statutory West and North Northamptonshire Joint Core Strategies. It sets out strategic aims and goals for the region and is accompanied by a number of daughter documents on specific modes and areas, including Northampton Town Transport Strategy (2013) and thematic strategies for bus, rail, cycling, walking, major roads, highway development, parking, and road freight.  The Joint Core Strategy and Transportation Plan between them define the transport schemes for Northampton.
Northamptonshire Minerals and Waste Local Plan (2017)	The Northamptonshire Minerals and Waste Local Plan was adopted in 2017 as an updated version of the previously-adopted 2014 plan.	The plan provides the basis for determining planning applications for waste and minerals-related development in Northamptonshire and allocates specific sites for waste and minerals development.  Minerals development can include the extraction of primary aggregates and the use of secondary (e.g. recycled) aggregates.  Waste development can include the collection, processing and disposal of waste, including hazardous waste.

### A Objective 1: Help make suitable housing available and affordable according to the needs of Northampton's population

#### Total effects of the Local Plan Part 2

**7.4** The Local Plan Part 2 seeks to define how the overall housing requirement defined by the adopted JCS will be met and a number of the Local Plan Part 2 policies are likely to give rise to significant positive effects in relation to this SA objective (Policies 8, 9, 12, 13, 14, 15, 16, 21, 37, 39, 41, 42, 43). Some allocate sites for residential development; others provide more generic support for housing delivery or provide

for a range of housing types, including affordable housing, self-build and custom build housing, specialist accommodation, accessible housing and houses in multiple occupations. In addition, 19 of the allocated residential sites received a significant positive score in relation to housing provision because they allocate 100 or more dwellings.

**7.5** Six policies were assessed as having a minor positive effect on this objective, mainly due to the fact they give consideration to the design and amenity of new housing. No significant negative or minor negative effects were identified.



## Mitigation

**7.6** Mitigation is not considered in relation to the effects of the Local Plan Part 2 on this SA objective as no significant negative effects were identified.

## Cumulative effects

**7.7** The delivery of affordable housing in Northampton is forecast to be challenging, particularly given that a number of communities within Northampton are characterised by deprivation. As well as defining the overall housing provision for Northampton Borough, the adopted JCS includes policies that allocate sustainable urban extensions (SUEs) on the Borough boundary and policies that seek to address the need to increase the delivery of housing, in particular affordable housing. For example, Policy H2 sets out the percentage requirements and site size thresholds for the on-site provision of affordable housing in Northampton, based on the findings of the SHMA and Viability Assessment. Policies N3 to N9A of the JCS explain the provisions of each of the SUE within and bordering Northampton Borough and each provide the amount of residential development for each. The total amount of dwellings is 13,350. All of the SUEs are contiguous with the urban area of Northampton and serve Northampton's housing needs; therefore, the SUEs help to positively meet SA objective 1. In addition, the Local Plans of the surrounding districts, mentioned above in Table 7.2, contain policies that provide for significant amounts of additional housing development to be provided in those surrounding districts. The Local Plan Part 2 builds on these and overall it is considered that there will be a significant positive cumulative effect in relation to SA Objective 1.

**SA Objective 2: Reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives to the car.**

## Total effects of the Local Plan Part 2

**7.8** Five of the six site-specific allocation policies (39, 40, 42, 43, 44) achieved a significant positive score in relation to this SA objective because of their proximity to existing sustainable transport links, employment area, and/or service centres, thereby reducing the need to travel. The remaining site allocation policy (41) at The Green, Great Houghton scored a minor positive effect, being less well located in this regard.

**7.9** Considering all of the residential allocations in the Local Plan Part 2 in relation to their proximity to existing sustainable transport links, 56% by area achieved a significant or minor positive score in relation to this SA objective compared to 33%

having a negative score. For allocated employment sites, 88% by area achieved a positive SA score with just 12% scoring negatively. In relation to the accessibility of employment areas and/or service centres from residential allocations, 97% achieved a significant or minor positive score in relation to this SA objective with burial sites not assessed for this.

**7.10** The Local Plan Part 2 development management policies (1-37) generally scored positively in relation to this SA objective. This is because they give consideration to more active and sustainable modes of transport such as walking and cycling, as well as the incorporation of easily accessible services and facilities. Five development management policies (2, 3, 25, 32, and 34) scored a significant positive effect, and a further six scored a minor positive effect. No significant negative effects were identified. One policy was scored as having mixed minor negative with minor positive effects.

## Mitigation

**7.11** Two allocated residential sites were identified as having a significant negative effect in relation to this SA objective, LAA0168 Rowtree Road and LAA1104 Watering Lane. This was because the sites are not served by any sustainable transport links other than infrequent bus services. These SA scores indicate the sustainability of the sites on their own merits, prior to the effects of other policies in the Local Plan Part 2. However, mitigation sufficient to avoid a significant negative effect is provided by the development management policies identified above as having significant positive effects in relation to SA objective 2, in particular Policy 32 which states that:

"In order to deliver a high quality, accessible sustainable transport network, the Council will require developers to fund and financially contribute towards a range of transport schemes through the relevant legal agreements and planning conditions, in order to meet the growth requirements of this local plan, to mitigate the impacts of developments and to ensure they create a high quality, sustainable, accessible development that is well connected to the rest of the Borough."

## Cumulative effects

**7.12** Car dependency is high within the Borough, particularly for commuting, even over short distances. JCS policies encourage walking, cycling and the use of public transport (e.g. Policies C1 and C2). Each of the policies that correspond to the eight Northampton's SUEs will make provision for an integrated transport network focused on sustainable transport modes, including public transport, walking and cycling with strong links to the surrounding areas including the town centre

and employment areas. In addition, the Strategic Policy 2 of the Northamptonshire Transportation Plan sets two targets for modal shift, to achieve by 2031, a reduction of 5% in single occupancy car journeys to work from the existing built up areas of the towns and a reduction of 20% in single occupancy car journeys to work from new developments. Also, Strategic Policy 3 seeks to ensure that all new developments are well connected to public transport and walking, cycling and motor vehicle routes, to the existing transport network. Policy 19 of the Northamptonshire Minerals and Waste Local Plan seeks to minimise transport movements and maximise the use of sustainable or alternative transport modes. Policy ST1 of the Settlements and Countryside Local Plan (Part 2) for Daventry District states that measures to promote walking and cycling will be supported. The Local Plan Part 2 builds on each of these so as to reduce the need to travel and further encourage the use of more sustainable modes of transport at the local level. Overall it is considered that there will be a significant positive cumulative effect in relation to SA Objective 2.

### SA Objective 3: Provide easy access to primary and secondary schools by sustainable modes

#### Total effects of the Local Plan Part 2

**7.13** Two of the site-specific allocation policies for residential development (39 and 42) scored a significant positive effect because the proposed residential developments set out in these policies are within easy walking distance of existing primary and secondary schools. The remaining site-specific allocations scored minor positive or minor negative effects because they are not within easy walking distance of both primary and secondary schools.

**7.14** Considering all of the residential allocations in the Local Plan Part 2, 26% by area achieved a significant positive score in relation to this SA objective and only 4% by area scored significant negative. The remaining sites achieved a minor positive (20% by area) or minor negative (48% by area) score.

**7.15** A number of the Local Plan Part 2 development management policies scored positive effects in relation to this SA objective because they promote the development and enhancement of new and existing educational establishments. Most of these positive effects were significant (Policies 2, 10, 25, 37). No negative effects were identified from the development management policies.

#### Mitigation

**7.16** Two allocated residential sites were identified as having a significant negative effect in relation to the access to sustainable transport element of this SA objective:

- LAA0168 Rowtree Road – the site is more than 500m from a primary school. Although the site is within 2,000m of Wotton Hall Park Secondary School open fields and the river to the north-east of the site create a significant barrier to access which increases the walking distance to significantly beyond 2,000m to reach this school.
- LAA1121 Upton Valley Way East - the site is further than 500m from a primary school and 2,000m from a secondary school.

**7.17** Some mitigation is provided by Policy 37 which requires development proposals to contribute towards the delivery of and where necessary provide land / suitable sites for any new infrastructure associated with and resulting from the scheme. However, neither of the two sites above are large enough to support provision of a new school so the post-mitigation effects of the allocations are judged to remain significant negative.

#### Cumulative effects

**7.18** There are low levels of education attainment in Northampton, it is important that a local skilled workforce is available for employment in Northampton's expanding industries. Existing JCS policies support the role of the University of Northampton, at the same time as encouraging links between training, employment and skills development. Each policy that corresponds to the eight SUEs of Northampton states that it will make provision for one or two primary schools (depending on the SUE). In addition, Policy N7 (Northampton Kings Heath SUE) provides 10ha for a secondary school. All of these school provisions, but particularly the secondary schools which have larger catchments, could help to meet the educational needs of Northampton. The Local Plan Part 2 builds on this resulting in a significant positive cumulative effect on SA Objective 3.

### SA Objective 4: Improve the health and well-being of Northampton's residents, promoting healthy lifestyles and reduce health inequalities

#### Total effects of the Local Plan Part 2

**7.19** Four of the site-specific allocation policies (39, 42, 43, 44) scored a mixed significant positive and minor negative effect in relation to this SA objective because, although they are located close to sports and healthcare facilities, they

would also suffer from noise pollution or result in loss of green space. The remaining site-specific allocation policies scored minor or negligible effects.

**7.20** Considering all of the residential allocations in the Local Plan Part 2, 23% by area scored minor positive for access to healthcare facilities (74% minor negative) and 98% significant or minor positive for access to open space and sports facilities. 40% by area scored minor negative in relation to exposure to low air quality or noise (57% negligible effect). 44% of employment allocations by area gave rise to potential minor negative noise or light pollution effects on sensitive receptors (51% negligible effect).

**7.21** A number of the development management policies scored positive effects in relation to SA objective 4 because they encourage high quality design and placemaking that require consideration to be given to active travel, people's safety, the provision of open space to facilitate interaction, green infrastructure and the protection and enhancement of biodiversity. All of these considerations are likely to have a positive effect on health and wellbeing through such factors as reductions in air pollution and greenhouse gas emissions from vehicles, improvements to people's health and wellbeing through greater physical activity, and minimising risk of flooding. Many of these positive effects were recorded as significant (Policies 22, 23, 24, 25, 27, 28, 32, 34, 37). A significant negative effect with uncertainty combined with minor positive effects was identified for Policy 26 because of the potential loss of allotments and community gardens.

#### Mitigation

**7.22** The significant effect with uncertainty identified for Policy 26: Sites for Burial Space relates to the proposed extensions of Dallington Cemetery. These fall within allotments and community gardens and it is unclear from the policy requirement to give consideration to the roles that burial grounds play in the wider community, including greenspace and amenity values, whether these facilities would be preserved. It is therefore recommended that the policy provides explicit protection for these existing open spaces.

#### Cumulative effects

**7.23** There are significant differences in life expectancy between the least and most deprived communities in the Borough and number of communities within Northampton are characterised by deprivation. JCS policies seek to improve the health and well-being of Northampton's residents including policies encouraging healthy lifestyles such as walking and cycling, and provision for health centres. The SUEs of Northampton Kings Heath, Upton Lodge/Norwood Farm and

Northampton South all allocate significant green space near the border of Northampton Borough which could benefit the residents of Northampton. Additionally, each of the policies that correspond to the eight Northampton's SUEs include either sports and leisure provision, sport and recreation provision or open space and leisure provision. Each policy also provides a local centre that includes health care services and community facilities, all of which could also benefit Northampton's residents. Policy CW1 of the Settlements and Countryside Local Plan (Part 2) for Daventry District promote health and wellbeing and active healthier lifestyles for all age groups. Also, allocations of local green space for the Daventry District are along and close to the border of Northampton, potentially providing additional green space to benefit the residents. In addition, Policy SDP3 of the South Northamptonshire Part 2 Local Plan states that the health and wellbeing of communities will be maintained and improved by requiring developments to contribute to creating an, healthy and equitable living environment. The Local Plan Part 2 builds on these, but with some negative effects, resulting in a minor positive cumulative effect in relation to SA Objective 4.

#### SA Objective 5: Reduce crime and the fear of crime in Northampton

##### Total effects of the Local Plan Part 2

**7.24** Policy 3 scored a significant positive effect in relation to this SA objective due to its requirement for new developments to have full regard to the needs for security and crime prevention, with crime prevention measures incorporated into the site layout and building design, as well as a requirement for active frontages and overlooking of the public realm and public open spaces by houses. Additionally, three policies (1, 2, 32) scored a minor positive effect in relation to this SA objective due to the fact they promote the development of a safe and secure environment. No significant positive, significant negative or minor negative effects were identified. Site allocations that do not have site-specific allocation policies are not capable of addressing this objective and have negligible effects.

#### Mitigation

**7.25** Mitigation is not considered in relation to the effects of the Local Plan Part 2 on this SA objective as no significant negative effects were identified.

#### Cumulative effects

**7.26** There are high levels of crime within the Borough but the Local Plan Part 2 has limited opportunities to address this directly other than by development management policies such



as those above that encourage appropriate design features. However, by providing for development opportunities that generate jobs, affordable housing, and community facilities within more deprived communities, some of the causes of crime are indirectly addressed by the JCS and the Local Plan Part 2. Overall, a minor positive cumulative effect on SA Objective 5 is likely.

### SA Objective 6: Facilitate the growth of Northampton's economy and the availability of jobs

#### Total effects of the Local Plan Part 2

**7.27** Four of the site-specific allocation policies (39, 40, 42, 44) were assessed as having a significant positive effect in relation to this SA objective because of their provision of employment space.

**7.28** Considering all of the employment site allocations in the Local Plan Part 2, 88% by area achieved a significant positive score due to their size, with the remaining smaller allocations scoring minor positive.

**7.29** A number of development management policies scored a significant positive effect in relation to this SA objective (8, 9, 11, 12, 17, 18, 19, 36, 37) as they provide more general support for the provision, safeguarding and diversification of employment uses, including town centre regeneration. Other development management policies scored minor positive effects in relation to this SA objective because they are indirectly expected to attract more residents and visitors to the area, for example by supporting the development of the University of Northampton. No significant negative or minor negative effects were identified.

#### Mitigation

**7.30** Mitigation is not considered in relation to the effects of the Local Plan Part 2 on this SA objective as no significant negative effects were identified.

#### Cumulative effects

**7.31** Northampton has a thriving local economy with emerging sectors and it is vital that this supported. The adopted JCS includes policies that define the number of new jobs to be provided for and which support the retention and development of employment space. Policy N3 (Northampton North SUE) provides for a total of approximately 10ha of land for local employment opportunities. Each of the policies that correspond to the eight Northampton's SUEs also states that a local centre including local retail facilities of an appropriate scale will be provided. In addition, each of the Local Plans of the surrounding districts, within Table 7.2 above (other than

the Revised Draft Water Resources Management Plan), includes policies that explore how they will support economic development within their Local Plan areas, specifically potential employment allocations that could help to provide employment opportunities to the residents of Northampton Borough. The Local Plan Part 2 builds on these through its employment allocations and more locally specific support for local employment opportunities. Overall a significant positive cumulative effect on this SA objective is likely.

### SA Objective 7: Maintain and strengthen the character and vitality of Northampton town centre

#### Total effects of the Local Plan Part 2

**7.32** Three of the site-specific allocation policies (39, 42, 44) were assessed as having a significant positive effect in relation to this SA objective because of their focus on high quality town centre development.

**7.33** Considering all of the site allocations in the Local Plan Part 2, 8% by area of residential allocations and 0% by area of employment allocations achieved a minor positive score as they would provide a range of homes or employment opportunities within the town centre on brownfield land, with the remaining allocations having uncertain or negligible effects.

**7.34** Several of the development management policies (2, 8, 9, 11, 12, 19) scored a significant positive effect in relation to this SA objective because they support development (including regeneration schemes) that will improve the vitality of the town by contributing towards the range of services on offer. Design principles including enhancements to the public realm will also improve and complement the existing town centre. A number of other development management policies scored a minor positive effect because they support high quality design in the town, improved connectivity, or residential development on upper floors in the town centre, contributing to the town centre's vibrancy and vitality. No significant negative or minor negative effects were identified.

#### Mitigation

**7.35** Mitigation is not considered in relation to the effects of the Local Plan Part 2 on this SA objective as no significant negative effects were identified.

#### Cumulative effects

**7.36** Northampton Borough town centre contains a number of sites requiring redevelopment. Its retail offer is poor relative to the size of the town, office development in the centre has been suppressed due to lack of available, modern office

space, and the evening economy requires strengthening. The JCS seeks to address these issues (Policy N2) by targeting the central area for increases in comparison shopping and office floorspace in particular, and by directing for example with policies designed to would apply. It also directs major office, leisure, and cultural development to the central area, with retail in the town centre. The Local Plan Part 2 builds on this with both significant allocations and supportive development management policies. There is a risk that growth in the size and range of services and jobs provided for by neighbouring Local Plans and further afield at Milton Keynes could dilute some of the positive effects of the Northampton Local Plan Part 2 by acting as a draw to employers and service providers that might otherwise upgrade their offer in Northampton town centre. Overall, a mixed significant positive and minor negative cumulative effect on SA Objective 7 is likely.

### SA Objective 8: Minimise Northampton's greenhouse gas emissions

#### Total effects of the Local Plan Part 2

**7.37** Four of the five site-specific allocation policies (39, 40, 42, 43, 44) scored a significant positive effect because they are all located close to three existing sustainable transport links, and the residential allocations are close to service centres and/or employment. The remaining site allocation policy (41) scored a minor positive effect.

**7.38** Considering the sustainability performance of all of the residential allocations in the Local Plan Part 2 in relation to the proximity to sustainable transport element of this SA objective, 56% by area achieved a significant or minor positive score compared to 41% having a negative score. For allocated employment sites, 88% by area achieved a positive effect score with just 12% scoring negatively. Two allocated residential sites

**7.39** Considering the access to service centres and employment element of this SA objective, 97% by area of allocated residential sites achieved a significant or minor positive score compared to 0% having a negative score. Allocated employment sites were not scored in relation to this criterion.

**7.40** Five development management policies scored a significant positive effect in relation to this SA objective (3, 5, 27, 32, 34) because they encourage sustainable development from the start of the design process as a way of responding to climate change. Furthermore, many of the policies promote more sustainable, active modes of transport (e.g. walking, cycling) that are likely to minimise Northampton's greenhouse

gas emissions. A similar number of policies achieved a minor positive score.

**7.41** A number of development management policies received a minor negative score in relation to this SA objective because they will increase the number of residents, employees and visitors in the area (e.g. through housing development), which is likely to increase transport emissions. Two of these also gave rise to minor positive effects. No significant negative effects were identified.

#### Mitigation

**7.42** Two allocated residential sites were identified as having a significant negative effect in relation to the access to sustainable transport element of this SA objective, LAA0168 Rowtree Road and LAA1104 Watering Lane. This was because the sites are not served by any sustainable transport links other than infrequent bus services. These SA scores indicate the sustainability of the sites on their own merits, prior to the effects of other policies in the Local Plan Part 2. However, mitigation sufficient to avoid a significant negative effect is provided by the development management policies identified above as having significant positive effects in relation to SA objective 2, in particular Policy 32 which states that:

"In order to deliver a high quality, accessible sustainable transport network, the Council will require developers to fund and financially contribute towards a range of transport schemes through the relevant legal agreements and planning conditions, in order to meet the growth requirements of this local plan, to mitigate the impacts of developments and to ensure they create a high quality, sustainable, accessible development that is well connected to the rest of the Borough."

#### Cumulative effects

**7.43** Climate change is an international scale issue and will have negative effects in Northampton, as elsewhere, such as increased fluvial flood risk, the threat of extreme weather events, and droughts and overheating in the summer. While UK and Borough greenhouse gas emission have been falling, more work needs to be done if emissions reduction targets are to be met. The adopted JCS (e.g. Policies S10 and S11), Local Plan Part 2, Settlements and Countryside Local Plan (Part 2) for Daventry District, South Northamptonshire Part 2 Local Plan and Revised Draft Water Resources Management Plan contain policies that seek to respond to this issue. However, the large amount of housing and other development proposed by the JCS and the Local Plans of the surrounding districts and allocated by the JCS and the Local Plan Part 2 is

likely to be associated with a net increase in greenhouse gas emissions. Overall, mixed minor positive and minor negative cumulative effects on SA Objective 8 are likely.

### SA Objective 9: Protect and enhance Northampton's biodiversity and geodiversity

#### Total effects of the Local Plan Part 2

**7.44** Five of the six site-specific allocation policies were assessed as having a potential significant negative effect in relation to this SA objective (Policies 40, 41, 42, 43, 44) because of their location within the relevant zone of influence for effects on the Upper Nene Valley Gravel Pits SPA and Ramsar site and because one (Policy 41) contains supporting habitat for the Golden Plover population of Upper Nene Valley Gravel Pits. Three of these (40, 41, 43) also achieved a significant or minor positive effect in relation to proposed biodiversity enhancements. A minor negative effect with uncertainty was also identified for the allocation of burial sites.

**7.45** Considering all of the residential allocations in the Local Plan Part 2, 41% by area were awarded a significant negative score in relation to this SA objective with 35% by area scoring minor negative. 19% by area of allocated employment sites also scored significantly negatively and 57% minor negative. Remaining allocations had a negligible effect.

**7.46** Positive effects were identified from the development management policies, these being significant for Policies 27, 29, and 30. These positive effects related to the importance of green spaces, net gains in biodiversity and protection of the ecological integrity of designated sites.

#### Mitigation

**7.47** As noted above, significant negative effects were identified for a substantial proportion by area of the residential and employment allocations in the Local Plan Part 2 when these sites were appraised on their own merits, prior to consideration of mitigation.

**7.48** Many of the potential significant negative effects identified resulted from the allocated development site being within a relevant zone of influence for effects on the Upper Nene Valley Gravel Pits SPA and Ramsar site and/or the site containing supporting habitat for Golden Plover – one of the designated species of the SPA. The potential effects of Local Plan Part 2 allocations on these and other European sites were considered in my detail by a separate HRA. Following consultation with Natural England, the wording of several of the policies in the Local Plan Part 2 was amended to provide mitigation for potential effects identified in the previous version of the HRA report (first round of Regulation 19 consultation).

These policies ensure that any potential effects on European sites can be identified and mitigated through the development management process. The exception to this is the recreation mitigation strategy, which requires a strategic approach and will be prepared by NBC. The strategy will be adopted within 12 months of the adoption of the Local Plan Part 2, with broad principles and a draft of the strategy agreed with Natural England prior to the adoption of the Local Plan. With this mitigation in place, the Local Plan Part 2 will have no adverse effects on the integrity of any European sites, either alone or in combination with other plans or projects.

**7.49** A small number of the potentially significant negative effects of site allocations related to the potential loss of locally important biodiversity assets as follows:

- LAA0195 - The south-eastern edge of the site overlaps with Hunsbury Hill Country Park.
- LAA1005 – Almost all of the site is located on Kingsthorpe Mire Local Wildlife Site (allocated by site-specific Policy 40).
- LAA1096 - Approximately two thirds of the site (north-east part) is located within the Dallington Old Tennis Courts & Ponds LWS.
- LAA1100 - Western part of site partially overlaps with Wootton Railway Embankments LWS.
- LAA1109 - Part of the Kingsthorpe Meadows Local Wildlife Site is located within the western half of the site.

**7.50** Of the above sites, only one is subject to a site-specific allocation policy. For LAA1005, Policy 40 requires that: *“Ecological and green infrastructure enhancements and net biodiversity gains need to be delivered in the area shown or in the site’s vicinity, taking into account its location within the Brampton Valley Arm and located immediately south of the Kingsthorpe Local Nature Reserve.”* While delivery of a biodiversity net gain within or in the vicinity of the site could theoretically avoid significant negative effects on biodiversity, the benefits of offsetting measures can take considerable time to be realised and are inherently more uncertain than the loss that would arise from development of an existing valued biodiversity site. In the absence of evidence to show that successful offsetting/net gain is technically possible and has certainty of delivery, the post-mitigation effect of the allocation is judged to be significant negative with uncertainty.

**7.51** For the remaining allocated sites, no site-specific mitigation is provided by the Local Plan Part 2. However, generic mitigation is provided by development management policies, in particular Policy 29. This requires: *“all major development proposals to offset the loss and secure a net*



gain in biodiversity through the strengthening, management and / or creation of new habitats.” In relation to sites of local importance, the policy also states that “Development affecting the Borough’s Local Nature Reserves and Local Wildlife Sites will be expected to avoid causing adverse effects unless it can be demonstrated that the benefits of development clearly outweigh the harm.” These mitigation requirements are weaker than those described above in Policy 40 because they potentially allow for adverse effects on locally important wildlife sites where the benefits of development are judged to clearly outweigh the harm. Additional uncertainty is also created by the fact that no site-specific mitigation has been identified in relation to the potentially significant negative effects identified by the SA. For these reasons and the uncertainty inherent in offsetting/net described for Policy 40, the post-mitigation effect of the allocations is judged to be significant negative with uncertainty.

#### Cumulative effects

**7.52** Regardless of the adoption of the Local Plan (Part 3), pressures on the natural environment are likely to continue. However, the adopted JCS already includes policies seeking to address these pressures, particularly Policies BN1-BN4. The Local Plan Part 2 provides an opportunity to build on these four policies through more specific development management policies. It also offers opportunities to strengthen the green and blue infrastructure network of the town, by identifying and addressing where gaps exist, and essential components for establishing a resilient network for the future, and by incorporating biodiversity considerations into the design of developments.

**7.53** Where the SA has identified potential significant negative effects from allocations that may result in loss of areas of locally designated wildlife sites, some comfort can be taken from the mitigation provided by site-specific and generic Local Plan Part 2 policies. However, for the reasons described above, significant negative effects with uncertainty remain from these allocations individually. The losses may also combine to result in cumulative, potentially significant negative effects on the functioning of the ecological habitats in the wider area.

**7.54** Other aspects of parts 1 and 2 of the Local Plan are likely to produce positive effects. Each of the policies that correspond to the eight Northampton’s SUEs includes provision for wildlife corridors which could provide additional habitats for local biodiversity. In addition, the development proposed by each Local Plan mentioned in Table 7.2 above is likely to add to the pressure on biodiversity described for the Northampton Local Plan Part 2, including pressures on Upper Nene Valley Gravel Pits SPA and Ramsar site which extends

into Wellingborough and East Northamptonshire districts. It is also noted that, other than the Northamptonshire Transportation Plan and Revised Draft Water Resources Management Plan, the plans mentioned in Table 7.2 contain policies that seek to conserve and enhance biodiversity and geodiversity in order to provide measurable net gains and enhance green infrastructure assets to create comprehensive biodiversity networks.

**7.55** Overall, a mixed minor positive and significant negative with uncertainty cumulative effect on SA Objective 9 is likely.

#### SA Objective 10: Protect and enhance the quality and character of Northampton’s landscape and townscape

##### Total effects of the Local Plan Part 2

**7.56** Three of the site-specific allocation policies were assessed as having potential significant effects in relation to this objective. Significant positive score components (Policies 39, 40, 42) related to regeneration of disused brownfield sites, design principles requiring site enhancement, and the creation of location-sensitive landmark buildings. Significant negative score components (Policies 40, 42) related to the loss of natural or amenity green space.

**7.57** Considering all of the residential allocations in the Local Plan Part 2, 6% by area achieved a minor or significant positive score by redeveloping brownfield or disused land with 82% being awarded a minor or significant negative score due to loss of greenfield land or open space. The proportion of employment allocations falling into these scoring categories was 5% by area achieved a minor or significant positive score by redeveloping brownfield or disused land with 79% being awarded a minor or significant negative .

**7.58** The development management policies achieved positive scores in relation to this SA objective. A number of policies (2, 3, 27, 31) scored a significant positive effect because they promote high quality design with the intention to create a strong, locally distinctive sense of place through legible street layouts and public spaces with good sustainable transport links.

#### Mitigation

**7.59** Potential significant negative score components due to the loss of natural or amenity green space were identified for the following site specific allocation policies:

- Policy 40: Martin’s Yard Extension (LAA1005) - Development of the site would lead to loss of part of Lyncroft Way Natural Space.

- Policy 42: Greyfriars (LAA1113) - the site partially contains Lady's Land Amenity Green Space.

**7.60** Policy 40 requires provision of a landscape barrier between the part of the site to be developed for employment and the residual part to be subject to ecological and green infrastructure enhancements.

**7.61** Policy 42 proposes a high density town centre development which although it would lead to loss of an amenity green space with potential negative effects on landscape, would be likely to have benefits in terms of townscape. The policy requires that proposals are of a high-quality design, using high quality materials which complement the surrounding area and public realm and that development is well related, sympathetic and responsive to the character of the surrounding area.

**7.62** In addition to the two sites identified above, 21 further sites scored significant negative in relation to this SA objective due to potential loss of all or part of a designated open space. In some cases, detailed proposals that come forward may allow some of the open space within the site boundary to be conserved or even enhanced, especially in light of the requirements of development management policies. In particular, Policy 28 requires that: "New major developments must ensure that open spaces defined on the Policies Map are sustained or enhanced." Major developments will also be required to contribute to open space provision. In these cases, for example Policy 40: Martin's Yard Extension (LAA1005), it seems unlikely that allocated development would be able to proceed without loss of at least some open space. In the absence of site-specific allocation policies that explicitly safeguard existing open spaces, post-mitigation effects are therefore judged to be significant negative with uncertainty for the site where a potential loss has been identified.

#### Cumulative effects

**7.63** As Northampton is predominantly urban, much of its character is associated with its historic townscape, which is separately addressed under SA objective 11. However, areas of woodland have been retained as landscape features and the landscape potential of streams and lakes has been realised with associated amenity areas to create the structured urban landscape which now exists within the town. The adopted JCS (Policy BN5) provides for the conservation and enhancement of the historic environment and landscape in general terms. However, there is the potential for intervisibility between the landscape surrounding the Borough and the proposed SUEs, which could adversely affect the landscape, depending on the quality of their design. The Local Plan Part 2 provides local implementation of these principles

but the scale of development allocated also means that some greenfield land and open space will be lost. In addition, multiple policies within the Settlements and Countryside Local Plan (Part 2) for Daventry District consider the impact of development on the landscape. Overall, a mixed minor positive and significant negative with uncertainty cumulative effect is likely in relation to SA Objective 10.

#### SA Objective 11: Conserve and enhance Northampton's historic environment, heritage assets and their settings

##### Total effects of the Local Plan Part 2

**7.64** Minor negative effects with uncertainty were identified for three of the site-specific allocation policies (42, 43, 44). While the potential for significant effects exist for these policies, mitigation provided by requirements within the allocation policies should ensure that any negative effects are minor.

**7.65** Considering all of the residential allocations in the Local Plan Part 2, 17% by area did not reach the significance thresholds identified in the methodology resulting in an N/A score. 1% by area received a significant negative score, 27% by area a minor negative score, 51% by area an uncertain effect score, and 4% by area negligible effect score. For the employment allocations, uncertain effects were identified for 59% by area and 41% by area did not reach the significance thresholds identified in the methodology, resulting in an N/A score.

**7.66** Two development management policies (Policies 2, 31) scored a significant positive effect in relation to SA Objective 11 because they promote good placemaking and seek to conserve and enhance the historic environment. Three other policies scored minor positive.

##### Mitigation

**7.67** A significant negative effect was identified in relation to site LAA1007 Land south of Wooldale Road, east of Wootton Road. The Council's assessment noted that the site is sensitive from an archaeological point of view and due to the remains of ridge and furrow. In terms of potential enhancement, it was noted that an historic footpath route could be incorporated into development proposals. Mitigation is provided by development management policies, in particular Policy 31. This requires development proposals to conserve and enhance the historic environment and designated and non-designated heritage assets. However, in the absence of evidence to show that successful conservation or enhancement is technically possible and has certainty of delivery, the post-mitigation effect of the allocation is judged to be significant negative with uncertainty.

### Cumulative effects

**7.68** The Borough has many designated and undesignated heritage assets. These are continuously facing pressures for change, often indirectly, and from inappropriate development and activity affecting their setting and context. The adopted JCS includes policies seeking to protect and enhance the historic environment (e.g. Policy BN51). The JCS also proposes multiple SUEs along the boundary of the Borough which could put additional pressure on the historic environment within the area. However, each of the policies that correspond to the eight Northampton's SUEs requires an archaeological assessment of the site, which should help to avoid issues that could arise for heritage assets. The Local Plan Part 2 adds further generic policy protection that will apply to all development in the Borough but also identifies where sensitivities in the historic environment exist in relation to its major development allocations and sets out requirements in relation to these. Policy ENV7 of the Settlements and Countryside Local Plan (Part 2) for Daventry District and Policy HE1 of South Northamptonshire Part 2 Local Plan support proposals that assess the impact of the proposals through heritage appraisals and high quality proposals that respond positively to their context. In addition, Policy 22 of the Northamptonshire Minerals and Waste Local Plan seeks to conserve and enhance Northamptonshire's historic environment through careful management, avoidance and mitigation of adverse effects and enhancement. Overall, the Local Plan Part 2 is likely to have a mixed minor positive and minor negative cumulative effect on SA Objective 11.

### SA Objective 12: Minimise air pollution in and around Northampton, particularly in the AQMAs.

#### Total effects of the Local Plan Part 2

**7.69** Three of the site-specific allocation policies (Policies 39, 40 and 43) scored a significant negative effect in relation to this SA objective because it appears that a significant proportion of car commuters to and from each of these sites would pass through AQMAs. A minor positive effect was also identified for Policy 39. The significant negative effects are uncertain in the absence of air quality modelling for the proposed Plan as they are subject to the routes actually used and the degree to which modes of sustainable travel are used. The remaining two site allocation policies (Policies 36 and 37) scored minor negative with uncertainty.

**7.70** Considering all of the allocations in the Local Plan Part 2, 41% by area of the residential allocations and 31% by area of the employment allocations scored significant negative with uncertainty because it appears that a significant proportion of car commuters to and from each of these sites would pass

through AQMAs. The remaining site allocations scored minor negative with uncertainty.

**7.71** Three of the development management policies (Policies 27, 32, and 34) scored a significant positive effect because they support the provision of green infrastructure and more sustainable, active modes of transport that are likely to reduce air pollution.

**7.72** A number of the development management policies scored a minor negative effect because they each seek to increase the number of visitors and residents in the area which could result in increased air pollution, traffic congestion and greenhouse gas emissions. Others scored a minor positive effect because they seek to promote sustainable transport and/or reduce air pollution. Two (Policies 18 and 28) received a mixed minor effect score.

### Mitigation

**7.73** A number of the development management policies in the Local Plan Part 2 provide mitigation for the potential significant negative effects described above. In particular, Policy 32 requires developers to contribute towards a range of transport schemes to mitigate the impacts of developments. It also requires all major applications to include a travel plan and a number of sustainable travel principles are described (for example maximising opportunities for walking and cycling routes which connect to the existing network), which proposals must incorporate. In addition, Policy 34 requires that proposals for future transport schemes show how they will contribute to lowering emissions and contribute to the aim of achieving net-zero emissions by 2030. Despite these positive measures, it may be difficult to achieve a significant shift in engrained travel behaviour to more sustainable travel modes and effects are therefore judged to remain significant negative but with uncertainty.

### Cumulative effects

**7.74** The adopted JCS includes policies seeking to protect and enhance air quality (e.g. Policy BN9). The Local Plan Part 2 seeks to build on this principle but in the shorter term at least, the scale of development and associated road traffic growth may lead to a worsening of air quality. However, as benefits are realised from national policies to introduce less polluting vehicle and fuel technologies air quality should improve. The SUEs within and along the border of Northampton Borough, proposed by the JCS, could greatly increase air pollution and traffic movements and congestion within Northampton. Furthermore, there are SUEs proposed within Towcester and Brackley along the A43, which leads into the centre of Northampton. Both of these could also increase air pollution



and traffic congestion. However, Policy N3 (Northampton North SUE) makes provision for A43 corridor mitigation measures which could help to address air pollution and congestion issues, although the effectiveness of these measures is uncertain. It should also be noted that additional development within South Northamptonshire District is planned for Towcester, which borders the southern edges of Northampton, therefore air pollution and traffic movements and congestion could increase further. However, Strategic Policy 23 of the Northamptonshire Transportation Plan states that an Air Quality Strategy will be developed to reduce the number of AQMAs in the county to zero and maintain that position. Overall, a significant negative short term cumulative effect is predicted, becoming a minor negative long term cumulative effect.

**SA Objective 13: Encourage sustainable water management**

**Total effects of the Local Plan Part 2**

**7.75** All but one (Policy 41) of the site-specific allocation policies scored a minor negative effect because the sites contain contaminated land, which could adversely affect groundwater quality. All effects are uncertain dependent on protection measures taken during construction and operation of each site.

**7.76** Considering all of the residential allocations in the Local Plan Part 2, 24% by area scored minor negative uncertain (76% negligible); for the employment allocations, 59% by area scored minor negative uncertain (41% negligible). These negative effects indicated that the site overlaps the one SPZ (Inner Zone 1) in the plan area or a known area of contaminated land.

**7.77** Three development management policies (5, 7, and 27) scored a significant positive effect in relation to this SA objective because they seek to maintain suitable access for water supply in new developments, and actively promote higher water efficiency. Minor positive effects was identified from two policies and minor negative effects from one policy.

**Mitigation**

**7.78** Mitigation is not considered in relation to the effects of the Local Plan Part 2 on this SA objective as no significant negative effects were identified.

**Cumulative effects**

**7.79** Both the surface waters of the River Nene and groundwater resources in the Borough require protection and water resources will come under greater pressure with climate

change. The adopted JCS includes policies seeking to protect and enhance water resources and water quality (e.g. Policy BN7A and BN8). The SA of the JCS did not identify any negative effects on the water environment from the overall distribution of housing (Chapter 5 of JCS), the policies relating to Northampton Borough (Chapter 10 of JCS), or the cumulative effects of JCS taken together, providing comfort that the scale of development provided for in the Borough can be accommodated in relation to the available water resources and capacity for wastewater treatment. The Local Plan Part 2 builds on these and together with other regulatory protection, notably the discharge and abstraction regimes operated by the Environment Agency, should ensure that significant negative effects on water resources and quality are avoided. In addition, the Revised Draft Water Resources Management Plan for Anglian Water highlights water efficiency measures that should be put into place. However, none of the Local Plans of the surrounding districts, featured in Table 7.2 above, includes policies directly addressing sustainable water management. Despite mitigation policies, development provided by each of the Local Plans and by the JCS in the SUEs could put additional pressure on the water table and increase growing concern over water scarcity. Overall, a mixed minor positive and minor negative cumulative effect is predicted in relation to SA Objective 13.

**SA Objective 14: Reduce the risk of flooding to people and property in Northampton**

**Total effects of the Local Plan Part 2**

**7.80** One of the site-specific allocation policies (44) scored significant negative because more than half of one of the component sites (LAA0818) is located within Flood Zone 3. Two more (39 and 43) gave rise to a minor negative effect (Policy 39 was mixed, with a minor positive effect also identified).

**7.81** Considering all of the allocations in the Local Plan Part 2 in relation to flood risk, the proportions of allocated sites by area scored negative effects are set out in **Table 7.3**.

**Table 7.3: Proportion of allocated sites by area with negative flood risk SA scores**

SA score	14a Flood risk from rivers	14b Flood risk from groundwater	14c Surface water flood risk
<i>Residential allocations</i>			
Significant negative (-)	9%	4%	0%

SA score	14a Flood risk from rivers	14b Flood risk from groundwater	14c Surface water flood risk
Minor negative (-)	14%	27%	55%
<i>Employment allocations</i>			
Significant negative (-)	19%	0%	0%
Minor negative (-)	13%	44%	60%

**7.82** All other allocations gave rise to negligible effects in relation to flood risk.

**7.83** Two of the development management policies (Policies 7 and 27) received a significant positive score because they support the management of flood risk, including through green infrastructure provision. Three other development management policies received a minor positive score.

#### Mitigation

**7.84** A significant negative effect was identified for site-specific allocation Policy 44: Sites in Tanner Street, Green Street, St Peter's Way and Freeschool Street. Some mitigation is provided within the policy as any proposal is required to be accompanied by a site-specific Flood Risk Assessment. In light of this and the fact that the component sites (LAA0818) within Flood Zone 3 is allocated for commercial rather than residential development, the residual effect is judged to be minor negative with uncertainty.

**7.85** Other allocated sites without site-specific allocation policies that scored significant negative in relation to flood risk were as follows:

**7.86** Flood risk from rivers:

- LAA0174 - Ransome Road Gateway
- LAA0328 - Cattle Market Road
- LAA0338 - Countess Road
- LAA0615 - Crow Lane North
- LAA1048 - Stenson Street
- LAA1099 - Upton Reserve Site
- LAA1101 - Land at Waterside Way
- LAA1107 - Former Abington Mill Farm, land off Rushmere Road
- LAA1138 - Land south of Bedford Road

- LAA1139 - Ransome Road

**7.87** Flood risk from groundwater:

- LAA0338 - Countess Road
- LAA1014 - University of Northampton Avenue Campus
- LAA1041 - Newnham Road
- LAA1096 - Land off Mill Lane
- LAA1123 - 83 - 103 Trinity Avenue

**7.88** Surface water flood risk:

- LAA1117 - 133 Queens Park Terrace

**7.89** Mitigation is available from development management policies, in particular Policy 7: Flood Risk and Water Management. This supports proposals which assist in the management of flood risk, ensure flood risk is not increased elsewhere, provide flood risk reduction/ betterment, and which comply with relevant guidance for flood risk management and standards for surface water. However, In the absence of evidence to show that successful flood risk avoidance is technically possible and has certainty of delivery, the post-mitigation effect of the allocations is judged to be significant negative with uncertainty.

#### Cumulative effects

**7.90** Flood risk is a recognised issue in Northampton Borough, including that associated with the River Nene corridor, and this is likely to worsen from extreme rainfall events associated with climate change. The adopted JCS includes policies seeking to reduce flood risk in and around Northampton (e.g. Policy BN7). While the Local Plan Part 2 seeks to build on this, the tightly drawn borough boundary together with the extensive areas of flood risk mean that a significant proportion of the allocated development is in areas of relatively high flood risk. Design measures are likely to be able to mitigate some but not all of this risk. Each of the policies that correspond to the eight Northampton's SUEs state that flood risk management including surface water management and from other sources will be provided. It should be noted that Policy ENV11 of the Settlements and Countryside Local Plan (Part 2) for Daventry District seeks to comply with the Northamptonshire Local Flood Risk Management Strategy, the Local Standards and Guidance for Surface Water Drainage in Northamptonshire and Anglian Water's Surface Water Drainage Policy. However, the remaining Local Plans do not include flood risk specific policies. Therefore, depending on the location of housing and employment sites of the surrounding district Local Plans, flood risk could increase and continue to be an issue within the

county. Overall, a significant negative cumulative effect with uncertainty on SA Objective 14 is likely.

### SA Objective 15: Encourage the efficient use of land in Northampton and protect its soils and mineral resources.

#### Total effects of the Local Plan Part 2

**7.91** One of the site-specific allocation policies (Policy 41) and the burial sites allocation policy (Policy 26) were assessed as having a significant negative effect in relation to SA Objective 15 because they contain a significant amount of higher quality agricultural land which could be lost to development. Three of the other site allocation policies (Policies 39, 43, and 44) scored a significant positive effect in relation to SA Objective 15 because they direct development to brownfield land.

**7.92** Considering the residential allocations in the Local Plan Part 2 which passed the significance thresholds defined in the SA methodology and were therefore assessed in relation to prioritising use of brownfield land, 37% by area of residential allocations and 81% by area of employment allocations achieved a minor or significant positive effect score because of their use of brownfield (remainder negligible effect or not assessed).

**7.93** Of the sites assessed in relation to avoiding loss of greenfield land, 82% by area of residential locations and 74% by area of employment sites resulted in a minor or significant negative effect score (remainder negligible effect or not assessed).

**7.94** In relation to avoiding loss of high quality agricultural land, 67% by area received a minor or significant negative score due to loss of Grade 3 or better agricultural land; for employment allocations 59% by area received a minor or significant negative score (remaining effects were negligible).

**7.95** In relation to avoiding sterilisation of mineral resources, 51% by area of residential allocations received a minor or significant negative score; for employment allocations 64% scored minor or significant negative (remaining effects were negligible).

**7.96** In relation to avoiding risk from land instability, 5% by area received a minor negative score; for employment allocations, 31% by area scored minor negative (remaining effects were negligible).

**7.97** Other than the minor positive effect arising from development management Policies 1 and 6, all other policies received a negligible effect score.

#### Mitigation

**7.98** Some mitigation is available from development management Policy 6 in relation to risk from land instability, since it requires development to prevent negative impacts on residential amenity or public safety from ground instability. On some development sites it may be possible to avoid some of the negative effects identified through sensitive site layout or by extracting mineral resources before development goes ahead. In general, though, the significant negative effects identified represent a trade-off for the benefits of development and are unlikely to be avoided. The post-mitigation negative effects for sites allocated on higher quality agricultural land, mineral resources, greenfield land and so on are therefore unlikely to be reduced.

#### Cumulative effects

**7.99** Although largely urban land, pockets of high grade agricultural land exist around the edge of the town within the Borough boundaries and the River Nene Valley is associated with high quality gravel deposits that need to be safeguarded from sterilisation by development. Policy R2 in the adopted JCS seeks to protect high quality agricultural land and as summarised above, a significant proportion of land allocated for development by the Local Plan Part 2 is brownfield. However, the amount of development provided for by the plan means that it will also lead to the loss of significant amounts of higher quality agricultural land, as well as some potential sterilisation of mineral resources unless these resources can be extracted prior to development. The large amount of development proposed by the JCS and neighbouring district Local Plans is likely to lead to the loss of agricultural land. For example, most of the allocated SUEs for Northampton are within Grade 3 agricultural land and one is within Grade 2. However, it should be noted that Policy 26 of the Northamptonshire Minerals and Waste Local Plan seeks to utilise the efficient use of resources in both its construction and its operation. In addition, Policy SS2 of the South Northamptonshire Local Plan (Part 2) ensures development will not result in the loss of the best and most versatile agricultural land or valued soils. Overall, it is concluded that mixed significant positive and significant negative cumulative effects are likely in relation to SA objective 15.

### SA Objective 16: Facilitate sustainable waste management

#### Total effects of the Local Plan Part 2

**7.100** Three of the site allocation policies (Policies 39, 41, and 43) scored a significant negative effect in relation to this SA Objective. This is because these sites are located close to a



waste management facility or an area considered suitable for waste management uses. The negative effect of Policy 41 is uncertain subject to the nature of nearby industrial uses and their effect on amenity.

**7.101** Considering all of the residential allocations made by the Local Plan Part 2, 49% by area result in a significant negative effect (in some cases with uncertainty); for the employment allocations, 51% by area result in a significant negative effect (in some cases with uncertainty). All other sites received a negligible effect score.

**7.102** A number of development management policies (1, 5, 15, 16) had minor positive effects in relation to this SA objective.

### Mitigation

**7.103** The significant negative effects identified for site allocations are due to the allocated sites being within 300m of an active or committed waste management facility. The relevant site allocations were:

- LAA0174 Ransome Road Gateway
- LAA0333 Northampton Railway Station (railfreight)
- LAA0594 Sixfields East
- LAA0615 Crow Lane North
- LAA0685 Adj 12 Pennycress Place
- LAA0933 Southbridge site 2
- LAA1005 Land north of Martins Yard, Spencer Bridge Road
- LAA1026 Eastern land parcel, Buckton Fields
- LAA1108 Former Dairy Crest Depot, Horsley Road
- LAA1139 Ransome Road

**7.104** Significant negative effects with uncertainty were due to the allocated sites being within 300m of industrial area in which the Minerals and Waste Local Plan considers waste management uses to be acceptable. The relevant site allocations were:

- LAA0205 Parklands Middle School, Devon Way
- LAA0288 Northampton Railway Station car park
- LAA0657 Fraser Road
- LAA0719 Car Garage Workshops, 409 Harlestone Road
- LAA0720 Ryland Soans Ford Garage, Harlestone Road

- LAA0910 379 Harlestone Road
- LAA0931 Sites in Green Street
- LAA1013 University of Northampton Park Campus
- LAA1048 Stenson Street
- LAA1097 Gate Lodge
- LAA1098 The Green, Great Houghton
- LAA1138e land south of Bedford Road

**7.105** The allocation of sites, particularly residential sites, in or close to such sites could affect the ability of the waste management facilities to come forward. Waste management facilities can give rise to noise, traffic, odour and light pollution during construction and operation. Although the effects are very dependent on the type of facility and its design, negative effects on amenity may arise close to such facilities. Residential and offices are considered to be of medium sensitivity and industrial and outdoor storage as low sensitivity uses.

**7.106** None of the development management policies is considered likely to mitigate the negative SA scores identified for allocated sites in relation to SA objective 16. In practice, however, good design and working practices for waste management facilities may ensure that negative amenity effects on neighbouring residential or employment uses are avoided.

### Cumulative effects

**7.107** The adopted Northamptonshire Minerals and Waste Local Plan identifies locations within Northampton Borough that are suitable for waste management facilities. Although waste management facilities are much cleaner than in the past, the Local Plan Part 2 offers the opportunity to ensure that site allocations for other types of development (e.g. housing, employment, community facilities) are not compromised by, or do not compromise, the operation of nearby waste management facilities. The locations of the Local Plan Part 2 site allocations appear to give rise to significant potential conflicts with waste management facilities and as such, a significant negative cumulative effect on SA Objective 16 is possible, although in practice it is common for modern waste management facilities to be located within the urban areas that they serve without significant conflicts between uses arising.

## Chapter 8 Monitoring

**8.1** The SEA Regulations require that ‘the responsible authority shall monitor the significant environmental effects of the implementation of each plan or programme with the purpose of identifying unforeseen adverse effects at an early stage and being able to undertake appropriate remedial action’ and that the environmental report should provide information on ‘a description of the measures envisaged concerning monitoring’.

**8.2** Although National Planning Practice Guidance states that monitoring should be focused on the significant environmental effects of implementing the Local Plan, the reason for this is to enable local planning authorities to identify unforeseen adverse effects at an early stage and to enable appropriate remedial actions. Since effects which the SA expects to be minor may become significant and vice versa, monitoring measures have been proposed in this SA Report in relation to all of the SA objectives in the SA framework. As the Local Plan is implemented and the likely significant effects become more certain, the Council may wish to narrow down the monitoring framework to focus on those effects of the Local Plan likely to be significantly adverse.

**Table 8.1** sets out a number of suggested indicators for monitoring the potential sustainability effects of implementing the Local Plan. The data used for monitoring in many cases will be provided by outside bodies, for example the Environment Agency. It is therefore recommended that the Council remains in dialogue with statutory environmental consultees and other stakeholders and works with them to agree the relevant sustainability effects to be monitored and to obtain information that is appropriate, up to date and reliable.

SA objectives	Proposed monitoring indicators
1) Help make suitable housing available and affordable according to the needs of Northampton’s population	House prices to income ratios Indices of Multiple Deprivation Score – particularly Housing and Services Domain and the Living Environment Deprivation Domain Number of affordable dwelling completions Annual dwelling completions Population projections and forecasts
2) Reduce the need to travel within, to and from Northampton by providing easy access to jobs, services and facilities and to sustainable travel alternatives to the car	Access to services by public transport Indices of Multiple Deprivation – sub-domain scores Recorded traffic flows

SA objectives	Proposed monitoring indicators
	<p>Killed or Seriously Injured (KSI) casualty figures for adults and children</p> <p>Car ownership</p> <p>Delivery of relevant transport schemes to timescales set out in the Infrastructure Delivery Plan</p>
<p>3) Provide easy access to primary and secondary schools by sustainable modes</p>	<p>School capacity in relation to identified need</p> <p>Investment secured for educational facilities through developer contributions</p> <p>Average minimum travel time to schools by public transport</p>
<p>4) Improve the health and well-being of Northampton's residents, promoting healthy lifestyles and reduce health inequalities</p>	<p>Life Expectancy</p> <p>Indices of Multiple Deprivation – Health and Disability sub-domain scores</p> <p>Location and extent of accessible open space to development site</p> <p>Natural England Accessible Natural Greenspace Standards (ANGSt)</p> <p>Location and extent of recreational facilities to development site</p> <p>Location and extent of accessible greenspace to development site</p> <p>Proximity of site to healthcare facilities</p> <p>Percentage of population obese</p> <p>Number or % of open spaces receiving Green Flag Award</p> <p>% planning permissions for new residential and commercial development making adequate provision for community facilities and public open space</p>
<p>5) Reduce crime and the fear of crime in Northampton</p>	<p>Recorded key offences</p> <p>Killed or Seriously Injured (KSI) casualty figures for adults and children</p> <p>Street level crime statistics</p>
<p>6) Facilitate the growth of Northampton's economy and the availability of jobs</p>	<p>Employment land availability</p> <p>Typical amount of job creation (jobs per ha) within different use classes</p> <p>Percentage change and comparison in the total number of VAT registered businesses in the area</p> <p>Businesses by industry type</p> <p>Amount of vacant industrial floorspace</p> <p>Employment status by residents and job type</p> <p>Job densities</p> <p>Economic activity of residents</p> <p>Average gross weekly pay</p> <p>Implemented and outstanding planning permissions for retail, office and commercial use</p> <p>Number of minerals sites safeguarded for extraction</p> <p>Current and planned broadband coverage</p> <p>% and type of commercial development delivered in rural areas</p>
<p>7) Maintain and strengthen the character and vitality of Northampton town centre.</p>	<p>Amount of retail, leisure and office floorspace in town centres</p> <p>Implemented and outstanding planning permissions for retail, office and commercial use</p> <p>Pedestrian footfall count</p>
<p>8) Minimise Northampton's greenhouse gas emissions.</p>	<p>Carbon emissions from transport</p> <p>Access to services and businesses by public transport</p>



SA objectives	Proposed monitoring indicators
	<p>Travel to work methods and flows</p> <p>Car ownership</p> <p>Network performance on roads</p> <p>Public transport punctuality and efficiency</p> <p>Length of Public Rights of Way created/enhanced</p> <p>Number of Rights of Way Improvement Plans implemented</p>
<p>9) Protect and enhance Northampton's biodiversity and geodiversity</p>	<p>Natural England's SSSI condition assessments for SSSIs within the Borough</p> <p>Achievement of Biodiversity Action Plan targets</p> <p>Number and % of permitted developments providing:</p> <p>a) features of biodiversity value e.g. green/brown roof, living wall, native planting; and</p> <p>b) net gain in biodiversity</p>
<p>10) Protect and enhance the quality and character of Northampton's landscape and townscape.</p>	<p>Number and % of new and converted dwellings on previously developed land</p> <p>Number and extent of field boundaries affected</p> <p>Number of permitted developments within Conservation Areas</p>
<p>11) Conserve and enhance Northampton's historic environment, heritage assets and their settings</p>	<p>Number and % of Listed Buildings (all grades), Scheduled Monuments, Registered Parks and Gardens, Registered Battlefields, Places of Worship, conservation areas, locally listed heritage assets 'At Risk'</p> <p>% of Conservation Areas with an up-to-date character appraisal</p> <p>% of Conservation Areas with published management proposals</p> <p>Number of historic buildings repaired and brought back into use</p> <p>% of local authority area covered by historic characterisation studies</p> <p>Area of highly sensitive historic landscape characterisation type(s) which have been altered and their character eroded</p> <p>Number of major development projects that enhance the significance of heritage assets or historic landscape character</p> <p>Number of major development projects that detract from the significance of heritage assets or historic landscape character</p> <p>Improvements in the management of historic and archaeological sites and features</p> <p>% of planning applications for which archaeological investigations were required prior to approval</p> <p>% of planning applications where archaeological mitigation strategies (were developed and implemented)</p> <p>Number of actions taken in response to breach of listed building control</p>
<p>12) Minimise air pollution in and around Northampton, particularly in the AQMAs</p>	<p>NO<sub>2</sub> emissions</p> <p>NO<sub>2</sub> levels at existing designated AQMAs</p> <p>PM10 emissions</p> <p>Recorded traffic flows on A12 and A120</p>
<p>13) Encourage sustainable water management</p>	<p>Water cycle study capacity in sewerage and resources.</p> <p>Water use per household</p>
<p>14) Reduce the risk of flooding to people and property in Northampton</p>	<p>Residential properties flooded from main rivers</p> <p>Planning permission in identified flood zones granted permission contrary to advice from the Environment Agency</p>

SA objectives	Proposed monitoring indicators
	Incidences of flood warnings in site area Number or % of permitted developments incorporating SuDS
15) Encourage the efficient use of land in Northampton and protect its soils and mineral resources	Area of best and most versatile agricultural land in District Number or area of contaminated sites remediated Number and % of new and converted dwellings on previously developed land
16) Facilitate sustainable waste management	Non-recyclable waste generation per capita Recycling rates per capita Re-use of construction and demolition waste Number of planning applications for development within the 'Preventing land use conflict consultation buffer, Policy 30 Minerals and Waste Allocations of the adopted Northamptonshire Minerals & Waste Local Plan

## Chapter 9

### Next Steps

**9.1** Following consultation on the Submission Draft Round 2 Local Plan Part 2, it will be submitted to the Secretary of State to be examined by an independent Planning Inspector appointed by the Secretary of State. Assuming that the Local Plan Part 2 is found sound, and subject to modifications which may need to be subject to further SA work and public consultation, the Council will then adopt the Local Plan Part 2.

LUC

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