
Scoping Report

Fernwood
Neighbourhood
Development Plan
2016 - 2031

Fernwood Parish Council

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I Introduction

- 1.1 This Sustainability Appraisal Scoping Report has been produced in order to comply with European directive 2001/42/EC concerning Strategic Environmental Assessment (SEA) which was implemented under The Environmental Assessment of Plans and Programmes Regulations 2004. All land-use plans likely to have effects upon the environment are required to undergo this SEA process. National Planning Policy Guidance also states that “there is no legal requirement for a neighbourhood plan to have a sustainability appraisal as set out in section 19 of the Planning and Compulsory Purchase Act 2004. However, a qualifying body must demonstrate how its plan or order will contribute to achieving sustainable development. A sustainability appraisal may be a useful approach for doing this...”.
- 1.2 A full Sustainability Appraisal may not be carried out for the Fernwood Neighbourhood Plan in line with guidance quoted above.
- 1.3 The report also includes assessments of social and economic criteria alongside the environmental, which widens it to a full sustainability appraisal (SA). The report is therefore a requirement of legislation, whilst the Neighbourhood Plan itself is intended to secure the future sustainable development of Fernwood.
- 1.4 This Sustainability Appraisal (SA) is being used in the preparatory stage of plan production for two reasons. Firstly, undertaking the legally recognised process of SA/SEA will ensure that work will not be abortive. Secondly, the SA is widely regarded as best practice for producing balanced plans and represents a logical method of preparation.
- 1.5 This element of the SA is the ‘Scoping Report’ which provides an overview of the Neighbourhood Plan area using available data and local knowledge to provide the key sustainability issues affecting the area. The report then goes on to develop Sustainability Objectives which will then be used to appraise the Plan itself.

Methodology

- 1.6 The SA and SEA Screening of the Fernwood Neighbourhood Development Plan (the Plan) will follow the process advocated in the government guidance: “A Practical Guide to the Strategic Environmental Assessment Directive,” issued in September 2005 and “Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents,” issued in November 2005. This has recently been archived by the Department of Communities and Local Government (DCLG) and a note states that “The Development Plan Document (DPD) component of this guidance has been replaced by sustainability appraisal guidance for DPDs in the DCLG Plan Making Manual launched in September 2009. This guidance suggests the five stage (A-E) approach to SA shown in Table I.
- 1.7 The stages of the Fernwood Neighbourhood Plan SA are set out in the table below. It will be adapted accordingly to make it suitable for a Neighbourhood Plan. This Scoping Report covers tasks in Stage A as set out in Table I below

Table I: The Sustainability Appraisal Process

SA Stage A	
Stage A1	Identifying other relevant policies, plans and programmes
Stage A2	Collecting baseline information
Stage A3	Identifying sustainability issues and problems
Stage A4	Developing the SA objectives and framework
Stage A5	Consulting on the scope of the SA
SA Stage B	
Stage B1	Testing the Plan's objectives against the SA framework
Stage B2	Developing the Plan's options
Stage B3	Predicting the effects of the draft Plan
Stage B4	Evaluating the effects of the draft Plan
Stage B5	Considering the ways of mitigating adverse effects and maximising beneficial effects
Stage B6	Proposing measures to monitor significant effects of implementing the Plan
SA Stage C	
Stage C1	Preparing SA report
SA Stage D	
Stage D1	Public participation on the SA report and the draft Plan
Stage D2	Assessing significant changes
Stage D3	Making decisions and providing information
SA Stage E	
Stage E1	Finalising aims and methods for monitoring
Stage E2	Responding to adverse effects

Who has carried out this Sustainability Appraisal Scoping Report?

- 1.8 This SA of the Plan has been conducted and produced by the North Nottinghamshire Neighbourhood Planning Team working in conjunction with Fernwood Parish Council.

The Fernwood Neighbourhood Development Plan

- 1.9 The Neighbourhood Plan is in the earlier stages of pre-production and as such specific decisions are yet to be agreed and tested. The Neighbourhood Development Plan is being prepared in accordance with the Town & Country Planning Act 1990, the Planning & Compulsory Purchase Act 2004, the Localism Act 2011, the Neighbourhood Planning (General) Regulations 2012 and Directive 2001/42/EC on Strategic Environmental Assessment. The Plan will establish a Vision of the future of the area and set out how that Vision will be realised through planning and controlling land use and development up to 2030.

2 Links with other Plans and Strategies (Stage A1)

2.1 The Neighbourhood Plan must be in general conformity with the strategic policies of Newark & Sherwood District Council's (NSDC) Local Plan (made up of the Core Strategy Development Plan Document (DPD) and the Allocations & Development Management DPD) as well as the National Planning Policy Framework. Accordingly most of the plans and programmes outlined below are the relevant documents produced by NSDC for their Local Plan, together with others of direct relevance to the Parish of Fernwood.

- **The National Planning Policy Framework (NPPF):** The NPPF is a single document that contains guidance on all aspects of Planning Policy setting out the Government's support for sustainable development across the United Kingdom. It also sets out the requirements of Neighbourhood Plans and their relationship with Local Plans.
- **Core Strategy Development Plan Document (Core Strategy):** This document adopted in March 2011 provides an overview of the development and growth to occur in the District up to the year 2026, comprising the first part of the Local Plan. The document also includes a vision and objectives for the District and a number of Policies to help deliver the development and change identified. This document can be viewed using the following link, [http://www.newark-sherwooddc.gov.uk/5B4D3C20-E18F-4C61-AC0D-5F9EFCBD62A3/FinalDownload/DownloadId-1BCB46FC837C7425F242DA1E05CECEF7/5B4D3C20-E18F-4C61-AC0D-5F9EFCBD62A3/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/Adopted%20Core%20Strategy%20\(Low%20Res\).pdf](http://www.newark-sherwooddc.gov.uk/5B4D3C20-E18F-4C61-AC0D-5F9EFCBD62A3/FinalDownload/DownloadId-1BCB46FC837C7425F242DA1E05CECEF7/5B4D3C20-E18F-4C61-AC0D-5F9EFCBD62A3/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/Adopted%20Core%20Strategy%20(Low%20Res).pdf)

Fernwood is included in the main Newark Urban Area defined as the main built up areas of Newark, Balderton and Fernwood and is designated as a Sub-Regional Centre, and as a result is identified as a focus for much of the growth within the District. The Newark Urban Area is identified as the main location for new housing and employment growth in the District that over the period 2006-2026 must deliver 70% of housing provision and 150-157hectares of employment land.

Table 2 on the following page identifies the Policies contained in the Core Strategy that directly relate to the Plan area. Particular attention should be paid to Policy NAP 2C that identifies Fernwood as a “strategic site for housing (in the region of 3,200 dwellings, 2,200 of which to be constructed in the plan period to 2026); a high quality landscaped B1 Business Park for individual regional and national HQ and high tech businesses (15 hectares); a local centre, comprising retail, service, employment and community uses; and associated green, transport and other infrastructure.”

Table 2: Core Strategy Policies

Core Strategy Section	Relevant Policies
Spatial Policy	SP 1, SP 2, SP 5, SP 6, SP 7, SP 8, SP 9
Core Policies	CP 2, CP 3, CP 4, CP 6, CP 8, CP 10, CP 12, CP 13, CP 14
Area Policies	NAP 1, NAP 2C, NAP 3, NAP 4

- **Allocations & Development Management DPD (Allocations & DM DPD):** This document adopted by Newark & Sherwood District Council (NSDC) in July 2013 comprises the second part of the Local Plan for the area. This document allocates land for new housing, employment and other development in the main settlements in the District. It also includes Development Management policies that will be used by Officers at NSDC when considering Planning Applications. The document is available to view using the following link, [http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/allocationsdevelopmentmanagementoptionsreport/adoption/Adopted%20Allocations%20&%20Development%20Management%20DPD%20\(Low%20Res\).pdf](http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/allocationsdevelopmentmanagementoptionsreport/adoption/Adopted%20Allocations%20&%20Development%20Management%20DPD%20(Low%20Res).pdf).

No sites in the NP area are allocated directly in this document due it already being identified as an important strategic site within the Core Strategy.

- **Gypsy & Traveller DPD:** NSDC are currently preparing a Gypsy & Traveller DPD for the District, this will seek to allocate land for housing for the Gypsy & Traveller community. A 'Preferred Strategy' was consulted on between the 23rd February - 6th April 2015 and the results of this will be used in producing the final document.

Key Supporting Documents

2.2 The documents listed below are the key supporting documents used to create the Local Plan by NSDC; they therefore will also be useful in producing the Neighbourhood Plan.

- **Annual Monitoring Report 2014:** The Annual Monitoring Report (AMR) was produced by NSDC and covers the period from the 1st April 2013 to the 31st March 2014. This document measures the progress towards achieving the policies and targets laid out in the Local Plan for the District in the Core Strategy and Allocations & DM DPD. The AMR is produced every year by NSDC and the 2015 version is expected to be available shortly, The 2014 AMR can be viewed using the following link, <http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/monitoringreports/annualmonitoringreports/Annual%20Monitoring%20Report%202013-2014.pdf>

The AMR incorporates the findings of several other key supporting documents; these are the **Strategic Housing Market Assessment, 5 Year Land Supply Statement, Employment Land Availability Study** and **Retail Monitoring Report**. All these documents are available to view using the following link, <http://www.newark-sherwooddc.gov.uk/monitoring/>

With regards to the NP area, the most relevant Policy of the Core Strategy that is measured in the AMR is NAP 2C. It is stated that although development of this strategic site has progressed slower than initially hoped, an application for 950 new homes is currently being determined by NSDC and “*activity within the local housing market has restarted and further progress on applications’ is anticipated shortly*”.

- **Infrastructure Delivery Plan:** The Infrastructure Delivery Plan (IDP) was adopted by NSDC in May 2010; this document provides an overview of current infrastructure in the District as well as identifying shortfalls in infrastructure in relation to the proposed growth outlined in the Local Plan. The document is available to view using the following link, <http://www.newark-sherwooddc.gov.uk/evbase/infrastructuredeliveryplan/>

The IDP identifies several shortfalls in the NP area that would need to be addressed to allow the growth outlined in the Local Plan to come forward, these involve; the need for a new primary school in the area as the current supply is oversubscribed, a key missing cycle link between the southern side of Newark on Trent and Fernwood/Balderton, the need for a new cycle route between Balderton and the Fernwood Business Park, an insufficient network capacity within the existing strategic water supply network around Fernwood and the need for new Primary Substations (or extension to existing Primary Substations) to accommodate the projected growth within Fernwood.

Supplementary Planning Documents (SPD)

- 2.3 These documents provide further support and advice on the Policies contained in NSDC Local Plan; they can be viewed using the following link, <http://www.newark-sherwooddc.gov.uk/spds/>, and are listed below.

- **Affordable Housing SPD**
- **Conversion of Traditional Rural Buildings SPD**
- **Developer Contributions & Planning Obligations SPD**
- **Householder Development SPD**
- **Landscape Character Assessment SPD**
- **Shopfronts and Advertisements Design Guide SPD**
- **Wind Energy SPD**

Current Planning Applications

2.4 Following Fernwood's identification as a strategic site in NSDC 2011 Core Strategy several Planning Applications have come forward to deliver the development outlined for the area.

- **I4/00465/OUTM:** Proposed residential development for up to 950 dwellings and associated facilities (Education & Recreation) infrastructure and utilities; application for outline planning permission (including access) - Land North & East Of Fernwood West & East Of Spring Lane/Hollowdyke Lane South Of A1 And West Of Railway Line Fernwood Nottinghamshire.

This application is still being considered by NSDC and can be viewed using the following link, <https://publicaccess.newark-sherwooddc.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=N2BHFULB04Q00>

- **I1/01355/FULR3N:** Erection of 210¹ place primary school (in two phases) with associated sports field, outdoor play space, car parking, lighting, sprinkler tank and landscaping - Field Reference Number 8251 Hollowdyke Lane Fernwood Nottinghamshire.

This application was granted by NCC in March 2013 and can be viewed using the following link, <https://publicaccess.newark-sherwooddc.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=LSHPRPLB04F00>

¹ It is believed the 210 place primary school is likely to be enlarged

3 Current State of the natural, social and economic environment (Stage A2)

- 3.1 The following part of the document provides a snapshot of the current social, environmental and economic status within the Fernwood Neighbourhood Plan area. Evidence is mostly drawn from the Census data, Office of National Statistics and information produced by Newark & Sherwood District Council. In addition to this, evidence gathered by various members of the Neighbourhood Plan Steering Group has also been utilised.
- 3.2 The themes included in the below approach have been identified from the other Plans and Strategies in Section 2 of this document, as well as the suggestions in the SEA directive itself.
- 3.3 The baseline information provided on each theme in this section covers the Stage A2 of this Scoping report, also provided in this section is the implications for the Plan with regards to any data provided for each theme, therefore also covering Stage A3 of the SA process.

Overview of the Plan Area

- 3.4 Fernwood is located in the east of the Newark & Sherwood District just to the south-east of the market town of Newark-on-Trent (pop 27,700²) as visible in **Figure 1** on the following page. The A1 runs vertically through the centre of the Plan area with a junction directly serving the village of Fernwood itself.
- 3.5 The NP area visible in **Figure 2** shares the same boundaries of the Parish of Fernwood. The area includes the village of Fernwood, which consists of a residential estate constructed on the sight of the old Balderton Hospital. As well as significant areas of green field land surrounding the village itself, as well as on the western side of the A1. Fernwood Business Park is also located on the western side of the A1; this is a planned 104.5 acre site, the first 38 acre phase of which is currently underway with some business already on site. The majority of the rest of the Plan area is rural with the primary land use being agricultural.
- 3.6 The total population of the Plan area is 2,190 (2011 Census). The Parish of Fernwood was created following the initial development of new housing at the site in May 2008.
- 3.7 To the northern boundary of the Plan area is the village of Balderton (pop 9,757³) a suburb of Newark-on-Trent, the north-eastern border of the NP area is comprised of the East Coast main railway line that runs between London and Edinburgh. The rest of the eastern border of the NP area is made of a narrow body of water named Shire Dyke which then runs westerly and also acts as the southern border for the area. The western boundary of the NP runs along Grange Lane and is mainly agricultural land.

² 2011 Census data obtained from www.neighbourhood.statistics.gov.uk/

³ As above

Figure I: Fernwood Neighbourhood Area in Newark & Sherwood

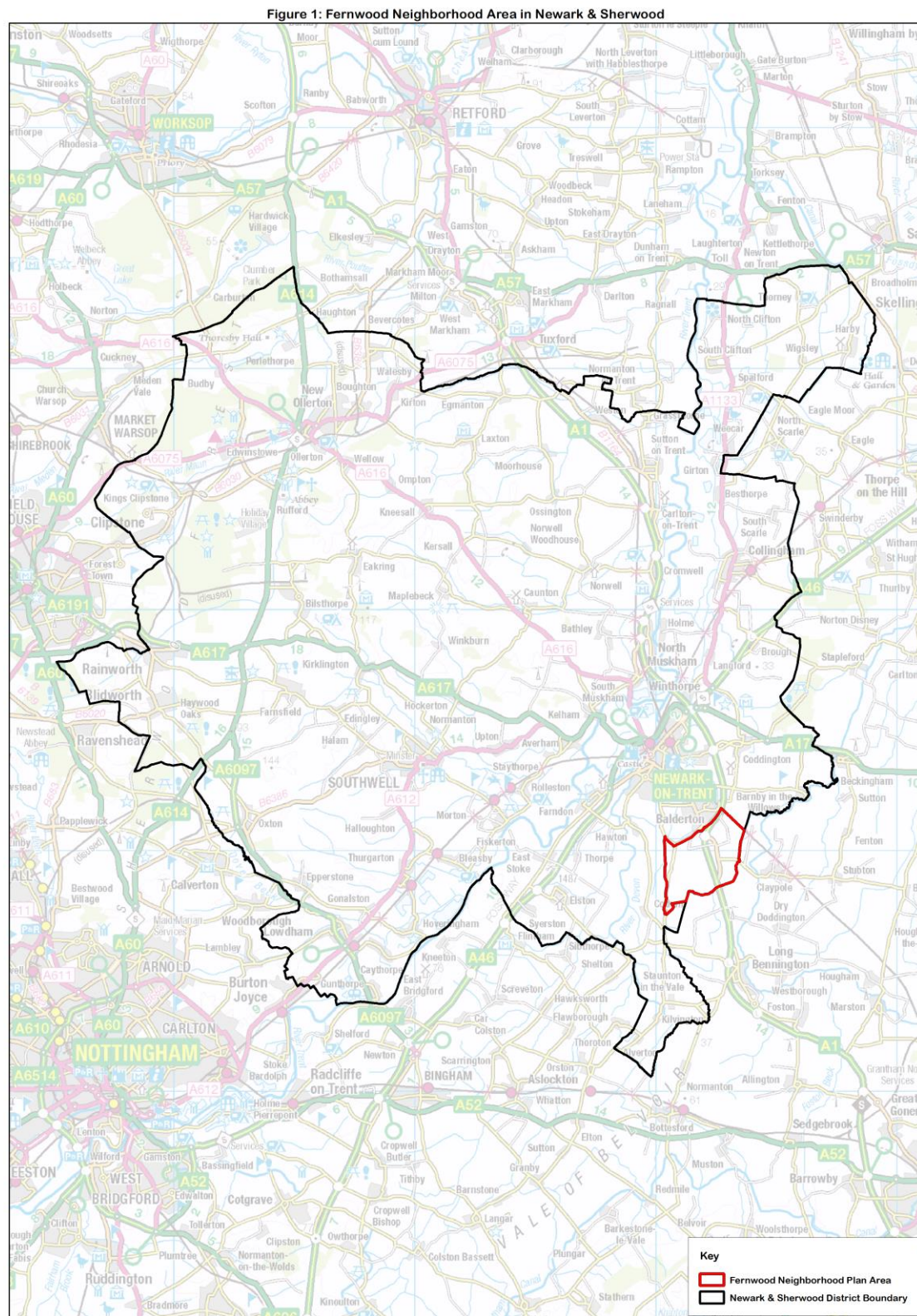
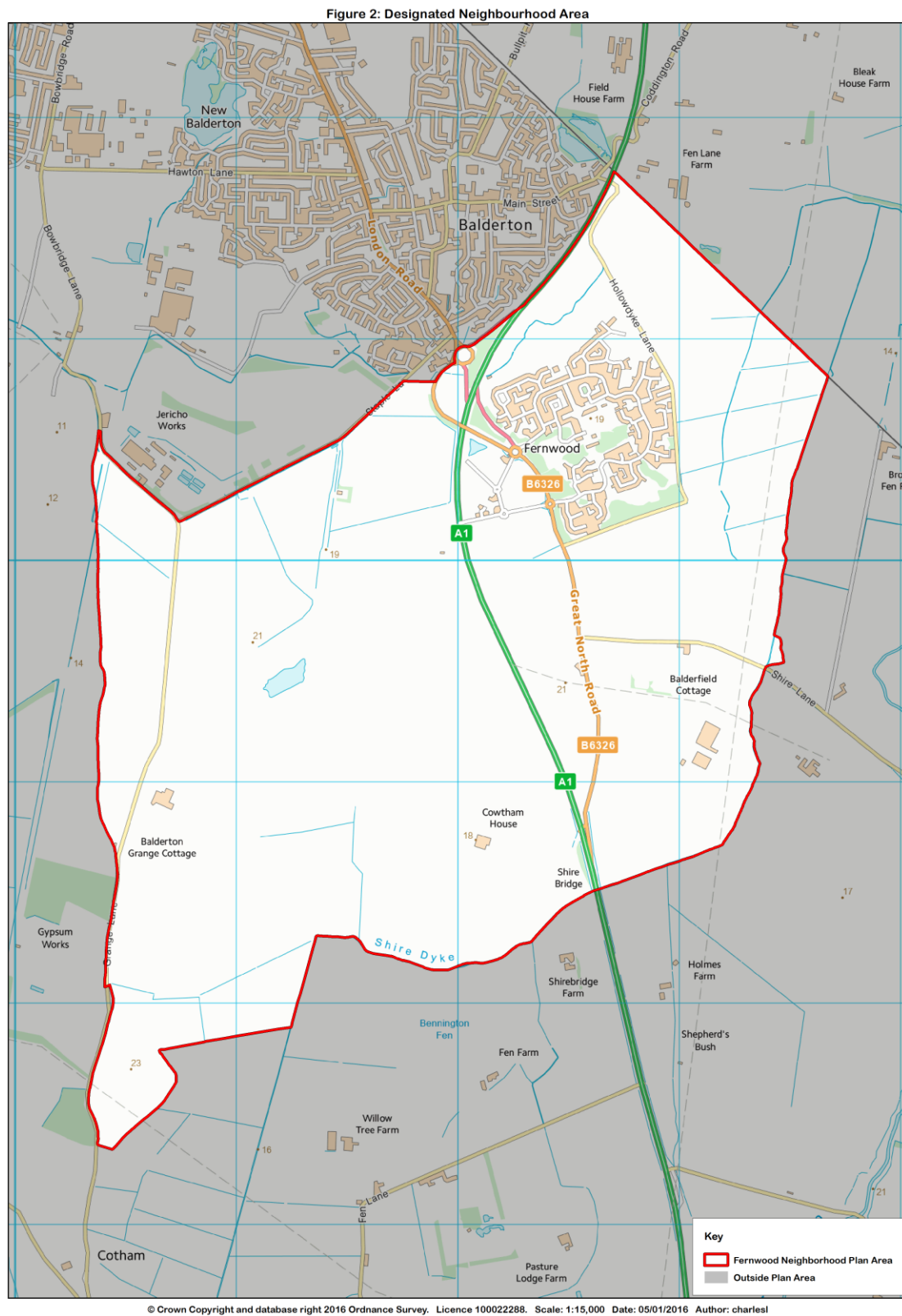


Figure 2: Designated Neighbourhood Area



Connectivity

- 3.8 The Plan area is well serviced in terms of physical infrastructure and benefits from good connectivity to key national transport links, particularly for north-south travel. The A1 runs vertically through the Plan area and two junctions from the A1 exit into the Plan area, one just over the southern border, and one just to the west of the village of Fernwood itself, accessible in under 2 minutes. Access to the market town of Newark-on-Trent to the north is provided by the B6326 accessible in 10 minutes. However, the A1 south bound exit from the village will have its right turn removed, in effect giving residents no other direct route to Newark other than the existing bridge or under the flyover on Hollowdyke/Spring Lane which will be blocked off to private vehicles.
- 3.9 The larger urban settlements of Nottingham and Lincoln are both accessible from the NP area and are approximately 20 miles and 30 miles away respectively. The East Coast mainline railway runs along the eastern edge of the Plan area, the nearest station for this line is the Newark North Gate station which is accessible in 15 minutes. Nottingham Castle Station can also be reached in a 15 minute drive from the Plan area; this station serves the Nottingham-Lincoln line.

Implications for the Neighbourhood Plan

The Fernwood Neighbourhood Plan must look to promote and support sustainable development and growth in the Plan area; this must also be directed towards supporting the role of the village as an important provider of facilities and services for the local population, as well as a key commuter base for people working in Newark-on-Trent as well as Nottingham and Lincoln. A strategic outlook should be adopted when producing Policies for the Plan in terms of their overall impact and any secondary or cumulative impacts that may occur and affect the sustainability of the area, as well as the neighbouring areas to the Plan and its position within the Newark Urban Area.

As Fernwood is identified as a key strategic site within NSDC Local Plan and as both the Core Strategy and Allocations document are both adopted the levels of development that must be delivered in the Neighbourhood Plan have already been determined. The Neighbourhood Plan could allocate sites in the area for development in agreement with NSDC in addition to those already identified, or ensure that when the identified sites comes forward, appropriate Policies are in place to deliver the types and nature of development that the local community of the Plan area wish to see.

Fernwood does have access to a range of local services, facilities and employment opportunities due to its proximity to the larger settlement of Newark-on-Trent. However locally provision is currently minimal. The Neighbourhood Plan should work to protect those assets in the Plan area that are present and valued by the local community and provide further facilities, services and employment opportunities identified as needed in the area that are not already being delivered as part of NSDC Local Plan.

The Plan area benefits from an excellent access to the wider strategic road network. The access to the A1 should be utilised in promoting the area as a well-connected and accessible location to live and work. Some issues are expected however with regards to changes planned for the local road network that will impact on access to Newark.

Social Environment⁴

Demographics

- 3.10 The demographics of the Plan area are an important factor to consider in the production of the Neighbourhood Plan. As the age structure of the population plays an important role in determining what development is required, such as; the type of housing, what kind of local facilities are needed and also what and how many employment opportunities the Plan should potentially support. Some key points in relation to the demographics of the Plan area, obtained from the most recent available data are provided below in a table format for ease of use. This is then compared with levels for the whole of the District of Newark & Sherwood as well as national figures for the whole of England.

Total Population

2011	NP Area	N&S District	East Midlands	England
Total Population	2,190	114,817	4,533,222	53,012,456

Population Age Breakdown

2011	NP Area	N&S District	East Midlands	England
Total Population	2,190	114,817	4,533,222	53,012,456
0 - 15	24.4%	18.1%	18.4%	18.9%
16 - 29	19.4%	15.3%	18.2%	18.8%
30 - 44	31%	19%	19.8%	20.6%
45 - 59	15.5%	21.3%	20%	19.4%
60 - 64	3.2%	7.2%	6.4%	6%
65+	6.5%	18.2%	17%	16.4%

⁴ All data used is obtained from the 2011 Census from neighbourhood.statistics.gov.uk

Implications for the Neighbourhood Plan

This data on the demographics of the Plan area has several implications for the Neighbourhood Plan. The total population of the Plan area is 2,190 spread over the entirety of the area. As the NP area is identified as a key strategic area of growth for Newark & Sherwood, this figure is likely to substantially increase over the coming years, consequentially; the NP should ensure that this likely increase does not adversely affect the sustainability of the area. This can be achieved by ensuring Policies in the NP support proposals that are working to deliver sustainable development, and ensure that necessary services and any associated infrastructure are provided with any new housing provision, the provision of accessible local employment opportunities are also an important aspect in achieving this.

The data presented above suggests that the population of the Plan area has a notably younger population than that found at the District, Regional and National level, 74.9% of the population at the time of the 2011 Census were aged 45 or younger. This figure should be taken into account by the Neighbourhood Plan and should inform policies produced aimed at the provision of facilities, services and housing within the NP area. With an emphasis needed for those that will support the current demographics of the NP area, as well as its future population for the timescale of the Plan.

Health & Well-being

- 3.11 The health and well-being of local residents is clearly of up most importance, data on this theme can be used to determine the current state of the local population with regards to health and well-being. This data will highlight, if any, noteworthy issues with the health and well-being of the local population that the Plan may attempt to address.
- 3.12 When the Plan is reviewed in the future, new data for this theme could be compared to the data provided below to monitor if the Plan is having any positive or negative impacts on the health and well-being of local residents.

General Health

2011	NP Area	N&S District	East Midlands	England
Total Population	2,190	114,817	4,533,222	53,012,456
Good / Very Good Health	90.1%	79.5%	80.4%	81.4%
Bad / Very Bad Health	1.9%	5.9%	5.5%	5.4%

Long Term Health Problem or Disability

2011	NP Area	N&S District	East Midlands	England
Total Population	2,190	114,817	4,533,222	53,012,456
Day-to-day Activities Limited a Lot	4.7%	9.6%	8.7%	8.3%
Day-to-day Activities Limited a Little	4.9%	10.8%	9.9%	9.3%
Day-to-day Activities Not Limited	90.4%	79.7%	81.4%	82.4%

Households in Deprivation

- 3.13 Another measurement that can be used to assess the health and well-being of the local residents of the Plan area is by looking at the amount of households that fall into any of the deprivation dimensions. There are four deprivation dimensions, these are: employment; education; health and disability and housing.

2011	NP Area	N&S District	East Midlands	England
All Households	865	48,773	1,895,604	22,063,368
Household is Not Deprived in Any Dimension	66.9%	43.4%	42.8%	42.5%
Household is Deprived in 1 Dimension	26.2%	32.5%	32.4%	32.7%
Household is Deprived in 2 Dimensions	5.9%	19.4%	19.6%	19.1%
Household is Deprived in 3 Dimensions	0.9%	4.4%	4.8%	5.1%
Household is Deprived in 4 Dimensions	0%	0.3%	0.4%	0.5%

Community Facilities & Services

- 3.14 Some existing services are present in the area associated with the initial build of homes in the area, these consist of: village hall, sports pitch and courts, shops, nursery & a primary school.
- 3.15 With regards to planned future amenities and services to be provided from current planning permissions – the only new services will be a proposed bus service (originally proposed for Fernwood Central some 12 years ago) and some sporting venues/greens. The North build will be expected to use the existing Fernwood Central services and facilities that have only been planned to accommodate the needs of just the Central housing development, and not another 950 homes.

Implications for the Neighbourhood Plan

Although the Plan cannot directly address the issues raised above, it can possibly work towards maintaining and improving influences that may have an indirect effect on the health and well-being of the local population. This can be done by ensuring that important local facilities and environmental assets are protected and where possible improved. The figures above suggest that the health and well-being of local residents of the Plan area is significantly better than that of the population of the District of Newark & Sherwood and Regional & National figures.

In addition to this, a key role of the Neighbourhood Development Plan is, by the promotion of sustainable development, to facilitate the growth and development of the area through the provision of high quality new homes for local people as well as the provision of accessible local employment opportunities. This should in turn, result in an improvement to the health and well-being of the local population and when the Plan is reviewed, the figures above will have not decreased.

The NP area does currently have a small range of services and facilities serving the local community however the planned growth of the area through current permissions is not expected to provide a significant amount of further facilities. The Neighbourhood Plan should ensure that where appropriate existing services and facilities are protected and developed to ensure they can continue to serve the future population. The Neighbourhood Plan should also identify where further facilities and services are needed, particularly as a result of significant growth planned for the area and support the development and provision of these.

Housing⁵

- 3.16 The Fernwood Neighbourhood Plan is a plan produced by, and to benefit local residents, both current and future. Therefore the Plan should ensure that any new housing provided in the area, is of a size and type that is needed, and is situated in sustainable locations.
- 3.17 Providing information on where and how in what circumstances these people live is therefore an essential part of the SA Scoping Report. This will allow for any potential future housing provided in the area to be in keeping with the current housing stock, as well as providing for any potential future demand and addressing existing shortfalls. Currently available housing data provides a breakdown of the current housing provision in the area, some key points follow below.

Housing Type

2011	NP Area	N&S District	East Midlands	England
Total Dwellings	865	48,773	1,895,604	22,063,368
Detached	37.5%	38%	32.5%	22.4%
Flats	16.8%	7.7%	11.1%	21.2%
Semi-Detached	14.7%	37.5%	35.5%	31.2%
Terraced	31%	16.2%	20.4%	24.5%

⁵ All data used, unless stated otherwise is obtained from the 2011 Census from neighbourhood.statistics.gov.uk

Housing Tenure

2011	NP Area	N&S District	East Midlands	England
Total Dwellings	865	48,773	1,895,604	22,063,368
Owner Occupied (outright)	10.9%	35.7%	30.8%	29.2%
Owner Occupied (with mortgage/loan)	59.2%	35%	40.8%	38.9%
Social Rented	2.3%	14.4%	17.5%	19.3%
Private Rented	23.9%	12.9%	8.3%	10%
Living Rent Free	0.1%	1.5%	2%	2%

Housing Size

2011	NP Area	N&S District	East Midlands	England
Total Dwellings	865	48,773	1,895,604	22,063,368
1 Bedroom	3.5%	5.6%	8.1%	11.8%
2 Bedrooms	26.5%	22.5%	26.5%	27.9%
3 Bedrooms	31.3%	49%	45.4%	41.2%
4 Bedrooms	23.9%	16.9%	15.4%	14.4%
5+ Bedrooms	14.6%	5.8%	4.4%	4.6%

Housing Prices

- 3.18 The price of housing in the Plan area including housing currently for sale and recent sales is a key indicator of the performance of the housing market as well as the affordability of the area. These figures are provided on the following page along with figures for the larger urban settlements in closest proximity to the NP area, these being Newark-on-Trent and Lincoln where available.

Housing Prices continued

Settlement	Properties Sold ⁶ (June 2014 - June 2015)	TOTAL	Average Sale Price ⁷ (June 2014 – June 2015)		Average Asking Price ⁸ (currently for sale)	TOTAL
NP Area	Detached: 19 (31.1%) SD: 12 (19.7%) Terrace: 21 (34.4%) Flat: 9 (14.8%)	61	£182,917		£243,246	19
Newark-on-Trent	Detached: 150 (25%) SD: 186 (31.1%) Terrace: 223 (37.2%) Flat: 40 (6.7%)	599	£146,360		£207,538	159
Lincoln	Detached: 482 (27.2%) SD: 500 (28.2%) Terrace: 630 (35.5%) Flat: 162 (9.1%)	1,774	£152,205		£178,157	426

⁶ Obtained from *rightmove.co.uk* (29/07/2015)

⁷ As above.

⁸ Obtained from *zoopla.co.uk* (29/07/2015)

Implications for the Neighbourhood Plan

A key role of the Plan is to ensure the delivery of high quality new housing in the area that is accessible to local people. New housing developments are the most direct way of bringing new people into the area allowing it to grow and develop in a sustainable manner. This is highly likely to occur in the Plan area regardless of the NP due to NSDC Local Plan and current planning applications in the Plan area. The NP should however work to ensure this housing is of a good quality and provides a good mix of housing types and sizes for the area.

There are a noticeably lower level of semi-detached properties in the Plan area when compared to levels at the Regional and National scale; however the levels of terraced housing are higher. The provision of a well-balanced housing mix is a key component in ensuring the sustainability of areas therefore the NP should analyse this housing mix in more depth and where possible address any issues by encouraging housing types needed by the local community.

With regards to housing tenure, owner occupied properties dominate the NP housing supply, these figures should be supported by the NP by ensuring that any future housing delivered in the Plan area is provided at a value affordable to local people. The levels of socially rented properties in the Plan area as of 2011, is substantially lower than those at the Regional and National level, the provision of socially rented housing in the area is important, particularly for those members of the local community who are not able to purchase market properties. The NP should ensure these low levels are not due to a lack of supply and more to do with local demand, however the NP should encourage the provision of affordable housing in the area for local residents in need. Affordable housing will be delivered in the area through the existing planning permissions under policies contained in NSDC Local Plan so it is expected this figure will change in the near future.

There are a noticeably higher amount of larger properties (4/5+ bedroom) in the Plan area particularly when compared to regional and national levels. As has been previously been stated the provision of a well-balanced housing mix is a key component in ensuring the continued sustainability of an area, therefore where possible the NP should address issues by encouraging housing types needed by the local community, as well as those needed to address any unbalance in the current supply, whilst sympathetically reflecting the nature of the current Central build.

The average sale price and average asking price of properties currently for sale in the NP area are significantly higher than the figures for Newark-on-Trent & Lincoln; this is to be expected when taking into consideration the location of Fernwood, as well as the fact that the current housing mix in the area is significantly weighted towards larger properties.

The commissioning of a Housing Needs Survey would allow for the identification of current housing needs in the Plan area and allow the NP to plan to provide any such identified types of housing such as affordable housing for first time buyers, as well as properties suitable for downsizing if required.

Natural Environment

- 3.19 The NP area benefits from a high quality natural environment consisting of several woodland areas, wildlife sites, Public Rights of Way (PROW) and numerous open spaces. These important features can be considered as being environmental assets.

Green Space Strategy

- 3.20 The most recent Green Space Strategy produced by Newark & Sherwood District Council is now somewhat dated being adopted in 2007 and only running until 2012. This report contained details of all current provision of open spaces in the District including information on their current quality, before going on to provide recommendations for needed future provision of open spaces across the District. This document can be found using the following link, <http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/openspaceandgreeninfrastructure/greenspacesstrategy/Green%20Spaces%20Strategy%20-%20DONE.pdf>

Green Space Improvement Plan

- 3.21 In addition to this document N&S District Council have also adopted a Green Space Improvement Plan for Fernwood in March 2010, this document provides further information on the current deficiencies and surpluses in supply of green spaces in the NP area. This document confirmed the results of the Green Space Strategy that there is a notable level of deficiencies in supply of Green Spaces in the NP area and goes on to suggest how these deficiencies will be addressed. This Improvement Plan is available to view using the following link, <http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/openspaceandgreeninfrastructure/communitygreenspaceimprovementplans/Fernwood.pdf>

Green Infrastructure Strategy

- 3.22 NSDC produced 'A Green Infrastructure Strategy for Newark & Sherwood' that was adopted in February 2010; this document was produced "*responding to the need to plan for predicted growth, to enhance quality of life and to ensure environmental sustainability in the District for generations to come.*" As such it works to deliver the identified growth in the Local Plan in a sustainable manner, the document is available to view using the following link, <http://www.newark-sherwooddc.gov.uk/4ECC8958-E7B3-48F2-9EBC-76E30B7B88CD/FinalDownload/DownloadId-423D4242694ADF29943D4E24BEB7BD73/4ECC8958-E7B3-48F2-9EBC-76E30B7B88CD/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/openspaceandgreeninfrastructure/greeninfrastructurestrategy/CSEBI8%20Green%20Infrastructure%20Strategy.pdf>
- 3.23 As with the Local Plan, Fernwood is included in the Newark Urban Area in the Strategy, key actions are provided to improve the green infrastructure across the Plan area covering areas such as; key strategic routes, biodiversity enhancement corridors and gateways amongst others.

Sites of Importance for Nature Conservation (SINC's)

3.24 There are 7 Sites of Importance for Nature Conservation (SINC's), commonly referred to as Local Wildlife Sites, in the Plan area. Local Wildlife Sites are places that are of at least county-level importance for the wildlife they hold. Local Wildlife Sites in the Plan area are identified on **Figure 3** on the following page.

3.25 For each SINC, the Nottingham Biological and Geological Record Centre (NBGRC) keep information on the site's wildlife interest together with a map showing the site boundary. The sites found within the NP area and those that border the area are listed below.

- **Cowtham House Arable (13.399ha)**
- **Grange Lane Drain (0.189ha)**
- **Hawton Tip Grassland (12.314ha)**
- **Mineral Line, Cotham (9.306ha)**
- **Shire Dyke, Balderton (3.751ha)**
- **Shire Dyke, Balderton South (2.208ha)**
- **Staple Lane Ditch (0.128ha)**

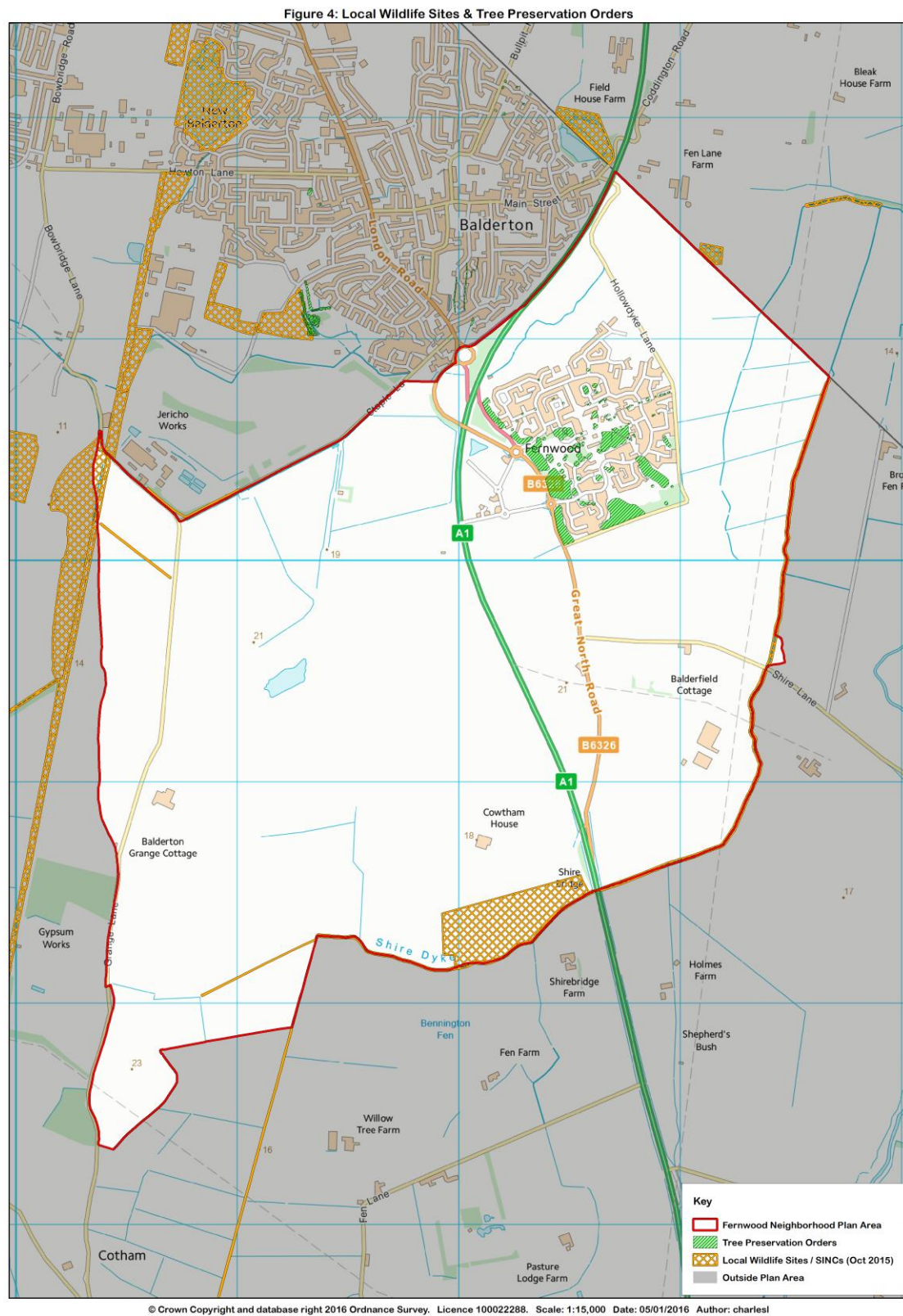
Sites of Special Scientific Interest (SSSI)

3.26 A Site of Special Scientific Interest (SSSI) is land which is designated as being of special interest by reason of any of its flora, fauna, geological or physiographical features. SSSI are designated by Natural England and usually contain the best examples of particular habitats in the region. There is however no SSSI sites within the Plan area.

Tree Preservation Orders

3.27 A Tree Preservation Order is an order made by a local planning authority in England to protect specific trees, groups of trees or woodlands in the interests of amenity. A number of these are present across the Plan area; these are also shown on **Figure 3** on the following page.

Figure 3: Local Wildlife Sites, SSSI & Tree Preservation Orders



Habitat Regulations Assessment

- 3.28 Natura 2000 sites are a network of sites spanning Europe that are considered to represent natural habitats of the highest value for nature conservation. The sites can be important for plants and animals that are rare or considered threatened in a European context. The network of sites was established under the 1992 Habitats Directive⁹ and 1979 Birds Directive¹⁰ and consist of Special Areas of Conservation (SACs) and Special Protection Areas (SPAs). These sites are often simply referred to as 'European Sites'. SACs are designated for their importance for habitats while SPAs are designated for their importance for birds.
- 3.29 There have been no European Sites identified within the Plan area and no sites that lie within 15km of its boundaries. Natural England are currently considering the designation of Sherwood Forest as a SPA, Newark and Sherwood DC commissioned a report into the potential impacts of this designation when preparing their Local Plan, <http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/allocationsdevelopmentmanagementoptionsreport/optionsreport/Habitat%20Regulations%20Assessment%20App%20C.pdf>.

Landscape Character Assessment

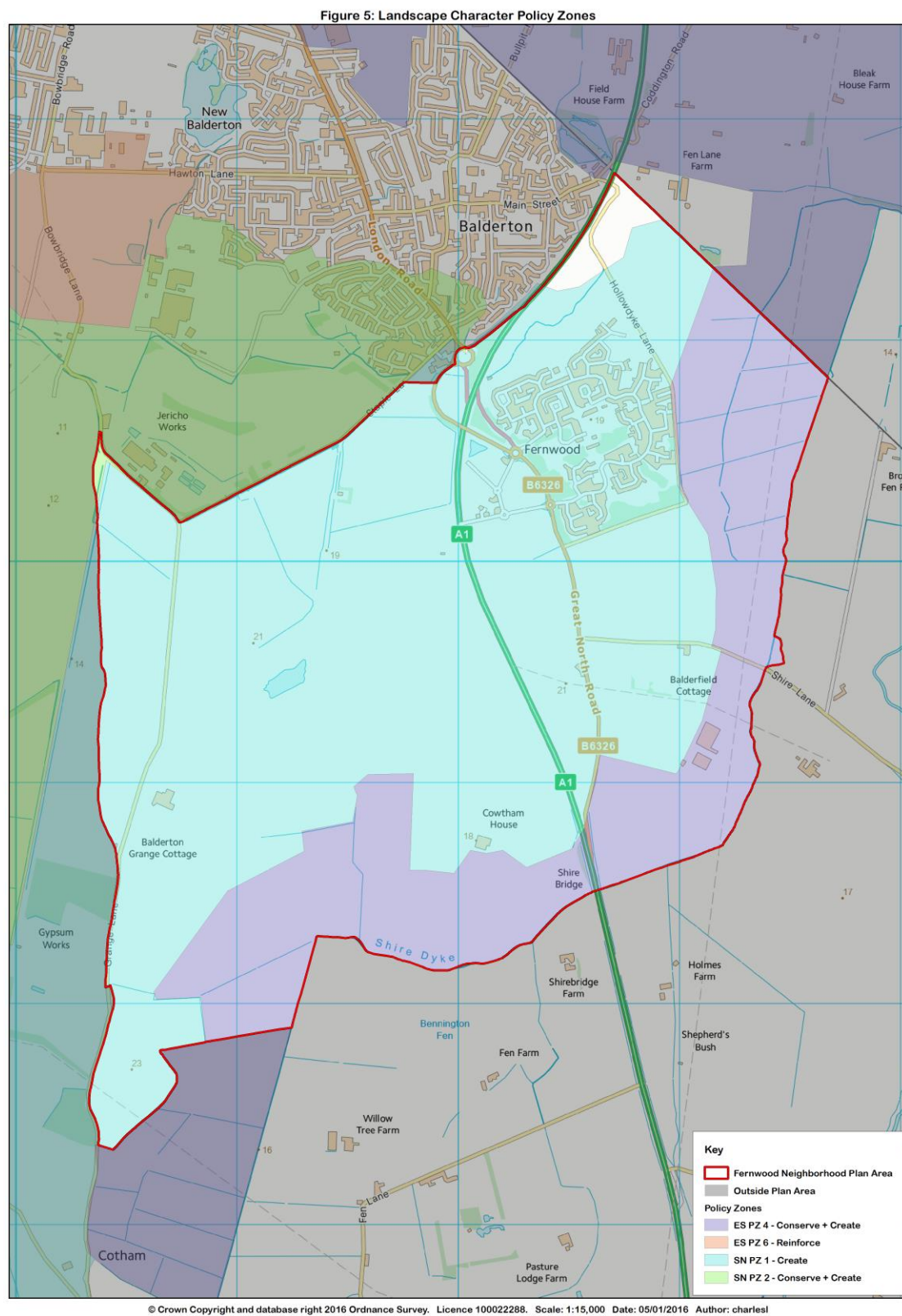
- 3.30 The Greater Nottingham Landscape Character Assessment produced in June 2009 separates the geographical area into separate Policy Zones relating to its distinct character, which is then assessed in terms of its condition and sensitivity. The Plan area falls within the South Nottinghamshire Farmlands character area.
- 3.31 The South Nottinghamshire Farmlands character area is described as containing “*some of the finest quality agricultural land in the County. The drainage and cultivation of the alluvial levels in the south and north-east of the region have served to reinforce this arable tradition. The pre-eminence of arable cultivation is now one of the most important factors in determining the region’s overall character: over 80% of the farmland is under arable cultivation*”. The specific Policy Zones in the South Nottinghamshire Farmlands character area that cover the Plan area are listed below. **Figure 4** on the following page shows these Policy Zones over the NP area.

- **Policy Zone SN08: Cotham Village Farmlands** - the landscape condition of this Policy Zone is identified as being very poor and the landscape sensitivity as very low, the recommended action is therefore to create new landscape features alongside any new development to improve the landscape.
- **Policy Zone SN09:** As this landscape largely falls within the South Kesteven Character Assessment, Trent and Belvoir Vale character area, please refer to this for further information, <http://www.southkesteven.gov.uk/4ECC8958-E7B3-48F2-9EBC-76E30B7B88CD/FinalDownload/DownloadId-49EAFDE5F7C17E722ED65E988E7E8E92/4ECC8958-E7B3-48F2-9EBC-76E30B7B88CD/CHttpHandler.ashx?id=2117&p=0>

⁹ Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora.

¹⁰ Council Directive 79/409/ECC on the conservation of wild birds (as amended and subsequently codified in Directive 2009/147/EC).

Figure 4: Landscape Character Policy Zones



Flooding

- 3.32 Some areas of river flooding are present in the Plan area as can be seen in Figure 5 on the following page. The eastern border of the Plan area is largely covered by areas that have the potential to flood.
- 3.33 Flood Zone 3 represents land that has a 1 in 100 or greater annual probability of river flooding while Flood Zone 2 covers land having between a 1 in 100 and 1 in 1,000 annual probability of river flooding,

Public Rights of Way (PROW)

- 3.34 The Plan NP area has a limited number of PROW, current routes that are found in the Plan area are identified on **Figure 6**. A number of future routes are planned for the area but these are still not clearly defined since build proposals are only in outline.

Figure 5: Flooding Zones

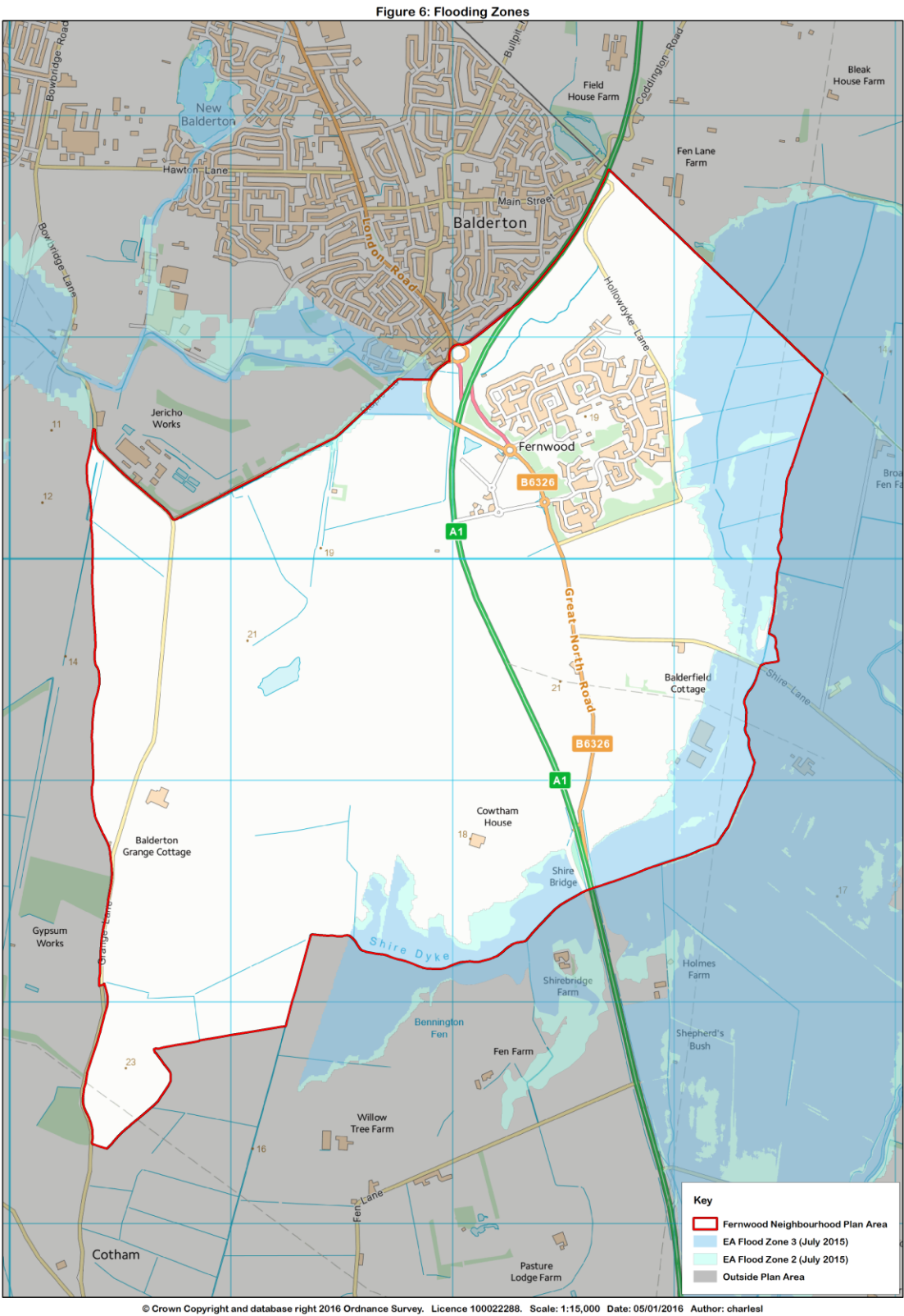
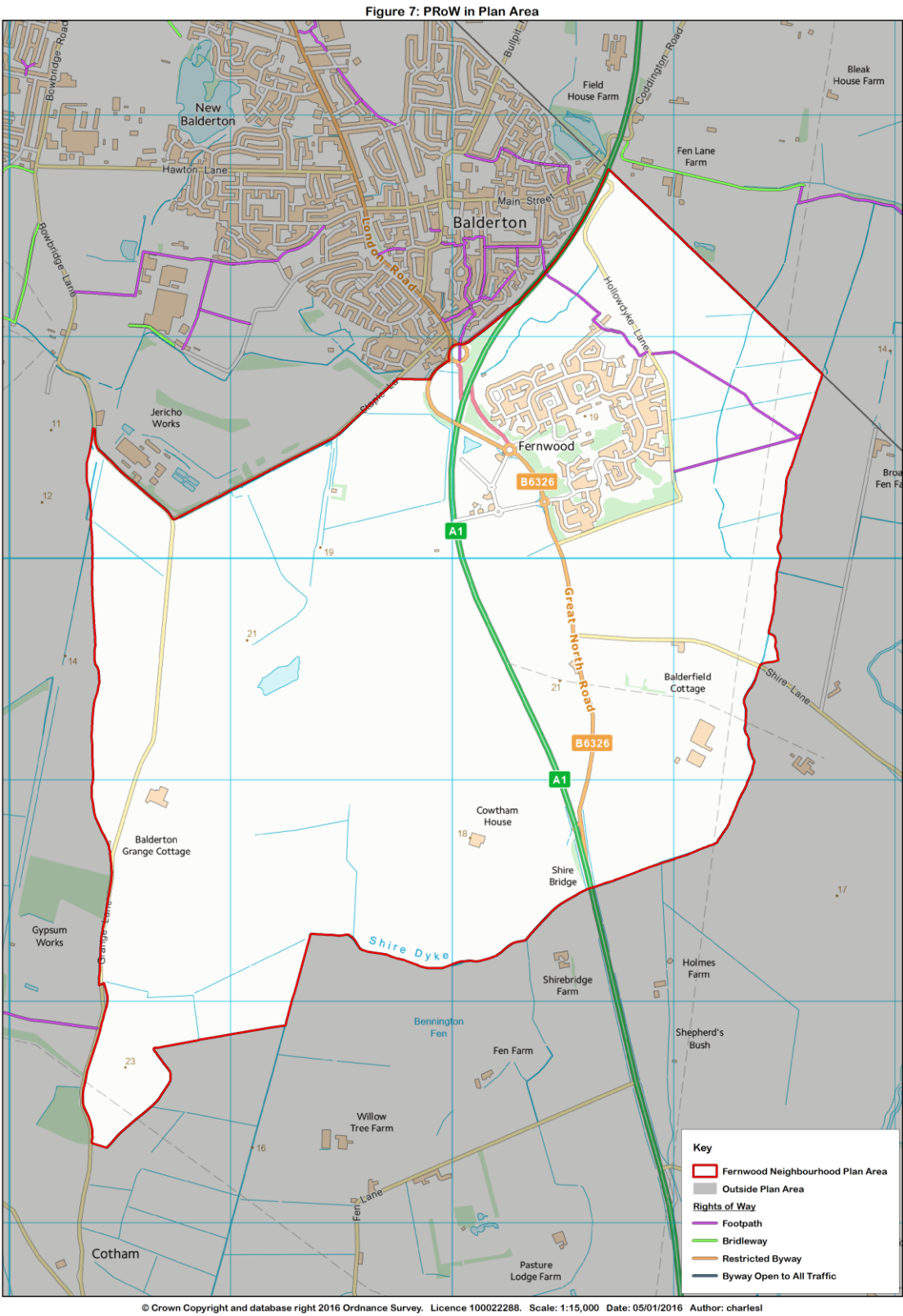


Figure 6: PROW in Plan Area



Heritage

- 3.35 As the Plan area is mostly comprised of areas of new housing development, there are no identified heritage assets in the Plan area.

Listed Buildings¹¹

- 3.36 In line with the Planning (Listed Buildings and Conservation Areas) Act 1990 Historic England maintains a List of buildings deemed to be of either Architectural or historic interest. If a building is felt to meet the necessary standards, it is added to the List. This decision is taken by the Government's Department for Culture, Media and Sport (DCMS).
- 3.37 There are no Listed Buildings within the Plan area.

Scheduled Monument¹²

- 3.38 The Ancient Monuments and Archaeological Areas Act 1979 allows for the identification and protection of sites deemed of national importance.
- 3.39 There are no Scheduled Monuments in the Plan area.

¹¹ Further information available at <https://www.historicengland.org.uk/listing/the-list/>

¹² Further information available at <https://www.historicengland.org.uk/listing/the-list/>

Implications for the Neighbourhood Plan

To achieve the sustainable development of the area and ensure that growth in the local population is catered for adequately. The Plan should look to develop a clear and concise approach for the protection of existing open spaces in the area as well as future provision of needed open space.

An approach that integrates not only open spaces, but all the environmental assets in the Plan area, would be the best approach to achieving this. This will include not only open spaces, but also important areas of biodiversity as well as the public rights of way network. The Green Infrastructure Study produced by NSDC should be utilised as a starting point for identifying improvements and deficiencies in the Plan area, and allow Policies to be produced and included in the Plan that address these.

Some areas of river flooding are present in the Plan area. Careful consideration must be taken regarding the location and nature of any development proposed in the area with regards to the impact it would have on these issues.

The current poor PROW network present in the area may be something the Plan can work to address. The provision of further routes proposed in the planned growth and development of the area should be reviewed and further potential routes should be identified if required.

With regards to the character of the area including the design of the built environment, the Neighbourhood Plan may contain policies to help ensure that new development in the area reflects and continues the positive elements of the existing built environment, but ensures that any issues associated are addressed. To help identify these a study could be commissioned looking at what currently works and what doesn't, to provide a focus for the formulation of Policies.

Economic Environment¹³

- 3.40 A key factor in ensuring the sustainability of the Plan area and also in improving the health and well-being of local residents and raising aspirations is the provision of accessible local employment opportunities. As Fernwood mostly consists of a large residential development, there currently are extremely limited local employment opportunities.

Local Employment Opportunities

- 3.41 Aside from the small number of business already located on the Business Park as mentioned earlier in this document, as well as the small number of shops and facilities in the centre of Fernwood. There is no other local employment opportunities provided in the area, this will hopefully be addressed by the planned growth of the Business Park.

Retail Offer

- 3.42 There are a small number of convenience stores currently located in the Plan area. The provision of further facilities is still being discussed in relevant planning applications in respect of the North Build but an extra store is provisioned in the South, Persimmon homes build. This position may change further as other planning applications are developed and approved.

Employment Type

2011	NP Area	N&S District	East Midlands	England
Economically Active (16-74)	1,335	57,971	2,312,030	27,183,134
Full Time	66.1%	55.1%	55.9%	55.2%
Part Time	16%	21.9%	20.8%	19.6%
Self-employed with employees	3.3%	3.7%	3%	3.2%
Self-employed without employees	9.7%	10.5%	9.5%	10.8%

¹³ All data used is obtained from the 2011 Census from neighbourhood.statistics.gov.uk unless stated otherwise.

Industry of Employment

2011	NP Area	N&S District	East Midlands	England
People in Employment (16-74)	1,301	54,555	2,146,541	25,162,721
Construction	9%	8.5%	7.7%	7.7%
Education	8.1%	9.2%	9.9%	9.9%
Health & Social	12.4%	12.4%	12.6%	12.4%
Manufacturing	10.5%	11.7%	12.9%	8.8%
Wholesale & Retail Trade	17%	16.8%	17.8%	15.9%

Unemployment

2011	NP Area	N&S District	East Midlands	England
Economically Active (16-74)	1,335	57,971	2,312,030	27,183,134
Unemployed	2.3%	5.2%	6%	6.3%

Method of travel to work

2011	NP Area	N&S District	East Midlands	England
People in Employment (16-74)	1,301	54,555	2,146,541	25,162,721
Work Mainly at or From Home	5.2%	6.2%	5.1%	5.4%
Public Transport (Tram, Train, Bus)	2.8%	4.3%	7.8%	16.9%
Driving/Passenger in a Car or Van	84%	73%	71.7%	62%
Bicycle	2.8%	3.9%	2.7%	3%
On Foot	3.8%	11.1%	11%	10.7%

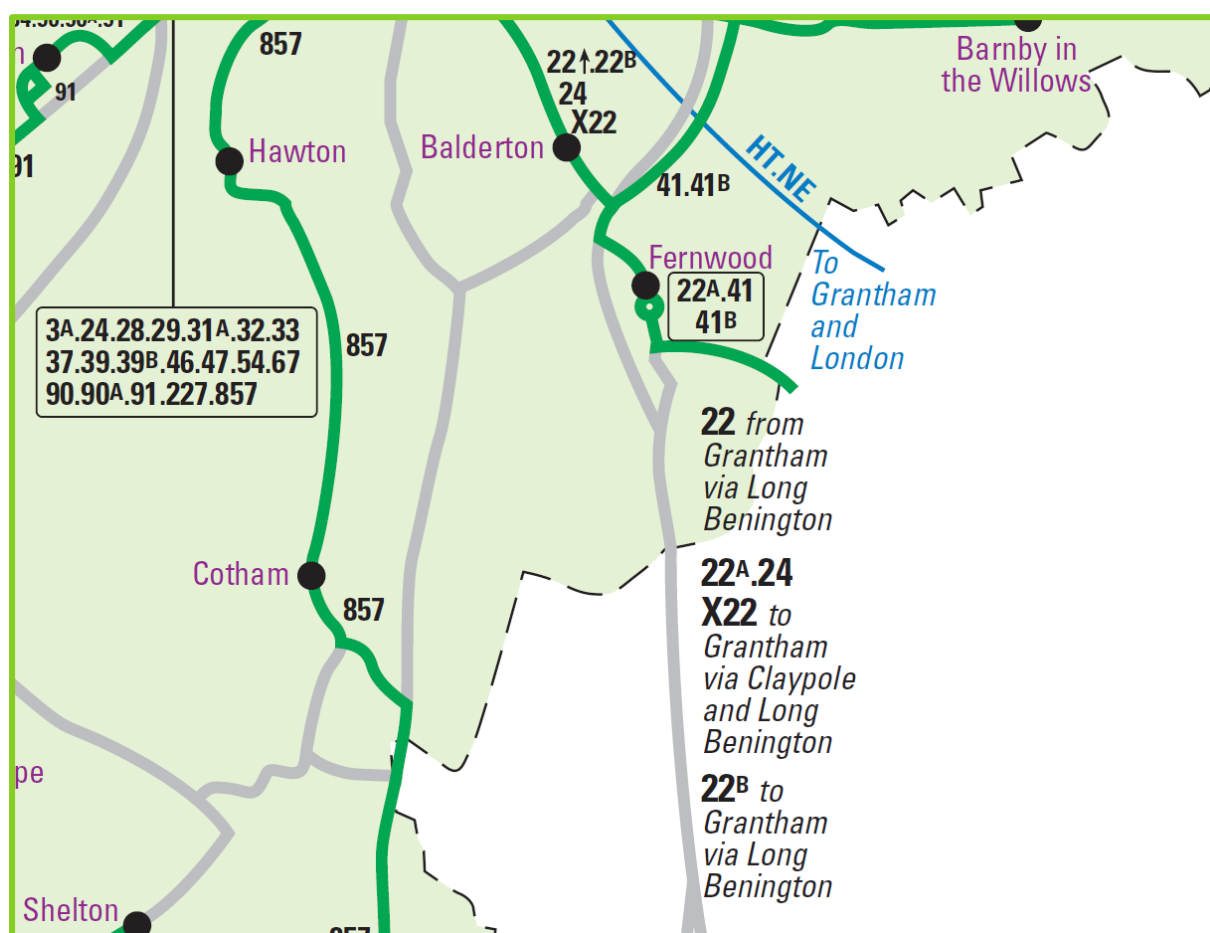
Car / Van Availability

2011	NP Area	N&S District	East Midlands	England
Total Dwellings	865	48,773	1,895,604	22,063,368
No Car or Van	3.4%	18.6%	22.1%	25.8%
1 Car or Van	42%	42.3%	42.5%	42.2%
2 Cars or Vans	46.8%	29.7%	27.4%	24.7%
3 Cars or Vans	6.1%	7%	6%	5.5%
4+ Cars or Vans	1.7%	2.3%	2%	1.9%

Public Transport

- 3.43 The area is not served directly by a train station with the nearest stations being Newark North Gate station which is accessible in 15 minutes operating on the East Coast mainline. Nottingham Castle Station can also be reached in a 15 minute drive from the Plan area; this station serves the Nottingham-Lincoln line.
- 3.44 Provided below in **Figure 7** is information on the current Public Transport offer in the Plan area. (Data taken on the 09/07/2015) Fernwood Central is not serviced by a public transport system that runs through the village – still awaiting the delivery of this service after a period of 11+ years. The current nearest regular bus stop is Mount Road near the fish and chip shop in Balderton some 1.5 miles away.

Figure 7: Public Transport Routes¹⁴



- 3.45 The timetables for the routes identified above can be found by following the following link, http://www.travelineeastmidlands.co.uk/em/XSLT_SELTT_REQUEST?language=en.

¹⁴ Obtained from <http://www.nottinghamshire.gov.uk/travelling/travellbuses> (05/08/2015)

Implications for the Neighbourhood Plan

In light of the position of Fernwood in the Local Plan for Newark & Sherwood, the need to provide land for local employment opportunities within the Plan is reduced. The Plan should however ensure that local links to the planned 15 hectare Business Park are provided where necessary, particularly to encourage local people to walk or cycle to work if possible.

There are currently minimal local employment opportunities in the Plan area and the Plan should look to promote the provision of these where appropriate, as well as support the development of the Business Park identified in NSDC Local Plan.

The Plan should work to address the dominance of the car as the main travel to work method, as well as increasing the lower than District and National levels of walking and cycling. Public transport use is also lower, however this would be expected as the number of households with access to no car or van is also low. Encouraging people to walk or cycle to work can only be achieved through the provision of well-located and connected, accessible local employment opportunities. Provision of a Fernwood local bus service would also address this – Central Fernwood as its base but calling at key points i.e. doctor's surgery, bus and rail stations.

As the retail offer in an area plays a vital role in the sustainability of settlements, addressing issues currently experienced and current shortfalls should be a key part of the Plan. In addition to this, as the Plan area will receive significant levels of new housing in the coming years, increasing the local population, plans to expand and improve the retail offer must therefore be explored and developed.

Figure 7 and the link to timetables provided suggest that currently a inadequate public transport service is provided in the area. Consultation with local residents will better allow for the identification of issues. The provision of public transport is difficult to influence directly through the Plan, however any increase in the population of the area proposed should be accompanied by increased public transport provision as necessary, and solutions to current issues should continue to be explored with Nottinghamshire County Council.

4 Sustainability Issues (Stage A3)

- 4.1 **Table 2** below provides an overview of the sustainability issues and problems effecting the Plan area that have been identified with regard to the baseline data and information on relevant background studies provided in the preceding sections of this document.

Table 2: Summary of Sustainability Issues

Sustainability Theme	Identified Issues
Social Environment	Refer also initial SWOT analysis and returned PLAN questionnaires
	The significant growth planned for the area including current planning applications and the allocation of further development within NSDC Local Plan will significantly impact on the sustainability of the area.
	The noticeable young population of the Plan area should be taken into account by the Plan and inform Policies produced aimed at the provision of facilities, services and housing within the Plan area. With an emphasis needed for those that will support the current demographics of the NP area, as well as its future population for the timescale of the Plan.
	The provision of housing needed by local residents such housing available to first time buyers should be held in as high regard as the provision of market housing for people moving into the area. There is a noticeable lower percentage of social housing available in the Parish when compared to regional and national figures, the Plan should ensure this is due to a lack of demand rather than lack of supply and plan to address this accordingly.
	Ensuring the provision of good community facilities and services is an important aspect in achieving a sustainable community. The impact on existing community assets of any planned development and growth must therefore be carefully considered and the provision of additional facilities in line with the planned growth of the area should be addressed.
	The Plan area currently has a poor PROW network; this network can help contribute to an improved quality of life by providing access to key local services and facilities. As well as enhancing the health and well-being of local residents by providing access to environmental assets and the countryside as a whole.
Natural Environment	Important environmental assets and green/blue infrastructure valued by the local community need to be identified to ensure they are protected from harm and unsympathetic development. Ensuring they can continue to serve the current and future local population.

	Some flooding issues are present in the Plan area. Careful consideration must be taken regarding the location and nature of any development proposed in the area with regards to the impact it would have on these issues.
	This consideration should also be applied to development proposals in close proximity to the TPO's and Local Wildlife Sites identified in the Plan area.
Economic Environment	A key aspect in ensuring the continued sustainability of a community is the provision of well-located and accessible local employment opportunities in relation to the current and future populations demand.
	The provision of an adequate public transport network is also important in ensuring all members of the local community can access facilities and services, in addition to local employment opportunities.
	The ability to work from home is important in allowing local people to develop their own businesses and enterprise as well as encouraging more flexible modern approaches to work. One of the most important aspects of this style of work is ensuring high-speed broadband is available for local people.

5 Developing the Neighbourhood Plan Sustainability Framework (Stage A4)

- 5.1 The Sustainability Framework developed for the Sustainability Appraisal of the Local Plan produced by Newark & Sherwood District Council consists of a series of objectives and indicators. These have been devised with regard to both national and regional sustainability objectives and indicators, as well as to the environmental and sustainability issues assessed to be of key importance in Newark & Sherwood. Full information on these and their formulation can be found in the Newark & Sherwood Local Development Framework Sustainability Appraisal Scoping Report, which is accessible via Newark & Sherwood District Council's website or through using the following link, <http://www.newark-sherwooddc.gov.uk/media/newarkandsherwood/imagesandfiles/planningpolicy/pdfs/sustainabilityappraisalscopingreport/SA%20Scoping%20Report%20-%20update%20document%20-15.06.09.pdf>
- 5.2 For the Sustainability Appraisal of the Fernwood Neighbourhood Development Plan the Framework to be used for the Local Plan will be applied and is deemed acceptable by Newark & Sherwood District Council; however several amendments are required to reflect the smaller, more specific scale of the Plan area.
- 5.3 The Community Vision and Objectives of the Neighbourhood Plan will be drawn up as a result of consultation with the community and taking into account the requirements of other policies and programmes identified earlier. They will be assessed against the Sustainability Objectives listed below by the Neighbourhood Plan Steering Group and officers from Newark & Sherwood District Council.
- 5.4 Each of the SA Objectives has been matched with detailed decision-making criteria. These criteria comprise the key questions that will be asked to ascertain whether or not the Plan works towards the SA objective. The SA Objectives that will be used to appraise the sustainability of the Neighbourhood Development Plan for the Plan area are therefore shown on the following page in **Table 3**.

Table 3: Sustainability Appraisal Objectives

Sustainability Appraisal Objectives	
1	To ensure that the housing stock meets the housing needs of the area.
2	To improve health and reduce health inequalities.
3	To provide better opportunities for people to value and enjoy the area's natural and built heritage.
4	To improve community safety, reduce crime and the fear of crime
5	To promote and support the development and growth of social capital across the area.
6	To increase biodiversity levels across the area.
7	To protect and enhance the rich diversity of the natural, cultural and built environment and archaeological assets of the area.
8	To manage prudently the natural resources of the area including water, air quality, soils and minerals.
9	To minimise waste and increase the re-use and recycling of waste materials.
10	To minimise energy usage and to develop the area's renewable energy resource, reducing dependency on non-renewable sources.
11	To make efficient use of the existing transport infrastructure, help reduce the need to travel by car, improve accessibility to jobs and services for all and to ensure that all journeys are undertaken by the most sustainable mode available.
12	To create high quality employment opportunities.
13	To develop a strong culture of enterprise and innovation.
14	To provide the physical conditions for a modern economic structure, including infrastructure to support the use of new technologies.

- 5.5 To ensure that these objectives are sustainable, they will be assessed against the three themes of sustainability, these being; social, economic and environmental judging their predicted impact on each, this being either positive or negative. The relationship between the SA objectives and the three themes of sustainability is shown in **Table 4** below.

Table 4: Relationship between SA Objectives and themes of Sustainability

SA Objective	SA Theme		
	Social	Econ	Enviro
1) To ensure that the housing stock meets the housing needs of the area.	+	+	-
2) To improve health and reduce health inequalities.	+	-	-
3) To provide better opportunities for people to value and enjoy the area's natural and built heritage.	+	+	+
4) To improve community safety, reduce crime and the fear of crime	+	+	-
5) To promote and support the development and growth of social capital across the area.	+	-	-
6) To increase biodiversity levels across the area.	-	+	+
7) To protect and enhance the rich diversity of the natural, cultural and built environment and archaeological assets of the area.	+	+	+
8) To manage prudently the natural resources of the area including water, air quality, soils and minerals.	-	+	+
9) To minimise waste and increase the re-use and recycling of waste materials.	-	+	+
10) To minimise energy usage and to develop the area's renewable energy resource, reducing dependency on non-renewable sources.	-	+	+
11) To make efficient use of the existing transport infrastructure, help reduce the need to travel by car, improve accessibility to jobs and services for all and to ensure that all journeys are undertaken by the most sustainable mode available.	+	+	+
12) To create high quality employment opportunities.	+	+	-
13) To develop a strong culture of enterprise and innovation.	-	+	-
14) To provide the physical conditions for a modern economic structure, including infrastructure to support the use of new technologies.	-	+	-

- 5.6 Each of the SA Objectives has been matched with detailed decision-making criteria. These criteria comprise the key questions that will be asked to ascertain whether or not the Plan works towards achieving the SA objective, these can be found on the following page in **Table 5:**

Table 5: Decision Making Criteria for SA Objectives

SA Objective	Decision Making Criteria
1) To ensure that the housing stock meets the housing needs of the area.	<ul style="list-style-type: none"> Will it increase the range and affordability of housing for all social groups? Will it reduce homelessness? Will it reduce the number of unfit homes?
2) To improve health and reduce health inequalities.	<ul style="list-style-type: none"> Will it reduce health inequalities? Will it improve access to health services? Will it increase the opportunities for recreational physical activity?
3) To provide better opportunities for people to value and enjoy the area's natural and built heritage.	<ul style="list-style-type: none"> Will it provide new open space? Will it improve the quality of existing open space? Will it help people to increase their participation in cultural activities?
4) To improve community safety, reduce crime and the fear of crime	<ul style="list-style-type: none"> Will it provide safer communities? Will it reduce crime and the fear of crime? Will it contribute to a safe secure built environment?
5) To promote and support the development and growth of social capital across the area.	<ul style="list-style-type: none"> Will it improve access to, and resident's satisfaction with community facilities and services? Will it encourage engagement in community activities?
6) To increase biodiversity levels across the area.	<ul style="list-style-type: none"> Will it help protect and improve biodiversity and in particular avoid harm to protected species? Will it help protect and improve habitats? Will it increase, maintain and enhance sites designated for their nature conservation interest? Will it maintain and enhance woodland cover and management?
7) To protect and enhance the rich diversity of the natural, cultural and built environment and archaeological assets of the area.	<ul style="list-style-type: none"> Will it protect and enhance existing cultural assets? Will it protect and enhance the historical and archaeological environment?

<p>8) To manage prudently the natural resources of the area including water, air quality, soils and minerals.</p>	<ul style="list-style-type: none"> • Will it improve water quality? • Will it improve air quality? • Will it lead to reduced consumption of raw materials? • Will it promote the use of sustainable design, materials and construction techniques? • Will it minimise the loss of soils to development? • Will it maintain and enhance soil quality?
<p>9) To minimise waste and increase the re-use and recycling of waste materials.</p>	<ul style="list-style-type: none"> • Will it reduce household waste? • Will it increase waste recovery and recycling? Will it reduce hazardous waste? • Will it reduce waste in the construction industry?
<p>10) To minimise energy usage and to develop the area's renewable energy resource, reducing dependency on non-renewable sources.</p>	<ul style="list-style-type: none"> • Will it improve energy efficiency of new buildings? • Will it support the generation and use of renewable energy?
<p>11) To make efficient use of the existing transport infrastructure, help reduce the need to travel by car, improve accessibility to jobs and services for all and to ensure that all journeys are undertaken by the most sustainable mode available.</p>	<ul style="list-style-type: none"> • Will it utilise and enhance existing transport infrastructure? • Will it help to develop a transport network that minimises the impact on the environment? • Will it reduce journeys undertaken by car by encouraging alternative modes of transport?
<p>12) To create high quality employment opportunities.</p>	<ul style="list-style-type: none"> • Will it improve the diversity and quality of jobs? • Will it reduce unemployment? • Will it increase average income levels?
<p>13) To develop a strong culture of enterprise and innovation.</p>	<ul style="list-style-type: none"> • Will it increase levels of qualification? • Will it create jobs in high knowledge sectors?
<p>14) To provide the physical conditions for a modern economic structure, including infrastructure to support the use of new technologies.</p>	<ul style="list-style-type: none"> • Will it provide land and buildings of a type required by businesses? • Will it improve the diversity of jobs available?

- 5.7 As the sections of the Plan that are to be appraised, these being the; Community Vision & Objectives and the Development Management Policies, are substantially different, in terms of both content and purpose. It is deemed necessary to adopt a differing approach to measuring the sustainability of these against the SA Objectives. The following criteria will be used to assess the level of compatibility of the Plan's Vision, Aim and Objectives:

Table 6: Criteria Used to assess Vision & Objectives

Key	
Compatible	✓
Neutral / No Impact	-
Incompatible	x
Uncertain Impact	?

- 5.8 To allow for a more thorough assessment of their potential impacts, the Development Management Policies will be considered against more detailed criteria. The intended appraisal criteria for these are listed in **Table 7** below.

Table 7: Criteria used to assess Development Management Policies

Key	
Strong Positive Impact	✓✓
Positive Impact	✓
Neutral / No Impact	-
Negative Impact	x
Strong Negative Impact	xx
Uncertain Impact	?

6 Consultation and Next Steps (Stage A5)

Consultation

- 6.1 This SA Scoping Report will now be the subject of a five week consultation with the Environment Agency, English Heritage and Natural England as the statutory environmental consultees in England. The SA Framework will then be amended and finalised in line with any comments received during this process.

Next Steps

- 6.2 The final Fernwood Neighbourhood Plan SA Framework will subsequently be used to appraise the submission version of the Neighbourhood Plan. A Sustainability Appraisal Report, if deemed necessary by relevant Screening Assessments, will be prepared showing the assessment of the social, economic and environmental effects of the emerging proposals on the area by using the established SA objectives and will be consulted on alongside the Neighbourhood Plan itself