

# Public Document Pack

**HAMBLETON**  
DISTRICT COUNCIL

## AGENDA

	<u>Page No</u>
6. LOCAL PLAN PUBLICATION CONSULTATION	1 - 562

This report seeks approval of the Hambleton Local Plan: Publication Draft and Policies Map, attached at Annex 1 and 2 of the report, for formal publication, representations and submission to the Secretary of State for public examination. It also seeks approval for publication of the Local Development Scheme.

In accepting the recommendations, Cabinet will approve and recommend to Council that the Hambleton Local Development Scheme is published; the Hambleton Local Plan: Publication Draft as attached at Annex 1 and the Policies Map at Annex 2 of the report are approved for the purpose of publication for representations to be made commencing on or around the 23rd July 2019; the Sustainability Appraisal and Infrastructure Delivery Plan are published for consultation; the Director of Planning and Economy be authorised to make minor amendments and graphical improvements that (taken together) do not materially affect the policies set out in the Local Plan prior to publication; in the event of modifications being required to the Hambleton Local Plan: Publication Draft or supporting documentation prior to its submission, the Director of Economy and Planning in consultation with the Portfolio Holder for Economy and Planning be authorised to make these changes and undertake any necessary pre-submission consultation; and following the period of representation the Hambleton Local Plan: Publication Draft and Policies Map, proposed minor modifications and all relevant documentation is submitted to the Secretary of State for public examination by an independent planning inspector.

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# Sustainability Appraisal

## Site Assessments

# Thirsk Area

Hambleton Local Plan

## Publication Draft

July 2019

T/009/001	Green Garth Bagby North Yorkshire YO7 2PH			
<b>Context:</b>	This site consists of a dwelling and curtilage in the south east portion of the site, and greenfield to the north west. There is residential development to the south, east and west. There are greenfields to the north.			
<b>Site Area (Ha):</b>	0.34			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Green		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Amber Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 5327.37	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4582.04	
		<b>Primary School</b>	Red - 5372.96	
		<b>Secondary School</b>	Red - 5849.32	
		<b>Doctors</b>	Red - 5409.94	
		<b>Convenience Store</b>	Red - 6251.73	
		<b>Village Hall</b>	Red - 3882.53	
		<b>Play Area</b>	Green - 411.62	
		<b>Recreation Area</b>	Red - 5714.32	
		<b>Youth Provision</b>	Green - 416.91	
		<b>Outdoor Sport</b>	Red - 1293.87	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a long narrow site that extends to the north, adjacent to Sandown Close. It does not exceed the extent of this more recent development, but any new development would be constrained by the narrow width of the site and development in depth may appear as back land development. Frontage development would be infill. The site is distant from services and as such performs poorly against sustainability objective nine.

T/009/002	Cherry Tree Farm Bagby North Yorkshire YO7 2PH			
<b>Context:</b>	This is an agricultural site, with a dwelling at the north western edge of the site. The site has residential development to the north east and south west, along Bagby Lane. To the north east, south west and south east is residential development.			
<b>Site Area (Ha):</b>	0.79			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Green		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Red Red Amber Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 5277.22 <b>Industrial Estate/ Business Park</b> Red - 4531.89 <b>Primary School</b> Red - 5322.81 <b>Secondary School</b> Red - 5799.17 <b>Doctors</b> Red - 5359.79 <b>Convenience Store</b> Red - 6276.07 <b>Village Hall</b> Red - 3832.38 <b>Play Area</b> Green - 361.48 <b>Recreation Area</b> Red - 5664.17 <b>Youth Provision</b> Green - 366.76 <b>Outdoor Sport</b> Red - 1318.21	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a former poultry farm that extends deep into the open fields from access off Bagby Lane. The site extends beyond the development limits on the southern side of the main village street and be detrimental to the character of the settlement. The existing poultry buildings are long and low and are not readily visible from the adjacent land due to tree and hedge coverage. There is limited access to amenities and services from the site. The site performs poorly against sustainability objective five and nine.

T/009/003	Bagby Hall Farm Bagby North Yorkshire YO7 2PH			
<b>Context:</b>	This is an agricultural unit. There are dwellings to the north east and south west, along Bagby Lane to the north of the site. To the west, east and south of the site are greenfields.			
<b>Site Area (Ha):</b>	2.69			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Green		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 4821.48	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4076.15	
		<b>Primary School</b>	Red - 4867.08	
		<b>Secondary School</b>	Red - 5343.44	
		<b>Doctors</b>	Red - 4904.06	
		<b>Convenience Store</b>	Red - 5663.28	
		<b>Village Hall</b>	Red - 4044.38	
		<b>Play Area</b>	Green - 724.01	
		<b>Recreation Area</b>	Red - 5208.44	
		<b>Youth Provision</b>	Green - 729.3	
		<b>Outdoor Sport</b>	Green - 705.41	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is an agriculture site with sheds housing pigs. The proposed development would be intrusive as there is no residential development in depth on the south side of Bagby Lane, which are open fields. The site is distant from services and amenities. The site performs poorly against sustainability objective five and nine.

T/009/004	OS Field 9000 Bagby Lane Bagby North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the north east and east is residential development. To the south west are greenfields and the sewage treatment plant. To the west and south are greenfields.			
<b>Site Area (Ha):</b>	0.54			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Green		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Green		
		Green		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Amber Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 5291.54	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4546.21	
		<b>Primary School</b>	Red - 5337.14	
		<b>Secondary School</b>	Red - 5813.5	
		<b>Doctors</b>	Red - 5374.12	
		<b>Convenience Store</b>	Red - 6215.91	
		<b>Village Hall</b>	Red - 3846.7	
		<b>Play Area</b>	Green - 375.8	
		<b>Recreation Area</b>	Red - 5678.5	
		<b>Youth Provision</b>	Green - 381.09	
		<b>Outdoor Sport</b>	Red - 1258.04	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site behind existing residential properties fronting onto Bagby Lane. The site is on the southern edge of the village and would not extend the ribbon of development as it is to be to the rear of dwellings on the road frontage. The site is well served by footpaths, cycle routes and the public transport network. The site is distant from services and as such performs poorly against sustainability objective nine.

T/009/005	Hambleton Steel Works York Road Thirsk North Yorkshire YO7 3BT			
Context:	This is an industrial site. York Road runs along the western boundary, and the A19 to the eastern boundary .The two highways meet at the southern tip of the site and the roundabout. To the north is industrial development.			
Site Area (Ha):	3.69			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Green		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Green Green Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1326.65	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 581.32	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This is an existing employment site that offers the potential to retain and maximise employment opportunities. The site is well served by footpaths, cycle routes and the public transport network. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site performs adequately against the relevant objective but there are some issues that need addressing.

T/009/006	Land off Sutton Road and York Road Thirsk			
<b>Context:</b>	This site is partial greenfield and partial horticultural glasshouses. To the north of the site is Sutton Road, with Green Lane along part of the north eastern boundary. To the western boundary is the A19. To the south and east are greenfields.			
<b>Site Area (Ha):</b>	51.44			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Green Red Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 1992.23	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 1246.9	Red
		<b>Primary School</b>	Red - 1740.89	
		<b>Secondary School</b>	Red - 2898.52	
		<b>Doctors</b>	Red - 2074.81	
		<b>Convenience Store</b>	Red - 4232.47	
		<b>Village Hall</b>	Red - 1599.46	
		<b>Play Area</b>	Red - 3947.65	
		<b>Recreation Area</b>	Red - 2379.19	
		<b>Youth Provision</b>	Red - 2352.69	
		<b>Outdoor Sport</b>	Red - 2217.27	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This is a large predominantly greenfield site that does have some existing industrial units in the south west of the site that have direct access to the A19. The site is outside development limits and the proposed scale of the site is not complementary to the existing built form, but it is closely located to the existing industrial estate to the south of Thirsk. The site does offer the potential to deliver a range of good quality employment opportunities. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site performs adequately against the relevant objective but there are some issues that need addressing.

T/017/001	OS Field 111 Gate Lane Borrowby North Yorkshire			
Context:	This is a greenfield site. Gate Lane runs along the northern boundary of the site. To the east and south are greenfields and to the west is residential development.			
Site Area (Ha):	0.25			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green Red Red Amber Red	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Amber	There is potential impact as the site is within the buffer zone as identified by Natural England.	Amber

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7958.51 <b>Industrial Estate/ Business Park</b> Red - 8380.07 <b>Primary School</b> Amber - 1175.78 <b>Secondary School</b> Red - 8664.27 <b>Doctors</b> Red - 8041.09 <b>Convenience Store</b> Red - 10198.7 6 <b>Village Hall</b> Green - 224.01 <b>Play Area</b> Red - 10728.5 2 <b>Recreation Area</b> Red - 7852.76 <b>Youth Provision</b> Red - 7743.24 <b>Outdoor Sport</b> Red - 1454.22	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Amber Amber Amber Amber Amber Green Amber	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b>	Green		
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a long narrow greenfield site adjacent to Gate Lane. The site is outside the built form of the village. Its elevated nature would make it intrusive and out of character with the pattern of development and mitigation maybe required to improve access into the site. Presently the site has poor links to footpaths, cycle routes and the public transport network and limited access to services and amenities. The site performs poorly against sustainability objective three, five and nine.

T/025/001	Land Off Ripon Way Ripon Way Carlton Miniott North Yorkshire			
Context:	This is a greenfield site with a track through to access an industrial site to the north. The main railway line runs along the eastern boundary and to the west are fishing lakes. To the south is residential development, to the north is industrial development, ponds and greenfields.			
Site Area (Ha):	3.02			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Green Red Red	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.																							
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<table border="1"> <tr><td>Town Centre</td><td>Red - 2879.75</td></tr> <tr><td>Industrial Estate/ Business Park</td><td>Amber - 830.64</td></tr> <tr><td>Primary School</td><td>Red - 1693.29</td></tr> <tr><td>Secondary School</td><td>Red - 3484.7</td></tr> <tr><td>Doctors</td><td>Red - 2819.03</td></tr> <tr><td>Convenience Store</td><td>Amber - 629.49</td></tr> <tr><td>Village Hall</td><td>Red - 2775.05</td></tr> <tr><td>Play Area</td><td>Amber - 1028.71</td></tr> <tr><td>Recreation Area</td><td>Red - 3382.41</td></tr> <tr><td>Youth Provision</td><td>Amber - 1027.85</td></tr> <tr><td>Outdoor Sport</td><td>Amber - 1089.6</td></tr> </table>	Town Centre	Red - 2879.75	Industrial Estate/ Business Park	Amber - 830.64	Primary School	Red - 1693.29	Secondary School	Red - 3484.7	Doctors	Red - 2819.03	Convenience Store	Amber - 629.49	Village Hall	Red - 2775.05	Play Area	Amber - 1028.71	Recreation Area	Red - 3382.41	Youth Provision	Amber - 1027.85	Outdoor Sport	Amber - 1089.6	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
Town Centre	Red - 2879.75																									
Industrial Estate/ Business Park	Amber - 830.64																									
Primary School	Red - 1693.29																									
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Recreation Area	Red - 3382.41																									
Youth Provision	Amber - 1027.85																									
Outdoor Sport	Amber - 1089.6																									
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green																						

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site to the north of Carlton Miniott. The site is set behind existing housing to the south and is adjacent to the existing development limits and adjacent to the railway line to the east. The site is distant from services and as such performs poorly against sustainability objective nine.

<b>T/025/001a</b>	<b>Land Off Ripon Way</b>	<b>CAM1</b>					
<b>Context:</b>	This is a greenfield site. A track to industrial land to the north runs along the eastern boundary. Site ref T/025/001 surrounds the site to the north and east. There are fishing lakes to the west, and residential development to the south.						
<b>Site Area (Ha):</b>	1.97						
<b>Sustainability Appraisal Assessment</b>							
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score			
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber			
	<b>1b) Does the site have any biodiversity issues?</b>	Amber					
	<b>1c) Would the development impact on a local nature reserve?</b>	Green					
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green					
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red					
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green			
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber			
	<b>3b) Does the site have good connectivity to public transport?</b>	Amber					
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber			
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber					
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red					

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Red Red	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2894.43	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 845.32	
		<b>Primary School</b>	Red - 1707.97	
		<b>Secondary School</b>	Red - 3499.38	
		<b>Doctors</b>	Red - 3499.38	
		<b>Convenience Store</b>	Amber - 592.08	
		<b>Village Hall</b>	Amber - 845.32	
		<b>Play Area</b>	Amber - 1043.39	
		<b>Recreation Area</b>	Red - 3397.09	
		<b>Youth Provision</b>	Amber - 1042.52	
		<b>Outdoor Sport</b>	Amber - 1104.28	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site to the north of Carlton Miniott. The site is set behind existing housing to the south and is adjacent to the existing development limits and adjacent to the railway line to the east. The site is distant from services and as such performs poorly against sustainability objective nine.

T/025/002	Land South Of Carlton Close Carlton Way Carlton Miniott North Yorkshire			
Context:	This is a greenfield site to the west and woodland to the east. The site is bounded by sites ref T/025/010 (industrial/greenfield) to the east and site ref T/025/007 (greenfield) to the west and south. There is residential development to the north.			
Site Area (Ha):	0.41			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Green		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2465.27	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 416.17	
		<b>Primary School</b>	Red - 1387.45	
		<b>Secondary School</b>	Red - 3070.23	
		<b>Doctors</b>	Red - 2404.56	
		<b>Convenience Store</b>	Green - 215.02	
		<b>Village Hall</b>	Red - 2360.58	
		<b>Play Area</b>	Green - 722.87	
		<b>Recreation Area</b>	Red - 2967.94	
		<b>Youth Provision</b>	Green - 722.01	
		<b>Outdoor Sport</b>	Amber - 783.76	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that is set back from the linear residential development along Carlton Road. There is potential access available from the west and there is already some back land development from Carlton Close to the north but the site would represent an extension of the settlement into the countryside, but careful design could mitigate against the potential impact. The site is distant from services and as such performs poorly against sustainability objective nine.

T/025/003	The Dog And Gun Inn Carlton Road Carlton Miniott North Yorkshire YO7 4NJ			
Context:	This site comprises of a pub on the frontage, with parking and a tourer caravan site to the rear. There is an agricultural unit to the east, and residential development and curtilages to the west. To the south of the site is Back Lane and greenfields.			
Site Area (Ha):	0.28			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site is likely to be appropriate for development.	Green
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Green Amber Amber Amber	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level.  All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location.  Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>  <b>Industrial Estate/ Business Park</b>  <b>Primary School</b>  <b>Secondary School</b>  <b>Doctors</b>  <b>Convenience Store</b>  <b>Village Hall</b>  <b>Play Area</b>  <b>Recreation Area</b>  <b>Youth Provision</b>  <b>Outdoor Sport</b>	Red - 3846.1  Red - 1797  Amber - 406.23  Red - 4451.05  Red - 3785.38  Red - 1595.84  Red - 2999.2  Amber - 1036.85  Red - 4348.76  Amber - 1041.73  Amber - 1050.68	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>  <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green  Green  Amber  Green  Green  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.  Amber	

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site, operating as a public house. The site fronts onto Carlton Road and residential development would maintain the linear form of the settlement. It is well served by footpaths, cycle routes and the public transport network. The site is distant from services and as such performs poorly against sustainability objective nine.

T/025/004	The Dog And Gun Inn Carlton Road Carlton Miniott North Yorkshire YO7 4NJ			
Context:	This site comprises of the parking for the pub and a tourer caravan site. The pub is not included in this reduced site area. There is an agricultural unit to the east, and residential development and curtilages to the west. To the south of the site is Back Lane and greenfields. To the north is the pub and Carlton Road.			
Site Area (Ha):	0.21			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	<p>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</p> <p>1b) Does the site have any biodiversity issues?</p> <p>1c) Would the development impact on a local nature reserve?</p> <p>1d) Are there any Tree Preservation Orders on the site?</p> <p>1e) Is the development within, or does it impact on, a mineral safeguarding area?</p>	<span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span> <span style="background-color: #ffffcc; color: black; padding: 2px;">Amber</span> <span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span> <span style="background-color: #ffffcc; color: black; padding: 2px;">Amber</span> <span style="background-color: #ff9999; color: black; padding: 2px;">Red</span>	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	<p>3a) Are there links to footpaths and cycle routes?</p> <p>3b) Does the site have good connectivity to public transport?</p>	<span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span> <span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span>	Well served by footpaths, cycle routes and the public transport network.	Green
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	<p>4a) Will the development re-use brownfield land?</p> <p>4b) Is the site potentially subject to contamination or other ground condition issues?</p> <p>4c) Would there be loss of best and most versatile agricultural</p>	<span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span> <span style="background-color: #a9f5d0; color: black; padding: 2px;">Green</span> <span style="background-color: #ff9999; color: black; padding: 2px;">Red</span>	This site is likely to be appropriate for development.	Green

existing buildings or brownfield land	land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Amber Amber Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 3857.47 Red - 1808.37 Amber - 417.6 Red - 4462.43 Red - 3796.75 Red - 1607.21 Red - 3013.83 Amber - 1048.22 Red - 4360.14 Amber - 1053.11 Amber - 1062.05	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Green Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

This brownfield site is a small caravan park behind the Dog and Gun Inn. The site does not reflect the linear built form, characteristic of the settlement. The site is distant from amenities and services. There would be concerns that the loss of this site for residential development would have a negative impact on business development and character of the area. The site performs poorly against sustainability objective five, nine and fourteen.

T/025/005	Autogas 2000 Ltd Carlton Road Carlton Miniott North Yorkshire YO7 4NJ			
Context:	This site comprises of large industrial buildings to the north west corner of the site, and greenfield to the south. To the west is industrial/storage use. To the east is greenfield and curtilage. To the north of the site is residential development and Carlton Road. To the south are greenfields.			
Site Area (Ha):	0.54			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Green Amber Amber Amber	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 4021.04</p> <p><b>Industrial Estate/ Business Park</b> Red - 1971.94</p> <p><b>Primary School</b> Amber - 581.17</p> <p><b>Secondary School</b> Red - 4626</p> <p><b>Doctors</b> Red - 3960.32</p> <p><b>Convenience Store</b> Red - 1770.78</p> <p><b>Village Hall</b> Red - 2872.64</p> <p><b>Play Area</b> Red - 1211.79</p> <p><b>Recreation Area</b> Red - 4523.71</p> <p><b>Youth Provision</b> Red - 1216.68</p> <p><b>Outdoor Sport</b> Red - 1225.62</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b></p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b></p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b></p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b></p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b></p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b></p> <p><b>10g) Will development of the site affect the setting of an</b></p>	<p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p>	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This site is an existing industrial area that is behind the linear row of residential development facing onto Carlton Road. It is well served by footpaths, cycle routes and the public transport network. Whilst the development extends beyond the development limits, there are other buildings in this part of the settlement which extend out so its impact on the character of the area would be limited. The site is distance from services and amenities and as such performs poorly against sustainability objective nine.

T/025/006	Jackson Plant Limited Builders Yard At The Grange Carlton Road Carlton Miniott North Yorkshire			
Context:	This is an industrial/storage yard with a large building. There is an element of equestrian use in the southern portion of the site. There are greenfields to the west, south and east with some agricultural buildings. To the north of the site is A61 (Carlton Road).			
Site Area (Ha):	1.42			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 2876.14 Amber - 827.04 Amber - 749.52 Red - 3481.1 Red - 2815.42 Amber - 625.88 Red - 2771.45 Green - 84.93 Red - 3378.81 Green - 84.07 Green - 145.82	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Amber
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Green Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is an isolated brownfield site facing onto Carlton Road. There are single dwellings to the east and west of the site but is largely surrounded by agricultural fields. Development of an isolated site will have an impact on the character of the area. The site performs poorly against sustainability objective five.

T/025/007	Land off Poplar Terrace and Carlton Road Carlton Miniott			
Context:	This is a greenfield site. Intake Lane runs along the western boundary of the site. To the north is residential development. To the south is site ref T/025/008 (greenfield) and to the east is site ref T/025/010 (greenfield).			
Site Area (Ha):	5.55			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green     Red     Red     Amber     Amber     	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral     Neutral     Green     Green     Neutral     	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2566.43	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 517.33	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site which is back land development behind the linear row of residential development facing onto Carlton Road to the north. The site is surrounded by agricultural fields to the west and south but with some light industrial (garage repairs) to the eastern boundary. The site is distance from services and amenities and as such performs poorly against sustainability objective nine.

T/025/007a	Land off Poplar Terrace and Carlton Road Carlton Miniott			
Context:	This is a greenfield site. Intake Lane runs along the western boundary of the site. To the north is residential development. To the south and east is site ref T/025/007 (greenfield), which this site is also included within.			
Site Area (Ha):	1.38			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Red Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2725.24	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 676.14	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site which is back land development behind the linear row of residential development facing onto Carlton Road to the north. The site is surrounded by agricultural fields to the west and south. The site is distance from services and amenities and as such performs poorly against sustainability objective nine.

T/025/008	OS Fields 7215 and 9022 Carlton Road Carlton Miniott North Yorkshire			
Context:	This is a greenfield site. Intake Lane runs along the western boundary of the site. To the north are sites ref T/025/007 and T/025/010 (greenfield/industrial). To the east is woodland and the main train line. To the south is site ref T/139/014 (greenfield).			
Site Area (Ha):	9.18			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green Red Red Amber Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2649.27	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 600.17	
		<b>Primary School</b>	Red - 1571.45	
		<b>Secondary School</b>	Red - 3254.22	
		<b>Doctors</b>	Red - 2588.55	
		<b>Convenience Store</b>	Green - 399.01	
		<b>Village Hall</b>	Red - 2544.57	
		<b>Play Area</b>	Amber - 906.87	
		<b>Recreation Area</b>	Red - 3151.94	
		<b>Youth Provision</b>	Amber - 906	
		<b>Outdoor Sport</b>	Amber - 967.76	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with agricultural buildings in the centre of the site. The scale and location of the site does not reflect the existing settlement and it has a poor relationship with the existing built form. There is limited access to services and amenities from the site. The site performs poorly against sustainability objective five and nine.

<b>T/025/010</b>	<b>Carlton Miniott Business Park Carlton Road Carlton Miniott North Yorkshire YO7 4NF</b>			
<b>Context:</b>	This is an industrial site with an element of greenfield to the south. The site is bounded by the railway line to the east, and a mixture of residential and industrial development, and the A61 to the north. To the west are sites ref T/025/002 and T/025/007 (both greenfield). To the south is site ref T/025/008 (greenfield).			
<b>Site Area (Ha):</b>	3.37			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop  Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber		
	<b>4c) Would there be loss of best and most versatile agricultural</b>	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green     Red     Amber     Red     Amber     	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral     Neutral     Amber     Amber     Amber     	<p>This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	<p>The site will not have an impact on the setting of a national park or</p>	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.																							
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<table border="1"> <tr> <td>Town Centre</td> <td>Red - 2294.19</td> </tr> <tr> <td>Industrial Estate/ Business Park</td> <td>Green - 75.79</td> </tr> <tr> <td>Primary School</td> <td>Red - 1510</td> </tr> <tr> <td>Secondary School</td> <td>Red - 2899.14</td> </tr> <tr> <td>Doctors</td> <td>Red - 2233.47</td> </tr> <tr> <td>Convenience Store</td> <td>Green - 305.19</td> </tr> <tr> <td>Village Hall</td> <td>Red - 2189.49</td> </tr> <tr> <td>Play Area</td> <td>Amber - 845.42</td> </tr> <tr> <td>Recreation Area</td> <td>Red - 2796.85</td> </tr> <tr> <td>Youth Provision</td> <td>Amber - 844.56</td> </tr> <tr> <td>Outdoor Sport</td> <td>Amber - 906.31</td> </tr> </table>	Town Centre	Red - 2294.19	Industrial Estate/ Business Park	Green - 75.79	Primary School	Red - 1510	Secondary School	Red - 2899.14	Doctors	Red - 2233.47	Convenience Store	Green - 305.19	Village Hall	Red - 2189.49	Play Area	Amber - 845.42	Recreation Area	Red - 2796.85	Youth Provision	Amber - 844.56	Outdoor Sport	Amber - 906.31	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
Town Centre	Red - 2294.19																									
Industrial Estate/ Business Park	Green - 75.79																									
Primary School	Red - 1510																									
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Youth Provision	Amber - 844.56																									
Outdoor Sport	Amber - 906.31																									
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber																						

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site with a mixture of businesses on the site. The site fronts on to Carlton road and is within the settlement being in close proximity to Thirsk railway station. Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses. The site performs poorly against sustainability objective nine and fourteen.

<b>T/025/010a</b>	<b>Carlton Miniott Business Park Carlton Road Carlton Miniott North Yorkshire YO7 4NF</b>			
<b>Context:</b>	This is an industrial site. The site is bounded by the railway line to the east, and a mixture of residential and industrial development, and the A61 to the north. To the west is sites ref T/025/002 (greenfield) and to the south is site ref T/025/010 (greenfield), of which this site is included within.			
<b>Site Area (Ha):</b>	1.24			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop  Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

existing buildings or brownfield land	land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green Amber Green Red Amber	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 2225.44</p> <p><b>Industrial Estate/ Business Park</b> Green - 20.93</p> <p><b>Primary School</b> Red - 1441.26</p> <p><b>Secondary School</b> Red - 2830.4</p> <p><b>Doctors</b> Red - 2164.72</p> <p><b>Convenience Store</b> Green - 70.52</p> <p><b>Village Hall</b> Red - 2120.75</p> <p><b>Play Area</b> Amber - 776.68</p> <p><b>Recreation Area</b> Red - 2728.11</p> <p><b>Youth Provision</b> Amber - 775.82</p> <p><b>Outdoor Sport</b> Amber - 837.57</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Green</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site with a mixture of businesses on the site. The site fronts on to Carlton road and is within the settlement being in close proximity to Thirsk railway station. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/025/011	Land Off Ripon Way Ripon Way Carlton Miniott North Yorkshire			
Context:	This is a greenfield site with a track through to access an industrial site to the north. The main railway line runs along the eastern boundary and to the west fishing lakes. To the south is residential development, to the north industrial development, ponds and greenfields.			
Site Area (Ha):	3.93			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Amber Red Red	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 2838.46 Green - 789.35 Red - 1652 Red - 3443.41 Red - 2777.74 Amber - 588.2 Red - 2733.76 Amber - 987.42 Red - 3341.12 Amber - 986.55 Amber - 1048.3	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site to the north of Carlton Miniott. The site is set behind existing housing to the south and is adjacent to the existing development limits and adjacent to the railway line to the east. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/025/012	OS Field 7343 Carlton Road Carlton Miniott North Yorkshire			
Context:	This is a greenfield site. To the north of the site is residential development. To the east is site ref T/025/002 (greenfield) and a track which leads to an agricultural unit. To the west is site ref T/025/007a (greenfield) and to the south is site ref T/025/007 (greenfield), of which this site is part of.			
Site Area (Ha):	0.88			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.																							
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<table border="1"> <tr> <td>Town Centre</td> <td>Red - 2471.05</td> </tr> <tr> <td>Industrial Estate/ Business Park</td> <td>Green - 421.94</td> </tr> <tr> <td>Primary School</td> <td>Red - 1393.22</td> </tr> <tr> <td>Secondary School</td> <td>Red - 3076</td> </tr> <tr> <td>Doctors</td> <td>Red - 2410.33</td> </tr> <tr> <td>Convenience Store</td> <td>Green - 220.79</td> </tr> <tr> <td>Village Hall</td> <td>Red - 2366.35</td> </tr> <tr> <td>Play Area</td> <td>Green - 728.64</td> </tr> <tr> <td>Recreation Area</td> <td>Red - 2973.71</td> </tr> <tr> <td>Youth Provision</td> <td>Green - 727.78</td> </tr> <tr> <td>Outdoor Sport</td> <td>Amber - 789.53</td> </tr> </table>	Town Centre	Red - 2471.05	Industrial Estate/ Business Park	Green - 421.94	Primary School	Red - 1393.22	Secondary School	Red - 3076	Doctors	Red - 2410.33	Convenience Store	Green - 220.79	Village Hall	Red - 2366.35	Play Area	Green - 728.64	Recreation Area	Red - 2973.71	Youth Provision	Green - 727.78	Outdoor Sport	Amber - 789.53	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
Town Centre	Red - 2471.05																									
Industrial Estate/ Business Park	Green - 421.94																									
Primary School	Red - 1393.22																									
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Outdoor Sport	Amber - 789.53																									
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green																						

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that is set back from the linear residential development along Carlton Road. There is potential access available from the west and there is already some back land development from Carlton Close to the east but the site would represent an extension of the settlement into the countryside, but careful design could mitigate against the potential impact. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/025/013	Land East Of Ashtree Cottage And Pennine View Carlton Road Carlton Miniott North Yorkshire			
Context:	This is a greenfield site. The site is bounded by the A61 (Carlton Road) to the north and Coney Garth Lane to the west. There is residential development to the east and greenfields to the south.			
Site Area (Ha):	1.42			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Red Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 4347.06	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2297.95	
		<b>Primary School</b>	Amber - 907.19	
		<b>Secondary School</b>	Red - 4952.01	
		<b>Doctors</b>	Red - 4286.34	
		<b>Convenience Store</b>	Red - 2096.8	
		<b>Village Hall</b>	Red - 2692.07	
		<b>Play Area</b>	Red - 1537.81	
		<b>Recreation Area</b>	Red - 4849.72	
		<b>Youth Provision</b>	Red - 1542.69	
		<b>Outdoor Sport</b>	Red - 1551.63	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is predominantly surrounded by agricultural fields to the west and south and over the main road to the north. Some residential to the eastern boundary of the site marks the development limit and this site would alter the character of the area. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/025/014	Land West Of 8 Mowbray Houses Carlton Road Carlton Miniott North Yorkshire			
Context:	This is a greenfield site. To the south east is Carlton Road and residential development, to the south west is residential development. To the west, north and east are greenfields.			
Site Area (Ha):	1.35			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Red Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 3365.37	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 1316.27	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that fronts onto Carlton Road. The site is predominantly surrounded by agricultural fields to the north, east and west with residential to the south east, which marks the development limit. The site extends into the fields away from the linear line of development along Carlton Road and does not fit well with the existing character and form. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

<b>ALT/T/025/0 15</b>	<b>Land at Station Works, Carlton Miniott, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is an industrial site. The main railway line runs along the eastern boundary. To the western and southern boundary is residential development, and to the north is residential curtilage.			
<b>Site Area (Ha):</b>	0.63			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green  Amber  Green  Red  Amber	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Amber  Amber  Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2337.26	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 288.16	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site adjacent to the railway line and surrounded by residential development. It is well served by footpaths, cycle routes and the public transport network, with Thirsk railway station in close proximity to the site. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/037/001	Pond House Dalton North Yorkshire YO7 3HS			
<b>Context:</b>	This is a greenfield site, with a couple of dwellings and agricultural buildings on site. There is a pond in the west of the site. The site is bounded by the highway to the north and an access track to the west. There is agricultural and industrial to the west and south. Site ref T/037/010 (residential development) is to the east and greenfields to the north.			
<b>Site Area (Ha):</b>	1.37			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>the re-use of existing buildings or brownfield land</b>	land?	Red		
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Green Amber Amber Amber	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the</b>	<b>8a) Does the site have a negative impact on the setting of the</b>	Green	The site will not have an impact on the setting of	Green

<b>quality and character of the landscape and protect the special qualities of the AONB's and National Park.</b>	<b>National Park or AONB?</b>		a national park or AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 8553</p> <p><b>Industrial Estate/ Business Park</b> Red - 3438.37</p> <p><b>Primary School</b> Red - 3564.01</p> <p><b>Secondary School</b> Red - 7909.18</p> <p><b>Doctors</b> Red - 3085.2</p> <p><b>Convenience Store</b> Red - 5193.38</p> <p><b>Village Hall</b> Amber - 970.09</p> <p><b>Play Area</b> Amber - 1004.8</p> <p><b>Recreation Area</b> Red - 9214.69</p> <p><b>Youth Provision</b> Amber - 1012.09</p> <p><b>Outdoor Sport</b> Red - 3033.46</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Green</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site on the edge of the settlement between industrial units to the west, agricultural buildings to the south and residential to the east. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/037/002	Land To Rear Of Chapel Row Dalton North Yorkshire			
Context:	This is a greenfield site. The site is bounded by residential development to the west, south and east. To the north is site ref T/037/009 (greenfield).			
Site Area (Ha):	0.41			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 8265.24 <b>Industrial Estate/ Business Park</b> Red - 3420.95 <b>Primary School</b> Red - 3546.6 <b>Secondary School</b> Red - 7891.76 <b>Doctors</b> Red - 3067.78 <b>Convenience Store</b> Red - 5109.78 <b>Village Hall</b> Amber - 788.95 <b>Play Area</b> Green - 717.03 <b>Recreation Area</b> Red - 8926.92 <b>Youth Provision</b> Amber - 777.63 <b>Outdoor Sport</b> Red - 3016.04	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b> <b>10h) Would development affect</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>the setting of a Scheduled Ancient Monument?</b>			
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This largely greenfield site is an infill development between residential properties facing onto the highway on the southern boundary. The site is well served by footpaths, cycle routes and the public transport network. The site is distant from services and amenities, as such it performs poorly against sustainability objective nine.

T/037/004	Land To The South Of Garth House Dalton North Yorkshire			
Context:	This is an agricultural site, with a number of livestock sheds. To the eastern boundary is a belt of woodland. To the west and south are greenfields. To the north is residential development.			
Site Area (Ha):	0.44			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site is likely to be appropriate for development.	Green
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8492.19	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4313.78	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site that has a number of industrial buildings on site. The site has a long drive to the north connecting to the main road which is adjacent to residential properties. It is surrounded by fields to the west and south with a mature woodland/tree shelter belt to the east. There is limited access to cycleways and footpaths from the site and it is distant from services and amenities. The site performs poorly against sustainability objective three and nine.

T/037/005	OS Field 7353 Back Lane Dalton North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the south east of the site is Back Lane, which is a unmetalled track. Beyond this is site ref T/037/009 (greenfield). To the west, north and east are greenfields.			
<b>Site Area (Ha):</b>	1.39			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber  Green  Red  Green  Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Green  Green  Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8347.19	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 3306.05	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This a greenfield site outside the development limits and disconnected from existing built development. The site does not fit well with character and form of settlement. There is limited access to cycleways and footpaths from the site and it is distant from services and amenities. The site performs poorly against sustainability objective three, five and nine.

T/037/006	Dalton Transport And Storage Ltd Dalton Lane Dalton North Yorkshire YO7 3HR			
Context:	This is an industrial site. Dalton Lane runs along the north eastern boundary of the site. To the south is industrial development. To the north and west are greenfields.			
Site Area (Ha):	1.37			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

Land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	<span style="background-color: #a9f5e0; color: black; padding: 2px;">Green</span> <span style="background-color: #a9f5e0; color: black; padding: 2px;">Green</span> <span style="background-color: #ff9999; color: black; padding: 2px;">Red</span> <span style="background-color: #ffff99; color: black; padding: 2px;">Amber</span> <span style="background-color: #ffff99; color: black; padding: 2px;">Amber</span>	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	<span style="background-color: #b0c4de; color: black; padding: 2px;">Neutral</span> <span style="background-color: #b0c4de; color: black; padding: 2px;">Neutral</span> <span style="background-color: #a9f5e0; color: black; padding: 2px;">Green</span> <span style="background-color: #a9f5e0; color: black; padding: 2px;">Green</span> <span style="background-color: #b0c4de; color: black; padding: 2px;">Neutral</span>	<p>This site has a low risk of flooding and development of this site should not increase this risk.</p>	Green
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	<p>The site will not have an impact on the setting of a national park or AONB.</p>	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 8535.74 <b>Industrial Estate/ Business Park</b> Red - 3249.53 <b>Primary School</b> Red - 3375.18 <b>Secondary School</b> Red - 7720.35 <b>Doctors</b> Red - 2896.36 <b>Convenience Store</b> Red - 5176.11 <b>Village Hall</b> Amber - 952.83 <b>Play Area</b> Amber - 987.53 <b>Recreation Area</b> Red - 9197.43 <b>Youth Provision</b> Amber - 994.82 <b>Outdoor Sport</b> Red - 2844.63	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b> <b>10h) Would development affect</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>the setting of a Scheduled Ancient Monument?</b>			
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site operating as a commercial premise with a large area of hard standing and industrial unit on site. It is screened by existing landscaping from the highway and mitigation to consider the design of the development from the highway and impacts of neighbouring industrial unit to the south of the site would need to be considered. There is limited access to cycleways and footpaths from the site and it is distant from services and amenities. The site performs poorly against sustainability objective three and nine.

T/037/007	Moor And Pheasant Inn Dalton Moor Dalton North Yorkshire YO7 3JD			
Context:	This is comprises of a pub, car parking and a static caravan site. The highway runs along the north eastern frontage of the site. Old Beck runs along the south of the site. To the west and south are greenfields.			
Site Area (Ha):	0.62			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site is likely to be appropriate for development.	Green
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 9172.43 <b>Industrial Estate/ Business Park</b> Red - 4994.01 <b>Primary School</b> Red - 3043.32 <b>Secondary School</b> Red - 9243.77 <b>Doctors</b> Red - 4640.85 <b>Convenience Store</b> Red - 3431.41 <b>Village Hall</b> Red - 1209.26 <b>Play Area</b> Red - 1254.35 <b>Recreation Area</b> Red - 9834.11 <b>Youth Provision</b> Red - 1251.26 <b>Outdoor Sport</b> Red - 2234.34	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<b>Red</b>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site that operates as a pub with a small caravan park to the south of the site. The site is adjacent to the main road into Dalton (to the north) and fields to the south. There are a few houses to the west of the site facing onto the main road but development on the site would be disconnected from the settlement of Dalton. The site is vulnerable to the risk of flooding but this is to a small section of the south western boundary from the Old Beck which can be avoided through site design. Redeveloping this employment site for residential could impact economic growth. The site performs poorly against sustainability objective three, five, nine and fourteen.

T/037/008	Land To The South Of Garth House Dalton North Yorkshire			
Context:	This is an agricultural site, with a number of livestock sheds. To the eastern boundary is a belt of woodland. To the west and south are greenfields. To the north is residential development.			
Site Area (Ha):	0.44			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8492.18	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4313.77	
		<b>Primary School</b>	Red - 4102.34	
		<b>Secondary School</b>	Red - 8563.52	
		<b>Doctors</b>	Red - 3960.6	
		<b>Convenience Store</b>	Red - 4490.43	
		<b>Village Hall</b>	Green - 529.02	
		<b>Play Area</b>	Green - 574.1	
		<b>Recreation Area</b>	Red - 9153.86	
		<b>Youth Provision</b>	Green - 571.01	
		<b>Outdoor Sport</b>	Red - 3293.37	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site that has a number of industrial buildings on site. The site has a long drive to the north connecting to the main road which is adjacent to residential properties. It is surrounded by fields to the west and south with a mature woodland/tree shelter belt to the east. There is limited access to cycleways and footpaths from the site and it is distant from services and amenities. The site performs poorly against sustainability objective three and nine.

T/037/009	Land To The Rear Of Springfield House Dalton North Yorkshire			
Context:	This is a greenfield site. Site ref T/037/002 (greenfield) is to the south east of the site, and Back Lane, a track, to the north west and site ref T/037/005 (greenfield) beyond this. To the west and east is residential development.			
Site Area (Ha):	0.22			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green     Red     Green     Green     	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral     Neutral     Green     Green     Neutral     	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8152.71	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 3406.84	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that is outside development limits and is disconnected from existing built development. There is limited access to services, amenities and sustainable transport from the site and as such it performs poorly against sustainability objective three and nine.

<b>ALT/T/037/0 11</b>	<b>Land at Primrose Hill, to the South West of Dalton, Thirsk</b>			
<b>Context:</b>	This is a greenfield site. Pit Ings Lane and Primrose Hill meet at the north eastern point of the site. To the north and east is residential development, and to the west and south are greenfields with some agricultural buildings.			
<b>Site Area (Ha):</b>	0.96			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Amber Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8540.21	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4038.62	
		<b>Primary School</b>	Red - 4164.27	
		<b>Secondary School</b>	Red - 8509.43	
		<b>Doctors</b>	Red - 3685.45	
		<b>Convenience Store</b>	Red - 4819.47	
		<b>Village Hall</b>	Green - 596.19	
		<b>Play Area</b>	Green - 641.27	
		<b>Recreation Area</b>	Red - 9201.9	
		<b>Youth Provision</b>	Green - 638.18	
		<b>Outdoor Sport</b>	Red - 3622.41	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site on the edge of the settlement. The scale of development at this location would need to be considered in the context of the neighbouring proposals, if developed, to ensure that there is not a negative impact on the character of the area. However, there is limited access to services and amenities from the site and as such it performs poorly against sustainability objective nine.

<b>ALT/T/037/0 12</b>	<b>Land at Pit Ings Lane, Opp Rose Cottage, Dalton, Thirsk</b>			
<b>Context:</b>	This is a greenfield site. Pit Ings Lane is to the east of the site, and site ref ALT/T/037/011 (greenfield) is to the north. There are livestock buildings to the west and a band of woodland to the south.			
<b>Site Area (Ha):</b>	0.53			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Amber Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8527.91	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4026.32	
		<b>Primary School</b>	Red - 4151.97	
		<b>Secondary School</b>	Red - 8497.13	
		<b>Doctors</b>	Red - 3673.15	
		<b>Convenience Store</b>	Red - 4807.17	
		<b>Village Hall</b>	Green - 583.88	
		<b>Play Area</b>	Green - 628.97	
		<b>Recreation Area</b>	Red - 9189.59	
		<b>Youth Provision</b>	Green - 625.88	
		<b>Outdoor Sport</b>	Red - 3610.11	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site on the edge of the settlement. The scale of development at this location would need to be considered in the context of the neighbouring proposals, if developed, to ensure that there is not a negative impact on the character of the area. However, there is limited access to services and amenities from the site and as such it performs poorly against sustainability objective nine.

<b>ALT/T/037/0 13</b>	<b>Plot 1 Adjacent to Benwick House, Plot 2 Adjacent to White Gables, Dalton Moor, Dalton</b>			
<b>Context:</b>	This is a greenfield site, split into two different parts. There are three dwellings between the two parcels of land. To the north is the highway, and former camp site. To the east are agricultural buildings, the west and south are greenfields.			
<b>Site Area (Ha):</b>	0.44			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Amber Red Amber Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 8843 <b>Industrial Estate/ Business Park</b> Red - 4664.59 <b>Primary School</b> Red - 3340.5 <b>Secondary School</b> Red - 8914.35 <b>Doctors</b> Red - 4311.43 <b>Convenience Store</b> Red - 3728.6 <b>Village Hall</b> Amber - 879.84 <b>Play Area</b> Amber - 924.93 <b>Recreation Area</b> Red - 9504.69 <b>Youth Provision</b> Amber - 921.84 <b>Outdoor Sport</b> Red - 2531.53	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<b>Red</b>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site in open fields adjacent to three existing dwellings facing onto the highway. The site is distant from the settlement of Dalton and does not relate well to the existing form and has limited access to amenities and services. The site performs poorly against sustainability objective five and nine.

<b>ALT/T/037/0 14</b>	<b>Plot 1 to the Right of Rose Lea, Plot 2 to the Left of Rose Lea, Dalton</b>			
<b>Context:</b>	This is a greenfield site, split into two different parts. There are two dwellings between the two parcels of land. To the north is the highway, and greenfields. To the south is Old Beck, and greenfields. There are two additional dwellings to the west, and greenfields to the east.			
<b>Site Area (Ha):</b>	0.19			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

existing buildings or brownfield land	land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 8613.93 Red - 4435.53 Red - 3554.8 Red - 8685.28 Red - 4082.36 Red - 3942.89 Green - 650.77 Green - 695.86 Red - 9275.62 Green - 692.77 Red - 2745.83	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Green Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site adjacent to existing residential development facing onto the highway. The site is not connected to the settlement of Dalton and does not relate to the existing form. The site is vulnerable to flooding but this is only to the southern boundary of the site which could be avoided through site design. There is limited access to services and amenities from the site. The site performs poorly against sustainability objective five and nine.

<b>ALT/T/037/0 15</b>	<b>Land Surrounding The Moor &amp; Pheasant PH, Dalton Moor, Dalton, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is comprises of a pub, car parking and a static caravan site. The highway runs along the north eastern frontage of the site, as well as four dwellings. Old Beck runs along the south of the site. To the west and south are greenfields.			
<b>Site Area (Ha):</b>	0.61			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site is likely to be appropriate for development.	Green
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 9172.5	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 4994.09	
		<b>Primary School</b>	Red - 3043.32	
		<b>Secondary School</b>	Red - 9243.84	
		<b>Doctors</b>	Red - 4640.92	
		<b>Convenience Store</b>	Red - 3431.41	
		<b>Village Hall</b>	Red - 1209.34	
		<b>Play Area</b>	Red - 1254.43	
		<b>Recreation Area</b>	Red - 9834.19	
		<b>Youth Provision</b>	Red - 1251.33	
		<b>Outdoor Sport</b>	Red - 2234.35	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site that operates as a pub with a small caravan park to the south of the site. The site is adjacent to the main road into Dalton (to the north) and fields to the south. There are a few houses to the west of the site facing onto the main road but development on the site would be disconnected from the settlement of Dalton. The site is vulnerable to the risk of flooding but this is to a small section of the south western boundary from the Old Beck and can be avoided through site design. Redeveloping this employment site for residential could impact economic growth. The site performs poorly against sustainability objective three, five, nine and fourteen.

T/088/001	Land Adjacent Rosedene Moor Road Knayton North Yorkshire			
Context:	This is a greenfield site. There are dwellings on either side of the access off Moor Road, to the south of the development. There are greenfields to the west and north, and agricultural buildings to the east.			
Site Area (Ha):	0.11			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber  Green  Red  Amber  Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Amber  Amber  Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 6983.93	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 7405.49		
		<b>Primary School</b>	Amber - 950.74		
		<b>Secondary School</b>	Red - 7988.07		
		<b>Doctors</b>	Red - 7066.5		
		<b>Convenience Store</b>	Red - 9224.17		
		<b>Village Hall</b>	Green - 387.87		
		<b>Play Area</b>	Red - 9764.39		
		<b>Recreation Area</b>	Red - 6881.99		
		<b>Youth Provision</b>	Red - 6772.46		
		<b>Outdoor Sport</b>	Green - 675.01		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green			
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green			
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Amber			
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green			
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green			
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green			

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with road frontage on to Moor Road, situated between existing residential development to the east and west of the site. The site does not reflect the linear form of the settlement and is not well served by services and amenities. The site performs poorly against sustainability objective five and nine.

T/088/002	Land Rear Of Southfields Fanny Lane Knayton North Yorkshire			
Context:	This site consists of a dwellings and traditional u-shaped agricultural buildings. The south west of the site is greenfield, and dwellings to the south east. The site is bounded by residential development and curtilages to the north. The A19 is to the west and Fanny Lane to the east.			
Site Area (Ha):	0.51			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Amber		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Red Amber Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone	Amber

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			as identified by Natural England.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 7075.1 Red - 7496.66 Amber - 1041.92 Red - 8079.25 Red - 7157.68 Red - 9315.34 Green - 537.33 Red - 9855.57 Red - 6973.16 Red - 6863.64 Amber - 766.18	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Red Amber Amber Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This a narrow greenfield site set amongst a residential area to the south of Knayton with the A19 on its western boundary. The site goes beyond the natural west limit of the village and into the countryside beyond. The site would harm the built form and character of the settlement. The site is not well served by amenities and services. The site performs poorly against sustainability objective five and nine.

T/088/003	Former Tennis Courts Knayton North Yorkshire			
<b>Context:</b>	This site consists of hard surfaced tennis courts, and has a boundary of mature trees and hedges. To the north of the site are two dwellings. The site has highways on three sides; to the west Oaktree Bank, to the east A19 and to the South the highway to Knayton.			
<b>Site Area (Ha):</b>	0.3			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Amber Amber	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	<p>This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	<p>There is potential impact as the site is within the buffer zone</p>	Amber

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			as identified by Natural England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 6568.25 Red - 6989.81 Green - 362.11 Red - 7572.4 Red - 6650.83 Red - 8808.5 Green - 302.82 Red - 9348.73 Red - 6462.5 Red - 6352.98 Green - 86.38	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This sunken brownfield site is outside Knayton and tightly bound by highways along the majority of its boundaries. The site is outside the village of Knayton/Barrowby but adjacent to outlying dwellings to the north east of the site. Mitigation maybe required for the noise/dust from the A19 and adjacent highways. The site is distant from services and amenities and as such performs poorly against sustainability objective nine.

T/088/004	OS Field 265 Knayton North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the north is the highway to Knayton and site ref T/088/003 beyond this. To the south and west is Oaktree Bank and Hillside Rural Activities Park. To the east is the A19.			
<b>Site Area (Ha):</b>	4.15			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
		Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Red Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 6449.05	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 6870.61		
		<b>Primary School</b>	Amber - 587.96		
		<b>Secondary School</b>	Red - 7453.2		
		<b>Doctors</b>	Red - 6531.63		
		<b>Convenience Store</b>	Red - 8689.29		
		<b>Village Hall</b>	Green - 646.17		
		<b>Play Area</b>	Red - 9229.52		
		<b>Recreation Area</b>	Red - 6343.3		
		<b>Youth Provision</b>	Red - 6233.78		
		<b>Outdoor Sport</b>	Green - 313.89		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>		Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>		Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>		Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>		Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>		Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>		Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>		Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a large flat prominent greenfield site used for agriculture and separated from the village of Knayton by the A19 on its eastern boundary. Mitigation maybe required to deal with the proximity of the site to the A19 such as noise and air pollution. The site is outside the village of Knayton and Borrowby and is therefore in open countryside beyond the established settlements. The site performs poorly against sustainability objective five and nine.

T/088/005	OS Field 3548 Fanny Lane Knayton North Yorkshire			
<b>Context:</b>	This is a greenfield site. Fanny Lane runs along the southern boundary. To the east is an agricultural unit, and residential development to the west. To the north is greenfield and agricultural development.			
<b>Site Area (Ha):</b>	0.90			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
		Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 7303.24	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 7724.8		
		<b>Primary School</b>	Red - 1270.06		
		<b>Secondary School</b>	Red - 8307.39		
		<b>Doctors</b>	Red - 7385.82		
		<b>Convenience Store</b>	Red - 9543.48		
		<b>Village Hall</b>	Amber - 765.47		
		<b>Play Area</b>	Red - 10083.7 1		
		<b>Recreation Area</b>	Red - 7201.3		
		<b>Youth Provision</b>	Red - 7091.78		
		<b>Outdoor Sport</b>	Amber - 994.33		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>		Amber	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>		Amber		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>		Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>		Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>		Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>		Green		
	<b>10g) Will development of the site affect the setting of an</b>		Green		

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site accessed by a narrow lane from its southern boundary and adjacent to a working farm to the east. The site is on the southern edge of the village in open countryside. Development would harm the character of the settlement and is distant from services and amenities. The site performs poorly against sustainability objective five and nine.

T/118/002	Land East Of Amberleigh House Lowfields Lane Pickhill North Yorkshire			
Context:	The northern portion of this site is undeveloped. There are 5 new dwellings recently been constructed along the southern boundary of the site, which fronts onto Lowlands Lane. To the north and west of the site is residential development. To the east is greenfield with some agricultural development.			
Site Area (Ha):	0.54			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 11796.34</p> <p><b>Industrial Estate/ Business Park</b> Red - 10705.27</p> <p><b>Primary School</b> Green - 67.65</p> <p><b>Secondary School</b> Red - 11734.17</p> <p><b>Doctors</b> Red - 12185.56</p> <p><b>Convenience Store</b> Red - 7452.82</p> <p><b>Village Hall</b> Red - 2246.06</p> <p><b>Play Area</b> Red - 10199.72</p> <p><b>Recreation Area</b> Red - 10220.68</p> <p><b>Youth Provision</b> Red - 10232.01</p> <p><b>Outdoor Sport</b> Red - 4198.36</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Amber</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Amber</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that is prominent as land is higher than existing housing facing the green. The site is outside the development limits and has poor or no links to footpaths, cycle routes and the public transport network. The site performs poorly against sustainability objective three, five and nine.

T/118/003	Church Farm Swainby Lane Pickhill North Yorkshire YO7 4JP			
Context:	This site is entirely occupied by agricultural buildings and a single dwelling. To the west, north and east are greenfields. There is also a dismantled railway line to the west. To the south is All Saints' Church.			
Site Area (Ha):	1.88			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>  <b>Industrial Estate/ Business Park</b>  <b>Primary School</b>  <b>Secondary School</b>  <b>Doctors</b>  <b>Convenience Store</b>  <b>Village Hall</b>  <b>Play Area</b>  <b>Recreation Area</b>  <b>Youth Provision</b>  <b>Outdoor Sport</b>	Red - 11611.4 4  Red - 10855.6  Amber - 498.98  Red - 11549.2 7  Red - 12000.6 6  Red - 7522  Red - 2396.4  Red - 10014.8 2  Red - 10035.7 8  Red - 10382.3 5  Red - 4348.7	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the</b>	Amber  Amber  Amber  Green  Amber  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.  Amber	

	site affect a Registered Historic Park and Garden or Registered Battlefield?			
	10g) Will development of the site affect the setting of an elevated conservation area?	Green		
	10h) Would development affect the setting of a Scheduled Ancient Monument?	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?	Green		
<b>12. To reduce crime and the fear of crime.</b>	12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	13a) Is there potential for direct jobs to be created as a result of development?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site consisting of agricultural units. The site is disconnected from the main built form of the settlement and has poor or no links to footpaths, cycle routes and the public transport network. An isolated development would have a negative impact on the character of the area. The site performs poorly against sustainability objective three, five and nine.

T/118/004	Station Farm Pickhill North Yorkshire YO7 4JG			
<b>Context:</b>	This site consists of agricultural buildings and a small element of greenfield to the west. To the south of the site are dwellings and the highway. To the east is residential development. To the north and west are greenfields.			
<b>Site Area (Ha):</b>	0.90			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>					
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>  <b>Industrial Estate/ Business Park</b>  <b>Primary School</b>  <b>Secondary School</b>  <b>Doctors</b>  <b>Convenience Store</b>  <b>Village Hall</b>  <b>Play Area</b>  <b>Recreation Area</b>  <b>Youth Provision</b>  <b>Outdoor Sport</b>	Red - 11574.7 2  Red - 10132.7 9  Amber - 818.86  Red - 11512.5 5  Red - 11963.9 4  Red - 7231.2  Red - 1673.58  Red - 9654.65  Red - 9999.06  Red - 9659.53  Red - 3976.74	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green  Green  Amber  Green  Green  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site surrounded by existing residential development. The site has the potential to impact on the character and form of the settlement, but careful design could mitigate against the potential impact with careful consideration to height, scale, roofscape, density, layout etc. The site has limited access to services and amenities and as such the site performs poorly against sustainability objective nine.

<b>T/118/004a</b>	<b>Station Farm, Pickhill</b>			
<b>Context:</b>	This site consists of two large agricultural buildings and a small element of greenfield to the west. To the south of the site the agricultural unit continues, dwellings and the highway. To the east is residential development. To the north and west are greenfields.			
<b>Site Area (Ha):</b>	0.51			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red  Amber  Amber  Green  Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Green  Green  Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 11392.5 3</p> <p><b>Industrial Estate/ Business Park</b> Red - 9950.59</p> <p><b>Primary School</b> Amber - 865.29</p> <p><b>Secondary School</b> Red - 11330.3 5</p> <p><b>Doctors</b> Red - 11781.7 5</p> <p><b>Convenience Store</b> Amber - 464.98</p> <p><b>Village Hall</b> Red - 1491.39</p> <p><b>Play Area</b> Red - 9472.46</p> <p><b>Recreation Area</b> Red - 9816.86</p> <p><b>Youth Provision</b> Red - 9477.34</p> <p><b>Outdoor Sport</b> Red - 3794.55</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Green</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>Battlefield?</b>  <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site surrounded by existing residential development. The site has the potential to impact on the character and form of the settlement, but careful design could mitigate against the potential impact with careful consideration to height, scale, roofscape, density, layout etc. Due to its rural location the site has limited access to services and amenities and as such the site performs poorly against sustainability objective nine.

T/126/001	Os Field 2587 Sandhutton North Yorkshire			
<b>Context:</b>	This is a greenfield site. The site is bounded by greenfields to the south and part of the western boundary. Residential development and curtilages are to the north west, and entirely to the north and north east. There is industrial use to the west.			
<b>Site Area (Ha):</b>	0.66			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Green Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 5767.71	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 3718.61	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site that is situated behind the existing built form in the Sandhutton. The site extends well beyond the existing build line and the proposed scale is not in keeping with character or form. The site has limited access to services and amenities. The site performs poorly against sustainability objective five and nine.

T/126/002	Church Farm Sandhutton North Yorkshire YO7 4RW			
<b>Context:</b>	This is an agricultural unit, with two dwelling within the site, to the east. To the south of the site is Sandhutton Lane and residential development. There are greenfields to the north and east. To the west is residential development and curtilage.			
<b>Site Area (Ha):</b>	0.81			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
		Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Green Green Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 5206.49	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 3157.39	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site of agricultural buildings. Housing development would be prominent on approach into the settlement from Sandhutton Lane but given that the site is currently farm yard, and adjacent to the built form, a well designed scheme could enhance the approach into settlement. The site is distant from amenities and services and as such performs poorly against sustainability objective nine.

<b>T/126/002a</b>	<b>Church Farm</b>			
<b>Context:</b>	This is an agricultural unit, with two dwelling within the site, to the east. This site omits the northern portion of site ref T/126/002. To the south of the site is Sandhutton Lane and residential development. There are greenfields east. To the west is residential development and curtilage.			
<b>Site Area (Ha):</b>	0.43			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Green Green Green	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 5158.84</p> <p><b>Industrial Estate/ Business Park</b> Red - 3109.74</p> <p><b>Primary School</b> Red - 2822.01</p> <p><b>Secondary School</b> Red - 5763.79</p> <p><b>Doctors</b> Red - 5098.12</p> <p><b>Convenience Store</b> Green - 87.15</p> <p><b>Village Hall</b> Green - 603.83</p> <p><b>Play Area</b> Red - 2349.59</p> <p><b>Recreation Area</b> Red - 5661.51</p> <p><b>Youth Provision</b> Red - 2354.47</p> <p><b>Outdoor Sport</b> Red - 2363.42</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Red</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Amber</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Green</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a brownfield site of agricultural buildings. Housing development would be prominent on approach into the settlement from Sandhutton Lane but given that the site is currently farm yard, and adjacent to the built form, a well designed scheme could enhance the approach into settlement. The site is distant from amenities and services and as such performs poorly against sustainability objective nine.

T/126/003	Land at Skipton Old Airfield Sandhutton			
<b>Context:</b>	This site is the northern part of the former RAF Skipton-on-Swale. This site is now regarded as agricultural land. The site boundary from the northern point to the south western point, on the western side follows the River Swale. The eastern and southern boundaries abut greenfields and agricultural development. A portion of the land extends south to abut the site ref ALT/T/126/004.			
<b>Site Area (Ha):</b>	113.62			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>the re-use of existing buildings or brownfield land</b>	land?	Red		Yellow
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the</b>	<b>8a) Does the site have a negative impact on the setting of the</b>	Green	The site will not have an impact on the setting of	Green

<b>quality and character of the landscape and protect the special qualities of the AONB's and National Park.</b>	<b>National Park or AONB?</b>		a national park or AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 8053.62</p> <p><b>Industrial Estate/ Business Park</b> Red - 6004.52</p> <p><b>Primary School</b> Red - 4684.78</p> <p><b>Secondary School</b> Red - 8658.58</p> <p><b>Doctors</b> Red - 7992.9</p> <p><b>Convenience Store</b> Red - 5803.36</p> <p><b>Village Hall</b> Red - 3015.61</p> <p><b>Play Area</b> Red - 5244.37</p> <p><b>Recreation Area</b> Red - 8556.29</p> <p><b>Youth Provision</b> Red - 5249.25</p> <p><b>Outdoor Sport</b> Red - 5258.2</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Amber</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	site affect the setting of an elevated conservation area?  10h) Would development affect the setting of a Scheduled Ancient Monument?	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This is mixed brownfield and greenfield site of a substantial scale being a former airfield. It is detached from the existing settlement and additional development would be noticeable over a significant distance due to the level low lying land of the site. The site is vulnerable to flooding from the north, east and west but this is largely restricted to the boundary areas and can be avoided through design. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three and five.

<b>ALT/T/126/04</b>	<b>Land to the North of Disused Airfield, Bewteen R Swale and Sand Hutton, North Yorkshire</b>			
<b>Context:</b>	This site is the northern part of the former RAF Skipton-on-Swale. This site is now regarded as agricultural land. The site boundary from the northern point to the south western point, on the western side follows the River Swale. The eastern and southern boundaries abut greenfields and agricultural development.			
<b>Site Area (Ha):</b>	118.95			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 7737.24</p> <p><b>Industrial Estate/ Business Park</b> Red - 5688.13</p> <p><b>Primary School</b> Red - 4368.4</p> <p><b>Secondary School</b> Red - 8342.19</p> <p><b>Doctors</b> Red - 7676.52</p> <p><b>Convenience Store</b> Red - 5486.97</p> <p><b>Village Hall</b> Red - 2699.22</p> <p><b>Play Area</b> Red - 4927.99</p> <p><b>Recreation Area</b> Red - 8239.9</p> <p><b>Youth Provision</b> Red - 4932.87</p> <p><b>Outdoor Sport</b> Red - 4941.81</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Amber</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This is mixed brownfield and greenfield site of a substantial scale being a former airfield. It is detached from the existing settlement and additional development would be noticeable over a significant distance due to the level low lying land of the site. The site is vulnerable to flooding from the north, east and west but this is largely restricted to the boundary areas and can be avoided through design. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three and five.

T/129/001	Hill And Son Funeral Directors Storage Garage At Low Lane Hutton Sessay North Yorkshire			
Context:	This site consists of large storage buildings. Low Lane runs along the southern boundary of the site. To the west of the site are dwellings and fishing lakes. To the north and east are greenfields. On the opposite side of Low Lane are sites ref T/129/002 and T/129/006 (both greenfield).			
Site Area (Ha):	0.79			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural	Red		

existing buildings or brownfield land	land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 9640.81 Red - 6004.33 Red - 1813.06 Red - 10162.7 Red - 5966.8 Red - 2201.15 Amber - 1025.05 Red - 2580.31 Red - 9918.47 Red - 1141.64 Amber - 1004.09	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green	

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a brownfield site with existing industrial units on site. It is outside the main body of the village which is to the south of the site and linear in form. Development on the site would detract from the character of the landscape due to open nature of site particularly on its eastern boundary. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three, five and nine.

T/129/002	Land South Of Scarthroyd Cottage And North Of The Lodge Low Lane Hutton Sessay North Yorkshire			
Context:	This is a greenfield site. There are dwellings to the north and south of the site. To the west is Low Lane, and site ref T/129/001 (industrial) and to the east are greenfields.			
Site Area (Ha):	0.22			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Red Red Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 9634.21  <b>Industrial Estate/ Business Park</b> Red - 5976.69  <b>Primary School</b> Red - 1785.42  <b>Secondary School</b> Red - 10156.17  <b>Doctors</b> Red - 5939.16  <b>Convenience Store</b> Red - 2173.51  <b>Village Hall</b> Amber - 997.41  <b>Play Area</b> Red - 2552.67  <b>Recreation Area</b> Red - 9911.87  <b>Youth Provision</b> Amber - 1114  <b>Outdoor Sport</b> Amber - 976.45	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>  <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green  Green  Green  Green  Green  Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site and would act as an infill between two existing residential properties to the north and south of the site. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/129/003	Land North Of The Paddocks Main Street Sessay North Yorkshire			
Context:	This is a greenfield site. To the south of the site is a new housing development. To the north is T/129/005a, which is site is the southern portion of. To the west is Main Street. To the east are greenfields.			
Site Area (Ha):	0.19			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Amber Green Green	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level.  All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location.  Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 9909.31	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 6189.64		
		<b>Primary School</b>	Red - 1486.42		
		<b>Secondary School</b>	Red - 10431.27		
		<b>Doctors</b>	Red - 6152.1		
		<b>Convenience Store</b>	Red - 1874.51		
		<b>Village Hall</b>	Green - 698.42		
		<b>Play Area</b>	Red - 2765.61		
		<b>Recreation Area</b>	Red - 10186.97		
		<b>Youth Provision</b>	Amber - 815		
		<b>Outdoor Sport</b>	Green - 677.45		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green			
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber			
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green			
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green			
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green			
	<b>10g) Will development of the</b>	Green			

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site surrounded by agricultural fields to the north and east with residential development to the west on the other side of the road (Sessy Garth). There is also residential development to the south of the site. Due to the open and flat nature of the landscape the site is prominent from Sessy Garth. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/129/004	Land North Of The Paddocks Main Street Sessay North Yorkshire			
Context:	The southern portion of this site is a new housing development consisting of 6 dwellings, the northern portion is greenfield. To the north and east of the site are greenfields. To the west is Main Street.			
Site Area (Ha):	0.42			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Amber Green Green	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level.  All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location.  Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 9950.21	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 6230.53		
		<b>Primary School</b>	Red - 1451.88		
		<b>Secondary School</b>	Red - 10472.17		
		<b>Doctors</b>	Red - 6193		
		<b>Convenience Store</b>	Red - 1839.98		
		<b>Village Hall</b>	Green - 663.88		
		<b>Play Area</b>	Red - 2806.5		
		<b>Recreation Area</b>	Red - 10227.87		
		<b>Youth Provision</b>	Amber - 780.47		
		<b>Outdoor Sport</b>	Green - 642.91		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green			
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber			
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green			
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green			
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green			
	<b>10g) Will development of the</b>	Green			

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site surrounded by agricultural fields to the north and east with residential development to the west on the other side of the road (Sessy Garth). There is also residential development to the south of the site. Due to the open and flat nature of the landscape the site is prominent from Sessy Garth. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/129/005	Land North Of The Paddocks Main Street Sessay North Yorkshire			
Context:	This is a greenfield site. The southern portion of the site is a new housing development consisting of 6 dwellings. To the north and east are greenfields. To the west is Main Street.			
Site Area (Ha):	0.61			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Amber Green Green	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level.  All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location.  Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 9914.63	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Red - 6194.95		
		<b>Primary School</b>	Red - 1487.21		
		<b>Secondary School</b>	Red - 10436.59		
		<b>Doctors</b>	Red - 6157.42		
		<b>Convenience Store</b>	Red - 1875.31		
		<b>Village Hall</b>	Green - 699.21		
		<b>Play Area</b>	Red - 2770.92		
		<b>Recreation Area</b>	Red - 10192.29		
		<b>Youth Provision</b>	Amber - 815.8		
		<b>Outdoor Sport</b>	Green - 678.24		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green			
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber			
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green			
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green			
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green			
	<b>10g) Will development of the</b>	Green			

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site is surrounded by agricultural fields to the north and east with residential development to the west on the other side of the road (Sessy Garth). There is also residential development to the south of the site. Due to the open and flat nature of the landscape the site is prominent from Sessay Garth. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/129/005a	Land North of the Paddocks			
Context:	This is a greenfield site. To the south of the site is a new housing development. To the west is Main Street. To the north and east are greenfields.			
Site Area (Ha):	0.39			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Red Amber Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 9874.25  <b>Industrial Estate/ Business Park</b> Red - 6154.57  <b>Primary School</b> Red - 1522.96  <b>Secondary School</b> Red - 10396.2 1  <b>Doctors</b> Red - 6117.04  <b>Convenience Store</b> Amber - 695.33  <b>Village Hall</b> Green - 734.96  <b>Play Area</b> Red - 2730.54  <b>Recreation Area</b> Red - 10151.9 1  <b>Youth Provision</b> Amber - 851.54  <b>Outdoor Sport</b> Green - 713.99	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>  <b>10g) Will development of the site affect the setting of an</b>	Green  Green  Amber  Green  Green  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site surrounded by agricultural fields to the north and east with residential development to the west on the other side of the road (Sessy Garth). There is also residential development to the south of the site. Due to the open and flat nature of the landscape the site is prominent from Sessy Garth. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/129/006	Land To The East Of The Gables Station Road Sessay North Yorkshire			
Context:	This is a greenfield site. To the east is Sessay Garth, and to the north is Low Lane. These two highways meet at the north eastern corner of the site. To the west and south is residential development.			
Site Area (Ha):	0.84			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red Red Amber Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 9753.53	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 6033.85	Red
		<b>Primary School</b>	Red - 1700.1	
		<b>Secondary School</b>	Red - 10275.49	
		<b>Doctors</b>	Red - 5996.32	
		<b>Convenience Store</b>	Red - 2088.19	
		<b>Village Hall</b>	Amber - 912.1	
		<b>Play Area</b>	Red - 2609.82	
		<b>Recreation Area</b>	Red - 10031.19	
		<b>Youth Provision</b>	Amber - 1028.68	
		<b>Outdoor Sport</b>	Amber - 891.13	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the</b>	Green		

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site, which, due to the flat and open nature of the land the site on the junction of Sessay Garth and Low Lane, is very prominent on the approach to the village. The site is surrounded by residential development to the north, south, east and west with some agricultural buildings and open fields to the south west of the site. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

<b>ALT/T/129/07</b>	<b>Village Farm, Main Street, Sessay, North Yorkshire</b>			
<b>Context:</b>	This site consists of a mix of different agricultural buildings. There is also a dwelling on site. To the north west and south east are dwellings, with greenfields to the south. To the north of the site the main street runs along the frontage.			
<b>Site Area (Ha):</b>	0.60			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Green Green Amber Green Green	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level.  All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location.  Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 10357.5 4	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 6920.36	Red

	<b>site affect the setting of an elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This brownfield site is located within the village, surrounded by residential development to the north, east, south and west. A cricket pitch is located to the north west of the site. The loss of the agricultural buildings would impact on the character of the area. Careful consideration should be given to the design and layout of any development. The site has poor access to adequate facilities and links to footpaths, cycle routes and the public transport network. The site scores poorly against objective three and nine.

T/137/001	Land South East Of Springfield Upsall Road South Kilvington North Yorkshire			
Context:	This is a greenfield site. To the north is Upsall Road, and the A19 to the east. To the west is a mixture of greenfields and residential development. To the south is site ref T/137/003 (greenfield).			
Site Area (Ha):	4.82			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>  <b>Industrial Estate/ Business Park</b>  <b>Primary School</b>  <b>Secondary School</b>  <b>Doctors</b>  <b>Convenience Store</b>  <b>Village Hall</b>  <b>Play Area</b>  <b>Recreation Area</b>  <b>Youth Provision</b>  <b>Outdoor Sport</b>	Red - 2649.97  Red - 3071.53  Amber - 1029.96  Red - 3654.12  Red - 2732.55  Red - 4890.21  Red - 2567.07  Red - 5430.44  Red - 2782.49  Red - 2755.99  Amber - 1110.88	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>  <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green  Green  Amber  Green  Amber  Green  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.  Amber	

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is adjacent to development limits of South Kilvington, to the north and the A19 to the east. The site is adjacent to development limits of South Kilvington, however, the scale and location of the site does not reflect the context of the surroundings and has a poor relationship with, the existing built form. Some mitigation may be necessary due to noise and air pollution from the A19. The site is greenfield location with poor access to adequate facilities. The site scores poorly against objective five and nine.

T/137/002	Land Opposite Street Close West Side Of Stockton Road South Kilvington North Yorkshire			
Context:	This is a greenfield site. The site is bounded to the north, west and south by greenfield. To the south is site ref ALT/T/152/020. To the east is Stockton Road.			
Site Area (Ha):	3.38			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 1796.21 <b>Industrial Estate/ Business Park</b> Red - 2217.77 <b>Primary School</b> Amber - 1042.82 <b>Secondary School</b> Red - 2800.36 <b>Doctors</b> Red - 1878.79 <b>Convenience Store</b> Red - 4036.46 <b>Village Hall</b> Red - 1713.31 <b>Play Area</b> Red - 4576.68 <b>Recreation Area</b> Red - 1928.73 <b>Youth Provision</b> Red - 1902.23 <b>Outdoor Sport</b> Red - 1320.51	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b> <b>10h) Would development affect</b>	Green Green Amber Amber Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>the setting of a Scheduled Ancient Monument?</b>			
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential or recreational development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential or recreational development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is surrounded by open fields with the A61 to the east of the site with a few isolated residential properties. The Cod Beck runs close to the western boundary which is vulnerable to flood risk, however, this can be avoided through site design. The site is disconnected from the settlement and as such would be harmful to the character. Due to its location the site is also distant from services and amenities. The site performs poorly against sustainability objective five and nine.

T/137/003	Land at Stockton Road and Stoneybrough Lane Thirsk			
<b>Context:</b>	This is a greenfield site. To the west is Stockton Road, to the east is the A19. To the north is site ref T/137/001 (greenfield) and to the south is site ref T/152/013/H (greenfield).			
<b>Site Area (Ha):</b>	25.67			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 1902.39 <b>Industrial Estate/ Business Park</b> Red - 2323.95 <b>Primary School</b> Red - 1270.68 <b>Secondary School</b> Red - 2906.53 <b>Doctors</b> Red - 1984.96 <b>Convenience Store</b> Red - 4142.63 <b>Village Hall</b> Red - 1819.48 <b>Play Area</b> Red - 4682.86 <b>Recreation Area</b> Red - 2034.9 <b>Youth Provision</b> Red - 2008.41 <b>Outdoor Sport</b> Red - 1548.37	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<b>Red</b>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	<b>Green</b> <b>Green</b> <b>Amber</b> <b>Amber</b> <b>Amber</b> <b>Green</b> <b>Green</b>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	<b>Amber</b>

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is open countryside between Thirsk and South Kilvington with prominent views approaching the settlements. The site is disconnected from the settlements. The proposed scale will have negative impact on form and character of settlement. The site is in a vulnerable location to flooding, may require mitigation from noise and air pollution due to its proximity to the A19 and has poor access to services. The site scores poorly against objective five, seven and nine.

T/137/003a	Land North of Rybeck Farm			
Context:	This is a greenfield site. To the west is an agricultural unit. To the north and east is site ref T/137/003 (greenfield). To the south is site ref T/152/013 (greenfield).			
Site Area (Ha):	4.46			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1550.62	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 1972.18	Red

  

<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Amber		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Amber		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		
	<b>10h) Would development affect</b>	Green		

	<b>the setting of a Scheduled Ancient Monument?</b>			
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is open countryside and a smaller section of the larger site, T/137/003. The site has poor access to services and is vulnerable location to flooding, but this is largely indicated to be on the northern boundary of the site so can be avoided through site design. The site scores poorly against objective five and nine.

T/137/004	OS Fields 7800 & 7819 Stockton Road Thirsk North Yorkshire			
Context:	This is a greenfield site. To the west is site ref ALT/T/152/020 (greenfield, of which this smaller site is included within. The A61 runs along the eastern boundary. To the north is site ref T/137/002 (greenfield) and to the south is greenfields and residential development.			
Site Area (Ha):	3.46			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 1902.4</p> <p><b>Industrial Estate/ Business Park</b> Red - 2323.96</p> <p><b>Primary School</b> Red - 1270.69</p> <p><b>Secondary School</b> Red - 2906.54</p> <p><b>Doctors</b> Red - 1984.97</p> <p><b>Convenience Store</b> Red - 4142.64</p> <p><b>Village Hall</b> Red - 1819.49</p> <p><b>Play Area</b> Red - 4682.87</p> <p><b>Recreation Area</b> Red - 2034.91</p> <p><b>Youth Provision</b> Red - 2008.41</p> <p><b>Outdoor Sport</b> Red - 1548.38</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Amber</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is disconnected from the settlements to the north and south, which allows significant views towards it. Development will result in loss of open countryside which is currently prominent view on approach towards the settlement. The site scores poorly against objective five and nine.

<b>ALT/T/137/05</b>	<b>Glebe Farm Site 1, Land North of Glebe Farm, South Kilvington, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. To the south is site ALT/T/137/006 (agricultural/residential). To the west is site ref ALT/T/137/007 (greenfield). To the north is residential development and to the east is residential development and Stockton Road.			
<b>Site Area (Ha):</b>	0.49			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2170.27	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2591.83	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with residential development to the north and east of the site. There are agricultural buildings neighbouring the site however these buildings have also been put forward for consideration for development. The site is well served by footpaths, cycle routes and the public transport network. The site scores poorly against objective nine.

<b>ALT/T/137/06</b>	<b>Glebe Farm Site 2, Glebe Farm, Stockton Road, South Kilvington, North Yorkshire</b>			
<b>Context:</b>	This site has recently been developed to demolish the agricultural buildings and construct two new dwellings. To the north is site ref ALT/T/137/005 and to the west site ref ALT/T/137/007 (both greenfield). To the south are greenfields and to the east is residential development and Stockton Road.			
<b>Site Area (Ha):</b>	0.49			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 2087.57 Red - 2509.13 Amber - 598.86 Red - 3091.72 Red - 2170.15 Red - 4327.82 Red - 2004.67 Red - 4868.04 Red - 2220.09 Red - 2193.59 Amber - 876.55	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Green Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This site is dominated by the existing agricultural buildings and the loss of these buildings would have some impact on the character of the settlement. Careful consideration of the scale and layout of any new development would be required to limit potential impact on the form of the settlement. The site is well served by footpaths, cycle routes and the public transport network. The site scores poorly against objective nine.

<b>ALT/T/137/07</b>	<b>Glebe Farm Site 3, Land West of Glebe Farm, South Kilvington, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. To the west is Cod Beck. To the east are sites ref ALT/T/137/005 (greenfield) and ALT/T/137/006 (agricultural/residential). To the north and south are greenfields.			
<b>Site Area (Ha):</b>	1.17			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 2211.95 <b>Industrial Estate/ Business Park</b> Red - 2633.51 <b>Primary School</b> Amber - 634.87 <b>Secondary School</b> Red - 3216.1 <b>Doctors</b> Red - 2294.53 <b>Convenience Store</b> Red - 4452.19 <b>Village Hall</b> Red - 2129.05 <b>Play Area</b> Red - 4992.42 <b>Recreation Area</b> Red - 2344.47 <b>Youth Provision</b> Red - 2317.97 <b>Outdoor Sport</b> Amber - 912.57	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<b>Red</b>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	<b>Green</b> <b>Green</b> <b>Amber</b> <b>Amber</b> <b>Amber</b> <b>Green</b> <b>Green</b>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	<b>Amber</b>

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site is behind the existing agricultural buildings that face onto the A61. Development at this scale would impact on the character and form of the settlement. The site is distant from services and amenities. The site scores poorly against objective five and nine.

T/138/001	Crosby Lodge South Otterington North Yorkshire DL7 9HT			
Context:	This is a greenfield site, with two dwellings and curtilage at the western portion of the site, on the frontage with the A61. The site is bounded by greenfields and curtilage to the north, east and south.			
Site Area (Ha):	0.75			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green Red Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7615.5 <b>Industrial Estate/ Business Park</b> Red - 8506.7 <b>Primary School</b> Amber - 642.97 <b>Secondary School</b> Red - 7399.45 <b>Doctors</b> Red - 6184.66 <b>Convenience Store</b> Red - 8270.99 <b>Village Hall</b> Amber - 826.38 <b>Play Area</b> Red - 8008.41 <b>Recreation Area</b> Red - 6212.01 <b>Youth Provision</b> Red - 6171.65 <b>Outdoor Sport</b> Red - 2112.23	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is on the settlement boundary of South Otterington and visible from the main road to Northallerton. The would go beyond the current development line on the eastern side of the village and does not reflect the built form. The site scores poorly against objective five and nine.

<b>T/138/002</b>	<b>The Forge South Otterington North Yorkshire DL7 9HJ</b>			
<b>Context:</b>	This is an agricultural unit. The A167 runs along the eastern boundary of the site, and the highway to Newby Wiske on the southern boundary. The primary school is to the west, and greenfields to the north. Howe Beck crosses through the site in the north eastern corner.			
<b>Site Area (Ha):</b>	0.87			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Amber		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Amber Green Green	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	<p>The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.</p>	Red
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	<p>There is potential impact as the site is within the buffer zone</p>	Amber

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			as identified by Natural England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 7210.44 Red - 8101.64 Amber - 428.17 Red - 6994.39 Red - 5779.6 Red - 8056.19 Green - 611.58 Red - 7793.61 Red - 5806.95 Red - 5766.59 Red - 1897.43	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site fronts onto the A167 with some industrial buildings on site. The site is enclosed on its western boundary by the Primary school and is vulnerable to flooding, but this only relates to the north eastern section of the site adjacent to Howe Beck which can be avoided through site design. Due to its rural location the site is distant from amenities and services. The site scores poorly against objective nine.

T/138/003	Whitley Grange South Otterington North Yorkshire DL7 9HU			
Context:	This is an agricultural unit. The north western tip of the site abuts Scotts Row, there is residential development to the north and site ref T/138/004 (greenfield). Residential development and the A167 is to the east. There are greenfields to the west and south.			
Site Area (Ha):	2.71			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber  Red  Red  Green  Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Red  Red  Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7859.75 <b>Industrial Estate/ Business Park</b> Red - 8750.95 <b>Primary School</b> Amber - 499.47 <b>Secondary School</b> Red - 7643.7 <b>Doctors</b> Red - 6428.91 <b>Convenience Store</b> Red - 8074.58 <b>Village Hall</b> Green - 505.16 <b>Play Area</b> Red - 7812 <b>Recreation Area</b> Red - 6456.26 <b>Youth Provision</b> Red - 6415.9 <b>Outdoor Sport</b> Red - 2356.49	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

A greenfield site adjacent to the development boundary of South Otterington. The site is vulnerable to flooding, but this only relates to a small south west section of the site adjacent to River Wiske which can be avoided through site design. The site would be a significant extension to the village, impacting its character. Due to its rural location the site is distant from amenities and services. The site scores poorly against objective five and nine.

T/138/004	OS Field 4234 South Otterington North Yorkshire			
<b>Context:</b>	This is a greenfield site. Site ref T/138/005 (greenfield) is to the north, this site is also included within site ref T/138/005. There is residential development to the west and east. To the south is site ref T/138/003 (greenfield).			
<b>Site Area (Ha):</b>	0.88			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level.</p> <p>All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	<p>This site is a less vulnerable location.</p> <p>Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	<p>There is potential impact as the site is within the buffer zone as identified by Natural</p>	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 7812.63	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 8703.82	
		<b>Primary School</b>	Amber - 452.34	
		<b>Secondary School</b>	Red - 7596.58	
		<b>Doctors</b>	Red - 6381.79	
		<b>Convenience Store</b>	Red - 8027.45	
		<b>Village Hall</b>	Green - 458.03	
		<b>Play Area</b>	Red - 7764.87	
		<b>Recreation Area</b>	Red - 6409.13	
		<b>Youth Provision</b>	Red - 6368.77	
		<b>Outdoor Sport</b>	Red - 2309.36	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with residential development on the eastern and western boundaries. It could be seen as an infilling of existing form of development, but would require careful planning to avoid overlooking issues for existing dwellings. The site is distant from services and amenities and as such the site scores poorly against objective nine.

T/138/005	OS Fields 3942 & 4234 South Otterington North Yorkshire			SOT1
Context:	This is a greenfield site. There is residential development to the west, north and east. To the south is site ref T/138/003 (greenfield). The southern portion of this site is T/138/004.			
Site Area (Ha):	1.53			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level.</p> <p>All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	<p>This site is a less vulnerable location.</p> <p>Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	<p>There is potential impact as the site is within the buffer zone as identified by Natural</p>	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7793.46 <b>Industrial Estate/ Business Park</b> Red - 8684.66 <b>Primary School</b> Amber - 433.18 <b>Secondary School</b> Red - 7577.41 <b>Doctors</b> Red - 6362.62 <b>Convenience Store</b> Red - 8008.29 <b>Village Hall</b> Green - 438.86 <b>Play Area</b> Red - 7745.71 <b>Recreation Area</b> Red - 6389.97 <b>Youth Provision</b> Red - 6349.61 <b>Outdoor Sport</b> Red - 2290.2	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with residential development on the eastern and western boundaries. It could be seen as an infilling of existing form of development, but would require careful planning to avoid overlooking issues for existing dwellings. The site is distant from services and amenities and as such the site scores poorly against objective nine.

<b>PST/T/138/06</b>	<b>Land North Of Mayfield And East Of Orchard House South Otterington North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site, which has numerous mature trees along the northern and southern boundaries. To the north is the primary school and the highway to Newby Wiske. To the west, east and south is residential development.			
<b>Site Area (Ha):</b>	0.77			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Green		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 7302.16	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 8138.07	
		<b>Primary School</b>	Green - 173.7	
		<b>Secondary School</b>	Red - 8210.55	
		<b>Doctors</b>	Red - 5948.78	
		<b>Convenience Store</b>	Green - 171.08	
		<b>Village Hall</b>	Green - 354.49	
		<b>Play Area</b>	Red - 7536.52	
		<b>Recreation Area</b>	Red - 5968.62	
		<b>Youth Provision</b>	Red - 5939.29	
		<b>Outdoor Sport</b>	Red - 1876.35	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site with an avenue of mature trees along the roadside to the northern boundary and also mature trees along the southern boundary that are protected by tree preservation order. Further assessment of these trees will be required. The site is distant from services and amenities and as such the site scores poorly against objective nine.

T/139/001	Land To South Of St Oswalds Close Back Lane Sowerby North Yorkshire			
Context:	This is a greenfield site with a large storage/agricultural shed. The site is bounded by residential development to the west, north and east. To the south is site ref ALT/T/139/020/H (greenfield).			
Site Area (Ha):	0.34			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Green Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1405.86	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2109.39	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a greenfield site on the edge of built development at Sowerby and is in close proximity to existing built development. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

T/139/002	Land On The South Side Of Saxty Way Sowerby North Yorkshire			
Context:	This is a greenfield site with some polytunnels. The site is bounded by residential development to the north, east and south. To the west is site ref T/139/005, which is a recent large mixed use development.			
Site Area (Ha):	1.15			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1484.78	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2687.35	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is adjacent to existing residential development and the new development Sowerby Gateway development. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

T/139/003	Brynklehowe York Road Thirsk North Yorkshire YO7 3AA			
Context:	This is a greenfield site to the southern portion, with a dwelling and curtilage to the northern portion. To the east of the site is the A170. The site is bounded by site ref ALT/T/139/023 (greenfield) to the north, west and south.			
Site Area (Ha):	0.55			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Red	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 952.72	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 399.63	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site fronts on to York Road, which is a main route through to the A19 and is disconnected from the main built form of the settlement. It is on opposite side of road to industrial estate but does not fit with the character of the area. The site scores poorly against objective five and nine.

T/139/004	Station Road Farm Station Road Thirsk North Yorkshire YO7 1QH			
Context:	This is a large greenfield site. The western boundary abuts the main train line and site ref T/139/016 (greenfield). The site extends to the east to abut residential development off Topcliffe Road. The northern boundary abuts Station Road, and the southern boundary meets the northern boundary of site ref T/139/005 (recent mixed development).			
Site Area (Ha):	46.28			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop	Amber		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best	Amber		

the re-use of existing buildings or brownfield land?	and most versatile agricultural land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	5a) Is there scope to develop or improve green infrastructure links through the development?	Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
	5b) Is the site prominent in any significant views towards a settlement?	Red		
	5c) What is the impact on form and character of a settlement?	Red		
	5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?	Green		
	5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?	Green		
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	7a) Will the development promote low and zero carbon technologies and renewable sources?	Neutral	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
	7b) Will the development have an adverse effect on air quality in the area?	Neutral		
	7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?	Amber		
	7d) Will development increase the risk of flooding?	Amber		
	7e) Can any increase in risk of flooding be mitigated?	Amber		
8. To maintain and enhance the	8a) Does the site have a negative impact on the setting of the	Green	The site will not have an impact on the setting of	Green

<b>quality and character of the landscape and protect the special qualities of the AONB's and National Park.</b>	<b>National Park or AONB?</b>		a national park or AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 1932.65</p> <p><b>Industrial Estate/ Business Park</b> Green - 723.48</p> <p><b>Primary School</b> Red - 2252.94</p> <p><b>Secondary School</b> Red - 2537.6</p> <p><b>Doctors</b> Red - 1871.93</p> <p><b>Convenience Store</b> Red - 1256.31</p> <p><b>Village Hall</b> Red - 1827.95</p> <p><b>Play Area</b> Red - 1796.54</p> <p><b>Recreation Area</b> Red - 2435.31</p> <p><b>Youth Provision</b> Amber - 1113.19</p> <p><b>Outdoor Sport</b> Red - 1857.43</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Green</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	site affect the setting of an elevated conservation area?  10h) Would development affect the setting of a Scheduled Ancient Monument?	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green  Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The scale and location of the site does not fit well with the character and form of the area, resulting in a loss of a large area of open countryside between Thirsk and Carlton Miniott. There is limited access to amenities and services from the site. The site scores poorly against objective five and nine.

<b>T/139/004a</b>	<b>Station Road Farm Station Road Thirsk North Yorkshire YO7 1QH</b>			
<b>Context:</b>	This is a greenfield site. To the west of the site is industrial use, and to the north is residential development and Station Road. This site is included in site ref T/139/004. To the east is site ref T/152/011 (greenfield).			
<b>Site Area (Ha):</b>	1.25			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 1687.32	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 478.15	
		<b>Primary School</b>	Red - 2007.61	
		<b>Secondary School</b>	Red - 2292.27	
		<b>Doctors</b>	Red - 2292.27	
		<b>Convenience Store</b>	Red - 890.41	
		<b>Village Hall</b>	Green - 478.15	
		<b>Play Area</b>	Red - 1551.21	
		<b>Recreation Area</b>	Red - 2189.98	
		<b>Youth Provision</b>	Amber - 867.86	
		<b>Outdoor Sport</b>	Red - 1612.1	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a back land development to the rear of linear housing along the A61 and adjacent to industrial units to the west. There is limited access to services and amenities from the site and as such it performs poorly against objective nine.

<b>T/139/004b</b>	<b>Land Rear Of 69 And 71, 67A and 69 Station Road Thirsk North Yorkshire</b>			<b>TIS1</b>
<b>Context:</b>	This is a greenfield site. The western boundary abuts industrial/storage usage. The site abuts residential development to the north and east. The southern boundary meets the northern boundary of site ref T/139/004, of which this site is also part of.			
<b>Site Area (Ha):</b>	4.16			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 1687.32	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 478.15	
		<b>Primary School</b>	Red - 2007.61	
		<b>Secondary School</b>	Red - 2292.27	
		<b>Doctors</b>	Red - 1626.6	
		<b>Convenience Store</b>	Red - 890.41	
		<b>Village Hall</b>	Red - 1582.62	
		<b>Play Area</b>	Red - 1551.21	
		<b>Recreation Area</b>	Red - 2189.98	
		<b>Youth Provision</b>	Amber - 867.86	
		<b>Outdoor Sport</b>	Red - 1612.1	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site extends out from the existing built form into the countryside with open farmland behind the linear row of residential properties adjacent to A61 (Station Road) to the north of the site. There is limited access to services and amenities from the site and as such it performs poorly against objective nine.

<b>T/139/005a</b>	<b>Land Off Gravel Hole Lane Sowerby North Yorkshire</b>			<b>TIS4</b>
<b>Context:</b>	This is a greenfield site. To the north is Gravel Hole Lane and residential development. To the west is residential development and greenfields. To the south is greenfield and to the east is site ref ALT/T/139/022.			
<b>Site Area (Ha):</b>	11.05			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Green		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 1798.67 <b>Industrial Estate/ Business Park</b> Red - 2513.06 <b>Primary School</b> Amber - 1055.17 <b>Secondary School</b> Amber - 1131.72 <b>Doctors</b> Red - 1737.95 <b>Convenience Store</b> Red - 3519.14 <b>Village Hall</b> Amber - 805.11 <b>Play Area</b> Red - 4179.95 <b>Recreation Area</b> Red - 2460.36 <b>Youth Provision</b> Red - 1436.48 <b>Outdoor Sport</b> Green - 590.85	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<b>Red</b>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	<b>Amber</b>

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is a greenfield site on the south of Sowerby, adjacent to the new development around Aldi and the Premier Inn. The site does not have a significant negative impact against the sustainability objectives although further investigation and mitigation would be required to bring the site forward. However, the site is particularly distant from some amenities and services and as such scores poorly against objective nine. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

<b>T/139/007</b>	<b>OS Field 2081 Back Lane Sowerby North Yorkshire</b>			<b>TIS2</b>
<b>Context:</b>	This is a greenfield site. To the east is Back Lane, and to the south are greenfields. To the north is site ref ALT/T/139/020 (greenfield) and to the west is T/139/005 (Sowerby Gateway; mixed).			
<b>Site Area (Ha):</b>	1.75			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1522.62	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2180	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a greenfield site on the edge of built development at Sowerby. However, given the proposed scale of development, the site has the potential to impact on the character and form of the settlement but careful design could mitigate against the potential impact. There is limited access to services and amenities from the site and as such it performs poorly against objective nine.

T/139/009	Land Off Green Lane West Sowerby North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the east and south are residential development. To the north is site ref T/139/004 (greenfield) and to the west is site ref T/139/005 (Sowerby Gateway; mixed).			
<b>Site Area (Ha):</b>	1.48			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	<p>Neutral</p> <p>Neutral</p> <p>Amber</p> <p>Amber</p> <p>Amber</p>	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1292.63	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 2495.19	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is immediately adjacent to the built development of Sowerby and would infill between existing built development and the development limits set for the Sowerby Gateway development. There is limited access to services and amenities from the site and as such it performs poorly against objective nine.

T/139/010	Power Plastics Ltd Station Road Thirsk North Yorkshire YO7 1PZ			
Context:	This is an industrial site. The site is bounded by residential development to the north, east and part of the southern boundary. Also to the south is site ref T/139/015 (warehousing). To the east is site ref T/139/004 (residential development).			
Site Area (Ha):	0.61			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	<p>Green</p> <p>Green</p> <p>Green</p> <p>Amber</p> <p>Green</p>	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level.</p> <p>All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	<p>Neutral</p> <p>Neutral</p> <p>Amber</p> <p>Amber</p> <p>Amber</p>	<p>This site is a less vulnerable location.</p> <p>Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	<p>The site will not have an impact on the setting of a national park or AONB.</p>	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 836.05	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 1323.15	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

The site is currently developed for employment purposes but is within the built form with residential development around it. However, residential development here would prevent the business expanding and as such the site scores poorly against objective fourteen.

<b>T/139/011</b>	<b>DEFRA Warehouse Buffer Depot Sowerby North Yorkshire YO7 1QY</b>			
<b>Context:</b>	This site consists of a large warehouse. To the east, south and west is residential development. To the north is site ref T/139/010/H (industrial).			
<b>Site Area (Ha):</b>	1.12			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings or brownfield</b>	4a) Will the development re-use brownfield land?	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Green		

Land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Green Green Green Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the landscape and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Green - 656.71 <b>Industrial Estate/ Business Park</b> Red - 1859.28 <b>Primary School</b> Amber - 623.87 <b>Secondary School</b> Amber - 908.53 <b>Doctors</b> Amber - 596 <b>Convenience Store</b> Red - 2497.76 <b>Village Hall</b> Green - 552.02 <b>Play Area</b> Red - 3037.99 <b>Recreation Area</b> Red - 1318.4 <b>Youth Provision</b> Green - 549.68 <b>Outdoor Sport</b> Green - 738.46	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Amber
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b> <b>10h) Would development affect</b>	Amber Amber Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	the setting of a Scheduled Ancient Monument?			
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

The site is currently developed for employment purposes but is within the built form with residential development around it. However, residential development here would prevent the business expanding and as such the site scores poorly against objective fourteen.

T/139/013	Land Between Parkholme And West House Station Road Thirsk North Yorkshire			
Context:	This is a greenfield site. To the front of the site is Station Road. To the west and south is site ref T/139/004 (greenfield), the boundary slightly overlaps into this site area. To the east is business use.			
Site Area (Ha):	2.57			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber  Green  Red  Amber  Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Amber  Amber  Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 878.82	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 1075.62	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is within the development limits, in close proximity to the town centre. The site is within the built area of the town and development would act as an infill site. However, the site is also a fairly large open green space (field). Mature trees bound the north, east and southern boundaries and there are also mature trees within the site. The site scores poorly against objective five.

T/139/016	OS Field 3026 Thirsk North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the west of the site runs the main train line. To the south and east is site ref T/139/004 (greenfield) and to the north east is site ref T/152/008 (industrial). To the north of the site is residential development and pub, and the A61.			
<b>Site Area (Ha):</b>	5.61			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
		Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2074.55	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 679.06	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

A linear greenfield site to the rear of The Old Red House and car garage. The site does not reflect the built form or the commercial character of the settlement. The site has limited access to services and amenities. The site scores poorly against objective five and nine.

T/139/017	OS Field 0020 Topcliffe Road Sowerby North Yorkshire			
<b>Context:</b>	This is a greenfield site. To the west is the main train line. To the east are greenfields. Millburn Lane runs along the northern boundary of the site and Topcliffe Road along the south eastern boundary.			
<b>Site Area (Ha):</b>	6.07			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 2236.02	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 3438.59	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

A greenfield site beyond the boundary of the Sowerby Gateway development. At present this site is distant from services and amenities, however, this will alter on completion of the Gateway development. The site scores poorly against objective five.

<b>ALT/T/139/0 19</b>	<b>Land Adjacent to the York Road Roundabout/A170, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. The north eastern boundary abuts the A170 where it meets the roundabout to the A19. To the north, south and west is site ref ALT/T/139/023 (greenfield), this site is also included in site ref ALT/T/139/023.			
<b>Site Area (Ha):</b>	2.17			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1534.24	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
		<b>Industrial Estate/ Business Park</b>	Green - 788.9		
		<b>Primary School</b>	Red - 1691.65		
		<b>Secondary School</b>	Red - 2538.38		
		<b>Doctors</b>	Red - 1616.81		
		<b>Convenience Store</b>	Red - 3774.48		
		<b>Village Hall</b>	Red - 1315.7		
		<b>Play Area</b>	Red - 3790.09		
		<b>Recreation Area</b>	Red - 1921.19		
		<b>Youth Provision</b>	Red - 1894.69		
		<b>Outdoor Sport</b>	Red - 1759.27		
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Amber			
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green			
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Amber			
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Amber			
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green			
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green			

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This is a greenfield site of an open character that forms part of the area of high landscape and historic value. It consists of historic strip fields. The site does not relate well to the existing form and character of the settlement. The site scores poorly against objective nine.

<b>ALT/T/139/0 20</b>	<b>Land Off Back Lane, OS Field 1587, Sowerby, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site with a stable range to the north east, on the frontage with Back Lane. The site is bounded by site ref T/139/001 (greenfield/agricultural development) to the north. Site ref T/139/005 (greenfield) is to the west, and site ref T/139/007 (greenfield) to the south.			
<b>Site Area (Ha):</b>	0.36			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop  Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural</b>	Red		

existing buildings or brownfield land	land?			
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Amber Red Green Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.																							
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<table border="1"> <tr><td>Town Centre</td><td>Amber - 1432.06</td></tr> <tr><td>Industrial Estate/ Business Park</td><td>Red - 2135.59</td></tr> <tr><td>Primary School</td><td>Amber - 893.25</td></tr> <tr><td>Secondary School</td><td>Amber - 1369.61</td></tr> <tr><td>Doctors</td><td>Red - 1371.34</td></tr> <tr><td>Convenience Store</td><td>Red - 3273.1</td></tr> <tr><td>Village Hall</td><td>Green - 427.64</td></tr> <tr><td>Play Area</td><td>Red - 3813.33</td></tr> <tr><td>Recreation Area</td><td>Red - 2093.74</td></tr> <tr><td>Youth Provision</td><td>Amber - 1069.87</td></tr> <tr><td>Outdoor Sport</td><td>Amber - 828.74</td></tr> </table>	Town Centre	Amber - 1432.06	Industrial Estate/ Business Park	Red - 2135.59	Primary School	Amber - 893.25	Secondary School	Amber - 1369.61	Doctors	Red - 1371.34	Convenience Store	Red - 3273.1	Village Hall	Green - 427.64	Play Area	Red - 3813.33	Recreation Area	Red - 2093.74	Youth Provision	Amber - 1069.87	Outdoor Sport	Amber - 828.74	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Amber
Town Centre	Amber - 1432.06																									
Industrial Estate/ Business Park	Red - 2135.59																									
Primary School	Amber - 893.25																									
Secondary School	Amber - 1369.61																									
Doctors	Red - 1371.34																									
Convenience Store	Red - 3273.1																									
Village Hall	Green - 427.64																									
Play Area	Red - 3813.33																									
Recreation Area	Red - 2093.74																									
Youth Provision	Amber - 1069.87																									
Outdoor Sport	Amber - 828.74																									
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Amber Amber Amber Amber Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber																						

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a greenfield site on the edge of built development at Sowerby and is in close proximity to existing built development. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

<b>ALT/T/139/0 21</b>	<b>Part of the Development Site at Sowerby Gateway, North of Milburn Lane, Sowerby, Thirsk</b>			
<b>Context:</b>	This is a greenfield site. The main train line runs along the western boundary. To the north is site ref T/139/004 (greenfield). To the south is Milburn Lane and site ref T/139/017 (greenfield). To the east of the site is site ref T/139/005 (Sowerby Gateway; mixed). This site is also part of the site ref T/139/005.			
<b>Site Area (Ha):</b>	18.07			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Amber Amber Amber	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 2136.22</p> <p><b>Industrial Estate/ Business Park</b> Red - 3338.79</p> <p><b>Primary School</b> Red - 1473.52</p> <p><b>Secondary School</b> Amber - 1203.43</p> <p><b>Doctors</b> Red - 2075.5</p> <p><b>Convenience Store</b> Red - 3977.27</p> <p><b>Village Hall</b> Red - 1690.65</p> <p><b>Play Area</b> Red - 4517.5</p> <p><b>Recreation Area</b> Red - 2797.91</p> <p><b>Youth Provision</b> Red - 2029.19</p> <p><b>Outdoor Sport</b> Amber - 979.3</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Green</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is immediately adjacent to the Sowerby Gateway development. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact.

<b>ALT/T/139/0 25</b>	<b>Land On The South Side Of Saxty Way, Sowerby, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site with some polytunnels. The site is bounded by residential development to the north, east and south. To the west is site ref T/139/005, which is a recent large mixed use development. To the south is site ref T/139/002 (greenfield/domestic curtilage) of which is site is also part of.			
<b>Site Area (Ha):</b>	0.71			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Amber		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.																							
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<table border="1"> <tr><td>Town Centre</td><td>Amber - 1245.85</td></tr> <tr><td>Industrial Estate/ Business Park</td><td>Red - 2448.42</td></tr> <tr><td>Primary School</td><td>Amber - 583.15</td></tr> <tr><td>Secondary School</td><td>Green - 588.39</td></tr> <tr><td>Doctors</td><td>Amber - 1185.13</td></tr> <tr><td>Convenience Store</td><td>Red - 3086.9</td></tr> <tr><td>Village Hall</td><td>Red - 1141.16</td></tr> <tr><td>Play Area</td><td>Red - 3627.13</td></tr> <tr><td>Recreation Area</td><td>Red - 1907.54</td></tr> <tr><td>Youth Provision</td><td>Red - 1138.82</td></tr> <tr><td>Outdoor Sport</td><td>Amber - 1092.79</td></tr> </table>	Town Centre	Amber - 1245.85	Industrial Estate/ Business Park	Red - 2448.42	Primary School	Amber - 583.15	Secondary School	Green - 588.39	Doctors	Amber - 1185.13	Convenience Store	Red - 3086.9	Village Hall	Red - 1141.16	Play Area	Red - 3627.13	Recreation Area	Red - 1907.54	Youth Provision	Red - 1138.82	Outdoor Sport	Amber - 1092.79	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Amber
Town Centre	Amber - 1245.85																									
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Outdoor Sport	Amber - 1092.79																									
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber																						

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is adjacent to existing residential development and the new development Sowerby Gateway development. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

<b>T/152/002</b>	<b>OS Field 6692 South Dowber Lane Thirsk North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. To the east of the site is the A19, to the west is South Dowber Lane and residential development. To the north is site ref T/152/007 and south T/152/012 (both greenfield). This site is part of the wider site ref ALT/T/152/017 (greenfield).			
<b>Site Area (Ha):</b>	0.8			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural</b>	Amber		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 2072.99 Red - 2070.07 Red - 1715.4 Red - 3077.14 Red - 2155.57 Red - 4313.24 Red - 1672.67 Red - 4853.46 Red - 2308 Red - 2281.5 Red - 2145.61	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is adjacent to the A19 to the east and existing residential development to the west. South Dowbar Lane provides an established and logical settlement edge, development beyond this would harm the character of the town. The site has limited access to services and amenities. The site scores poorly against objective five and nine.

T/152/004	Part Os Fields 9370 8564 9454 Stockton Road Thirsk North Yorkshire			
Context:	This is a greenfield site. Whitelass Beck runs along the northern and western boundary. To the east is residential development and A61 (Stockton Road). To the south is site ref T/152/010 (greenfield) and residential development.			
Site Area (Ha):	3.70			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop	Amber		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	<p>The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.</p>	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	<p>The site will not have an impact on the setting of a national park or AONB.</p>	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1345.21	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 1766.77	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

A greenfield site with the eastern boundary adjacent to built development. The western section half of the site is within Flood zone 2 and 3, development here should be avoided. The site is also distant from amenities and services. The site scores poorly against objective seven and nine.

T/152/004a	Part Os Fields 9370 8564 9454 Stockton Road Thirsk North Yorkshire			
Context:	This is a greenfield site, formed of the eastern portion of site ref T/152/004 which lies to the west. To the north and south is residential development. To the east is residential development and A61 (Stockton Road).			
Site Area (Ha):	1.31			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 969.8	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Amber - 1391.36	Amber

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is a reduction of site/152/004 but to the eastern portion of the site. The western boundary of the site falls within flood zone 2 and 3 but this can be avoided through site design. The site performs adequately against the relevant objective but there are some issues that need addressing.

T/152/005	41 Station Road Thirsk North Yorkshire YO7 1QH			
<b>Context:</b>	This is a greenfield site. There is a dwelling and a storage/agricultural building in the northern portion of the site. To the west and south of the site is T/139/004 (greenfield). To the east is residential development.			
<b>Site Area (Ha):</b>	1.23			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber     Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1358.57	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 778.15	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is a mixture of existing built form to the north and greenfield to the south. The northern end of the site fronts onto Station Road and is part of the existing built form. The remaining section of the site is outside the development limits. The site is distant from amenities and services and as such scores poorly against objective nine.

T/152/007	OS Field 6692 South Dowber Lane Thirsk North Yorkshire			
Context:	This is a greenfield site. To the east is the A19, to the west is residential development. To the south is site ref T/152/002 (greenfield). Site ref T/152/013 (greenfield) abuts the site to the west, as well as residential development. To site is also part of the larger site ref ALT/T/152/017 (greenfield).			
Site Area (Ha):	0.58			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Amber		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 1819.32</p> <p><b>Industrial Estate/ Business Park</b> Red - 1816.4</p> <p><b>Primary School</b> Red - 1461.72</p> <p><b>Secondary School</b> Red - 2823.47</p> <p><b>Doctors</b> Red - 1901.9</p> <p><b>Convenience Store</b> Red - 4059.56</p> <p><b>Village Hall</b> Red - 1418.99</p> <p><b>Play Area</b> Red - 4599.79</p> <p><b>Recreation Area</b> Red - 2206.28</p> <p><b>Youth Provision</b> Red - 2179.78</p> <p><b>Outdoor Sport</b> Red - 2044.36</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b></p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b></p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b></p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b></p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b></p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b></p> <p><b>10g) Will development of the site affect the setting of an</b></p>	<p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p> <p>Amber</p> <p>Green</p> <p>Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is adjacent to the A19 to the east and existing residential development to the west. South Dowbar Lane provides an established and logical settlement edge, development beyond this would harm the character of the town. The site has limited access to services and amenities. The site scores poorly against objective five and nine.

<b>T/152/009</b>	<b>Nissan Motors Station Road Thirsk North Yorkshire YO7 4LS</b>			
<b>Context:</b>	This is an industrial site. Site ref T/152/008 (industrial) is to the east, and site ref T/139/016 to the south and west. To the north is a dwelling and the A61 (Station Road).			
<b>Site Area (Ha):</b>	0.27			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	<b>4a) Will the development re-use brownfield land?</b>	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 1927.97	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 532.47	
		<b>Primary School</b>	Red - 1944.47	
		<b>Secondary School</b>	Red - 2532.92	
		<b>Doctors</b>	Red - 1867.25	
		<b>Convenience Store</b>	Amber - 739.66	
		<b>Village Hall</b>	Red - 1823.27	
		<b>Play Area</b>	Red - 1279.89	
		<b>Recreation Area</b>	Red - 2430.63	
		<b>Youth Provision</b>	Amber - 1108.51	
		<b>Outdoor Sport</b>	Red - 1340.78	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Red	Residential development on the site would limit opportunities to safeguard land for the expansion of existing businesses.	Red
<b>Summary of Sustainability Appraisal:</b>				

The site is developed land for employment use, but neighbours residential development to the north facing onto Station Road. The site has limited access to amenities and services. Redevelopment of this site for residential would restrict expansion of the business. The site scores poorly against objective nine and fourteen.

T/152/010	Land To The Rear Of 131 Long Street Thirsk North Yorkshire			
Context:	This is a greenfield site. To the north of the site is site ref T/152/004 (greenfield), and to the south are allotments and residential development. To the east is residential development and A61 (Stockton Road). To the west is site ref ALT/T/152/015 (greenfield).			
Site Area (Ha):	0.24			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Green Amber Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Green Green Neutral	This site has a low risk of flooding and development of this site should not increase this risk.	Green
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> <span style="background-color: #FFFF99; color: black;">Amber - 838.71</span></p> <p><b>Industrial Estate/ Business Park</b> <span style="background-color: #FFFF99; color: black;">Amber - 1260.27</span></p> <p><b>Primary School</b> <span style="background-color: #FFFF99; color: black;">Amber - 981.28</span></p> <p><b>Secondary School</b> <span style="background-color: #FFCCCC; color: black;">Red - 1842.86</span></p> <p><b>Doctors</b> <span style="background-color: #FFFF99; color: black;">Amber - 921.29</span></p> <p><b>Convenience Store</b> <span style="background-color: #FFCCCC; color: black;">Red - 3078.96</span></p> <p><b>Village Hall</b> <span style="background-color: #FFFF99; color: black;">Amber - 755.81</span></p> <p><b>Play Area</b> <span style="background-color: #FFCCCC; color: black;">Red - 3619.18</span></p> <p><b>Recreation Area</b> <span style="background-color: #FFFF99; color: black;">Amber - 971.23</span></p> <p><b>Youth Provision</b> <span style="background-color: #FFFF99; color: black;">Amber - 944.73</span></p> <p><b>Outdoor Sport</b> <span style="background-color: #FFFF99; color: black;">Amber - 1063.75</span></p>	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	<span style="background-color: #FFCCCC; color: black;">Amber</span>
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> <span style="background-color: #FFCCCC; color: black;">Red</span></p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> <span style="background-color: #FFFF99; color: black;">Amber</span></p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> <span style="background-color: #FFFF99; color: black;">Amber</span></p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> <span style="background-color: #CCFFCC; color: black;">Green</span></p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> <span style="background-color: #FFCCCC; color: black;">Amber</span></p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <span style="background-color: #CCFFCC; color: black;">Green</span></p> <p><b>10g) Will development of the site affect the setting of an</b> <span style="background-color: #CCFFCC; color: black;">Green</span></p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	<span style="background-color: #FFCCCC; color: black;">Amber</span>	

	elevated conservation area?  10h) Would development affect the setting of a Scheduled Ancient Monument?	Amber		
11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.	11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?  11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
12. To reduce crime and the fear of crime.	12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
13. To provide a range of good quality employment opportunities.	13a) Is there potential for direct jobs to be created as a result of development?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations	14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

Site is largely adjacent to existing built development, resulting in back land development, but within proximity to a range of services and is well served by footpaths, cycle routes and the public transport network. The site performs adequately against the sustainability objectives but there are some issues that need addressing.

T/152/011	OS Field 7258 Station Road Thirsk North Yorkshire			
<b>Context:</b>	This is a greenfield site. Site ref T/139/004a (greenfield) is the west and site ref T/152/005/H (greenfield) is to the east. To the south is site ref T/139/004 (greenfield), which this site is also part of. To the north is residential development.			
<b>Site Area (Ha):</b>	2.29			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Green		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 1707.9	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 498.74	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site set is behind the existing built form that runs alongside Station Road. The site is well served by footpaths, cycle routes and the public transport network. The northern end of the site is adjacent to the existing built form, however, the site extends out from the existing built form into the countryside with open farmland on the western, eastern and southern boundaries, but this could be mitigated through careful design and landscaping. The site has limited access to amenities and services and as such scores poorly against objective nine.

<b>T/152/011a</b>	<b>OS Field 7258 Station Road Thirsk North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. This site omits a southern portion of site ref T/152/011. Site ref T/139/004a (greenfield) is the west and site ref T/152/005/H (greenfield) is to the east. To the south is site ref T/139/004 (greenfield), which this site is also part of. To the north is residential development.			
<b>Site Area (Ha):</b>	1.68			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Amber Green Green	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	<p>This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	<p>The site will not have an impact on the setting of a national park or</p>	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 1687.32 Green - 478.15 Red - 2007.61 Red - 2292.27 Red - 2292.27 Red - 890.41 Green - 478.15 Red - 1551.21 Red - 2189.98 Amber - 867.86 Red - 1612.1	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site set is behind the existing built form that runs alongside Station Road, which is slightly larger than site T/152/011 due an extension of the southern boundary. The site has limited access to amenities and services and as such scores poorly against objective nine.

<b>T/152/012</b>	<b>OS Field 8759 South Dowber Lane Thirsk North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. To the east of the site is the A19, to the west is South Dowber Lane and residential development. To the north is site ref T/152/002 and south T/152/017 (both greenfield). This site is part of the wider site ref ALT/T/152/017 (greenfield).			
<b>Site Area (Ha):</b>	2.17			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Green		
	<b>4c) Would there be loss of best and most versatile agricultural</b>	Amber		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Amber Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 1819.3</p> <p><b>Industrial Estate/ Business Park</b> Red - 1816.38</p> <p><b>Primary School</b> Red - 1461.71</p> <p><b>Secondary School</b> Red - 2823.45</p> <p><b>Doctors</b> Red - 1901.88</p> <p><b>Convenience Store</b> Red - 4059.55</p> <p><b>Village Hall</b> Red - 1418.98</p> <p><b>Play Area</b> Red - 4599.77</p> <p><b>Recreation Area</b> Red - 2206.26</p> <p><b>Youth Provision</b> Red - 2179.76</p> <p><b>Outdoor Sport</b> Red - 2044.34</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b> Green</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b> Green</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b> Green</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b> Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b> Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> Green</p> <p><b>10g) Will development of the site affect the setting of an</b> Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The greenfield site is adjacent to the A19 to the east and existing residential development to the west. Due to the sites proximity to the A19 mitigation of potential noise and air pollution would need to be considered. The site scores poorly against objective five and nine.

T/152/013	Land off Stoneybrough Lane Thirsk			
<b>Context:</b>	This is a greenfield site. There is residential development to the south and west. To the east is greenfield and A19. To the north is Stoneybrough lane and site ref ALT/T/152/019 (greenfield). The far eastern corner of the site abuts site ref T/152/007 (greenfield).			
<b>Site Area (Ha):</b>	7.01			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

<b>existing buildings or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Amber Amber Amber	<p>This site is in a suitable location, given its proposed preferred use and has potential to incorporate mitigation and enhancement measures. Further assessment will be required.</p>	Amber
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	<p>This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.</p>	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Amber Amber Amber	<p>This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	<p>The site will not have an impact on the setting of a national park or</p>	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 4811.8 Red - 5472.02 Red - 2587.73 Red - 5815.94 Red - 4894.37 Red - 6893.01 Green - 254.73 Red - 7433.24 Red - 4318.87 Red - 4209.34 Red - 1941.72	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Amber Green Green Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b>			
	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is open countryside with existing residential development to the southern boundary. It would be a fairly natural extension of the existing development area. The site is well served by footpaths, cycle routes and the public transport network. The site scores poorly against objective nine.

<b>ALT/T/152/0 13</b>	<b>Land Between Whitelass Beck (N) and Shire House Farm (S), Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. Whitelass Beck runs along the northern and western boundary. To the east is residential development and A61 (Stockton Road). To the south is site ref T/152/010 (greenfield) and residential development. This site excludes a small parcel of land to the south east, which is included in site ref T/152/004.			
<b>Site Area (Ha):</b>	3.68			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b>      Amber - 1344.99</p> <p><b>Industrial Estate/ Business Park</b>      Red - 1766.55</p> <p><b>Primary School</b>      Red - 1487.55</p> <p><b>Secondary School</b>      Red - 2349.14</p> <p><b>Doctors</b>      Red - 1427.57</p> <p><b>Convenience Store</b>      Red - 3585.23</p> <p><b>Village Hall</b>      Red - 1262.09</p> <p><b>Play Area</b>      Red - 4125.46</p> <p><b>Recreation Area</b>      Red - 1477.51</p> <p><b>Youth Provision</b>      Red - 1451.01</p> <p><b>Outdoor Sport</b>      Red - 1570.03</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b>      Red</p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b>      Amber</p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b>      Amber</p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b>      Green</p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b>      Amber</p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>      Green</p> <p><b>10g) Will development of the site affect the setting of an</b>      Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	elevated conservation area?  10h) Would development affect the setting of a Scheduled Ancient Monument?	Amber		
11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.	11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?  11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?	Green Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
12. To reduce crime and the fear of crime.	12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
13. To provide a range of good quality employment opportunities.	13a) Is there potential for direct jobs to be created as a result of development?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations	14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is an area of open green space which is adjacent to the Cod Beck corridor and partly within the conservation area. The eastern boundary of the site is adjacent to the development limits / built development. The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate. The site scores poorly against objective five, seven and nine.

<b>ALT/T/152/0 19</b>	<b>Land North of Stoneybrough Lane, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. To the west is Stockton Road, to the east is the A19. To the north is site ref T/137/003 (greenfield), of which this site is included and to the south is site ref T/152/013/H (greenfield). This site includes a parcel of land to the south west, Rybeck Farm, which is not included in site ref T/137/003.			
<b>Site Area (Ha):</b>	26.00			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Well served by footpaths, cycle routes and the public transport network.	Green
	3b) Does the site have good connectivity to public transport?	Bus Stop Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural	Red		

<b>existing buildings or brownfield land</b>	land?			
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.		
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	Town Centre Industrial Estate/ Business Park Primary School Secondary School Doctors Convenience Store Village Hall Play Area Recreation Area Youth Provision Outdoor Sport	Red - 1693.13 Red - 2114.69 Red - 1835.7 Red - 2697.28 Red - 1775.71 Red - 3933.38 Red - 1610.23 Red - 4473.6 Red - 1825.65 Red - 1799.15 Red - 1918.17	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an</b>	Green Green Amber Amber Amber Green Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber	

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green Green	The site, if put forward for residential development, has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is open countryside between Thirsk and South Kilvington. The site is in a vulnerable location to flooding and has poor access to services. The site scores poorly against objective five, seven and nine.

<b>ALT/T/152/0 19a</b>	<b>Land North of Stoneybrough Lane, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site, a parcel of land at the southern end of site ref ALT/T/152/019. To the south is Stoneybrough Lane, to the east and north is site ref ALT/T/152/019. To the west is Rybeck Farm.			
<b>Site Area (Ha):</b>	4.46			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber Red Red Amber Amber	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1550.61	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 1972.17	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

This greenfield site is open countryside and a smaller section of the larger site, ALT/T/152/019. The site has poor access to services and is vulnerable location to flooding, but this is largely indicated to be on the northern boundary of the site. It .The site scores poorly against objective five, seven and nine.

<b>ALT/T/152/0 20</b>	<b>Land Adjacent to Cod Beck, North of Whilelass Bridge, Stockton Rd, Thirsk, North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site. The site is bounded by Cod Beck to the west, and A61 (Stockton Road) to the east. To the north is site ref T/137/002 (greenfield) and to the south is site ref ALT/T/152/015a (greenfield).			
<b>Site Area (Ha):</b>	8.49			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Green	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Green		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Amber Red Red Amber Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Amber - 1558.5	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Red - 1980.06	Red

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

The site is disconnected from the settlement and is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate. The site scores poorly against objective five, seven and nine.

<b>T/163/001</b>	<b>Land South of John Smith &amp; Sons Dalton</b>			
<b>Context:</b>	This is agricultural land which was previously part of RAF Dalton. The site is bounded by site ref T/163/002 (greenfield) to the west and industrial land to the south. The land to the east is greenfield. To the north is industrial use and Dalton Lane.			
<b>Site Area (Ha):</b>	13.95			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings</b>	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Red	This site is likely to be appropriate for development.	Green
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral	<p>This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.</p>	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>  <b>Industrial Estate/ Business Park</b>  <b>Primary School</b>  <b>Secondary School</b>  <b>Doctors</b>  <b>Convenience Store</b>  <b>Village Hall</b>  <b>Play Area</b>  <b>Recreation Area</b>  <b>Youth Provision</b>  <b>Outdoor Sport</b>	Red - 8967.92  Amber - 814.16  Red - 3689.97  Red - 8035.13  Red - 3211.15  Red - 8635.92  Red - 3387.29  Red - 3096.38  Red - 9629.61  Red - 4625.26  Red - 3159.42	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.  Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>  <b>10 b) Would development affect the character and appearance of the conservation area?</b>  <b>10 c) Would development affect the setting and/or significance of a listed building?</b>  <b>10d) Will the development of the site affect non-designated heritage assets?</b>  <b>10e) Would the development affect an important non-designated archaeological site?</b>  <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>  <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green  Green  Green  Green  Amber  Green  Green	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.  Amber	

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is within a former airfield and in proximity to an existing industrial estate. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three.

T/163/002	OS Field 6717 Eldmire Lane Dalton North Yorkshire			
<b>Context:</b>	This is an agricultural site. There is a portion of the site, which consists of four poultry houses, in the middle removed from the site area. To the north is Dalton Lane, and to the west is Eldmire Lane. To the east is site ref T/163/001 (greenfield). To the south are industrial uses.			
<b>Site Area (Ha):</b>	26.50			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?	Bus Stop		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of	4a) Will the development re-use brownfield land?	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

existing buildings or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Green Green Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Amber Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 7692.49</p> <p><b>Industrial Estate/ Business Park</b> Red - 1702.54</p> <p><b>Primary School</b> Red - 2414.54</p> <p><b>Secondary School</b> Red - 6759.7</p> <p><b>Doctors</b> Red - 1935.72</p> <p><b>Convenience Store</b> Red - 7676.12</p> <p><b>Village Hall</b> Red - 2111.86</p> <p><b>Play Area</b> Red - 1820.96</p> <p><b>Recreation Area</b> Red - 8354.18</p> <p><b>Youth Provision</b> Red - 3349.83</p> <p><b>Outdoor Sport</b> Red - 1883.99</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b></p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b></p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b></p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b></p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b></p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b></p> <p><b>10g) Will development of the site affect the setting of an</b></p>	<p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p> <p>Amber</p> <p>Green</p> <p>Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	<b>elevated conservation area?</b> <b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Amber		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>  <b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is within a former airfield and in proximity to an existing industrial estate. The site would not impact on form and character of the area and employment use would be in keeping with existing uses on the site. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three.

<b>T/163/002a</b>	<b>OS Field 6717 Eldmire Lane Dalton North Yorkshire</b>			<b>DAI1</b>
<b>Context:</b>	This is an agricultural site. There is a portion of the site, which consists of four poultry houses, in the middle removed from the site area. To the north is Dalton Lane, and to the west is Eldmire Lane. To the east is site ref T/163/001 (greenfield). To the south are industrial uses.			
<b>Site Area (Ha):</b>	24.57			
<b>Sustainability Appraisal Assessment</b>				
<b>Sustainability Assessment Objective</b>	<b>Decision Aiding Prompt</b>	<b>Prompt Score</b>	<b>Commentary</b>	<b>Objective Score</b>
<b>1. To protect and enhance biodiversity and geo-diversity.</b>	<b>1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?</b>	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	<b>1b) Does the site have any biodiversity issues?</b>	Amber		
	<b>1c) Would the development impact on a local nature reserve?</b>	Green		
	<b>1d) Are there any Tree Preservation Orders on the site?</b>	Green		
	<b>1e) Is the development within, or does it impact on, a mineral safeguarding area?</b>	Red		
<b>2. To protect and enhance water and reduce water consumption</b>	<b>2a) Is the site within a source protection zone 1, 2 or 3?</b>	Green	The site is not located within a source protection zone.	Green
<b>3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.</b>	<b>3a) Are there links to footpaths and cycle routes?</b>	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	<b>3b) Does the site have good connectivity to public transport?</b>	Bus Stop		
		Train Station		
<b>4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of</b>	<b>4a) Will the development re-use brownfield land?</b>	Amber	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	<b>4b) Is the site potentially subject to contamination or other ground condition issues?</b>	Amber		
	<b>4c) Would there be loss of best and most versatile agricultural land?</b>	Red		

existing buildings or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red Green Green Green Green	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral Neutral Red Red Red	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or	Green

<b>character of the landscape and protect the special qualities of the AONB's and National Park.</b>			AONB.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<p><b>Town Centre</b> Red - 7773.48</p> <p><b>Industrial Estate/ Business Park</b> Red - 1783.53</p> <p><b>Primary School</b> Red - 2495.53</p> <p><b>Secondary School</b> Red - 6840.69</p> <p><b>Doctors</b> Red - 2016.71</p> <p><b>Convenience Store</b> Red - 1901.95</p> <p><b>Village Hall</b> Red - 2192.85</p> <p><b>Play Area</b> Red - 1901.95</p> <p><b>Recreation Area</b> Red - 8435.17</p> <p><b>Youth Provision</b> Red - 3430.82</p> <p><b>Outdoor Sport</b> Red - 1964.98</p>	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<p><b>10 a) Is the development in a conservation area?</b></p> <p><b>10 b) Would development affect the character and appearance of the conservation area?</b></p> <p><b>10 c) Would development affect the setting and/or significance of a listed building?</b></p> <p><b>10d) Will the development of the site affect non-designated heritage assets?</b></p> <p><b>10e) Would the development affect an important non-designated archaeological site?</b></p> <p><b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b></p> <p><b>10g) Will development of the site affect the setting of an</b></p>	<p>Green</p> <p>Green</p> <p>Green</p> <p>Green</p> <p>Amber</p> <p>Green</p> <p>Green</p>	This site is in a sensitive location, however mitigation measures maybe appropriate. Further assessment will be required.	Amber

	elevated conservation area?  10h) Would development affect the setting of a Scheduled Ancient Monument?	Amber		
11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.	11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?  11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?	Neutral Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
12. To reduce crime and the fear of crime.	12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
13. To provide a range of good quality employment opportunities.	13a) Is there potential for direct jobs to be created as a result of development?	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations	14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is within a former airfield and in proximity to an existing industrial estate. The site is in a vulnerable location due to the risk of flooding on site but this is restricted to the very north east corner of the site which can be avoided by design. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three.

T/163/003	Alanbrooke Business Park Station Road Topcliffe North Yorkshire YO7 3SE			
Context:	This is business/storage use. To the west of the site is a dog re-homing centre. To the north and south are greenfields. To the east is A167 and greenfields, with some agricultural development.			
Site Area (Ha):	1.66			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Amber		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Red		
		Red		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Green	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Green		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	<p>Neutral</p> <p>Neutral</p> <p>Amber</p> <p>Amber</p> <p>Amber</p>	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b>	Red - 8446.31	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.
		<b>Industrial Estate/ Business Park</b>	Green - 144.67	
		<b>Primary School</b>	Red - 1292.66	
		<b>Secondary School</b>	Red - 8327.21	
		<b>Doctors</b>	Red - 2366.92	
		<b>Convenience Store</b>	Red - 6196.04	
		<b>Village Hall</b>	Red - 2185.22	
		<b>Play Area</b>	Red - 2794.28	
		<b>Recreation Area</b>	Red - 8948.97	
		<b>Youth Provision</b>	Red - 5641.94	
		<b>Outdoor Sport</b>	Red - 2857.32	
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is an existing industrial area fronting onto the A167 on its eastern boundary. The site has poor or no links to footpaths, cycle routes and the public transport network. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three.

T/163/004	Plot 1 Dalton Old Airfield Industrial Estate Dalton North Yorkshire			
Context:	This is a greenfield site between two industrial sites to the north west and south east. To the south west is Eldmire Lane, and to the north east is the industrial park's internal road.			
Site Area (Ha):	0.57			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Amber	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Red	Poor or no links to footpaths, cycle routes and the public transport network.	Red
	3b) Does the site have good connectivity to public transport?  Bus Stop	Red		
		Train Station		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Red		

or brownfield land				
5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.	<p>5a) Is there scope to develop or improve green infrastructure links through the development?</p> <p>5b) Is the site prominent in any significant views towards a settlement?</p> <p>5c) What is the impact on form and character of a settlement?</p> <p>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</p> <p>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</p>	Red     	This site is likely to be appropriate for development.	Green
6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised	6a) Will the development contain individual / communal site waste facilities / infrastructure?	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.	<p>7a) Will the development promote low and zero carbon technologies and renewable sources?</p> <p>7b) Will the development have an adverse effect on air quality in the area?</p> <p>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</p> <p>7d) Will development increase the risk of flooding?</p> <p>7e) Can any increase in risk of flooding be mitigated?</p>	Neutral     	The site is in a vulnerable location, development of the site may increase the risk of flooding on site or elsewhere which mitigation cannot negate.	Red
8. To maintain and enhance the quality and character of the	8a) Does the site have a negative impact on the setting of the National Park or AONB?	Amber	There is potential impact as the site is within the buffer zone as identified by Natural	Amber

<b>landscape and protect the special qualities of the AONB's and National Park.</b>			England.	
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7920.25  <b>Industrial Estate/ Business Park</b> Green - 568.87  <b>Primary School</b> Red - 2642.29  <b>Secondary School</b> Red - 6987.46  <b>Doctors</b> Red - 2163.47  <b>Convenience Store</b> Red - 7588.24  <b>Village Hall</b> Red - 2339.61  <b>Play Area</b> Red - 2048.71  <b>Recreation Area</b> Red - 8581.93  <b>Youth Provision</b> Red - 3577.58  <b>Outdoor Sport</b> Red - 2111.74	No, the site has poor access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Red
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b>	Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green
	<b>10 b) Would development affect the character and appearance of the conservation area?</b>	Green		
	<b>10 c) Would development affect the setting and/or significance of a listed building?</b>	Green		
	<b>10d) Will the development of the site affect non-designated heritage assets?</b>	Green		
	<b>10e) Would the development affect an important non-designated archaeological site?</b>	Green		
	<b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b>	Green		
	<b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Green		

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Neutral	The objective is not applicable as the site is only being considered for employment purposes.	Neutral
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Neutral		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Green	Development of the site has potential to deliver a range of good quality employment opportunities.	Green
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Green	Development of the site has potential to deliver.	Green
<b>Summary of Sustainability Appraisal:</b>				

The site is within a former airfield and in proximity to an existing industrial estate. The site is in a vulnerable location due to the risk of flooding on site but this is restricted to the very north east corner of the site which can be avoided by design. The site is not served well by footpaths and cycleways. The site has poor access to some amenities and services, however, as an employment site this will have less of an impact. The site scores poorly against objective three.

<b>PST/T/163/0 11</b>	<b>Land At Back Lane Topcliffe North Yorkshire</b>			
<b>Context:</b>	This is a greenfield site which includes a dwelling and curtilage to the north western corner. To the south is residential development, and to the north and east are greenfields. To the north are greenfields, dwellings and the primary school.			
<b>Site Area (Ha):</b>	2.98			
<b>Sustainability Appraisal Assessment</b>				
Sustainability Assessment Objective	Decision Aiding Prompt	Prompt Score	Commentary	Objective Score
1. To protect and enhance biodiversity and geo-diversity.	1a) Would the development impact on nationally and internationally protected sites (SSSI, SINCs) in close proximity to the site?	Green	This site is in a sensitive location, however mitigation and enhancement measures maybe appropriate. Further assessment will be required.	Amber
	1b) Does the site have any biodiversity issues?	Amber		
	1c) Would the development impact on a local nature reserve?	Green		
	1d) Are there any Tree Preservation Orders on the site?	Green		
	1e) Is the development within, or does it impact on, a mineral safeguarding area?	Red		
2. To protect and enhance water and reduce water consumption	2a) Is the site within a source protection zone 1, 2 or 3?	Green	The site is not located within a source protection zone.	Green
3. To minimise traffic congestion by encouraging the use of public transport, cycling and walking.	3a) Are there links to footpaths and cycle routes?	Amber	Limited links to either footpaths, cycle routes and/or the public transport network, with the potential to connect to an network.	Amber
	3b) Does the site have good connectivity to public transport?  Bus Stop  Train Station	Amber		
4. To protect and enhance soils and the most efficient use of land through optimising opportunities for the re-use of existing buildings	4a) Will the development re-use brownfield land?	Red	This site has potential with mitigation and enhancement measures to come forward. Further assessment will be required.	Amber
	4b) Is the site potentially subject to contamination or other ground condition issues?	Amber		
	4c) Would there be loss of best and most versatile agricultural land?	Amber		

<b>or brownfield land</b>				
<b>5. To provide a good quality built environment, including green spaces and green infrastructure corridors, and ensure high standards of sustainable design and construction, including energy and water conservation, waste recycling facilities and use of sustainable materials.</b>	<p><b>5a) Is there scope to develop or improve green infrastructure links through the development?</b></p> <p><b>5b) Is the site prominent in any significant views towards a settlement?</b></p> <p><b>5c) What is the impact on form and character of a settlement?</b></p> <p><b>5d) Is the development in an area where noise, dust light or smell is likely to cause nuisance to new or existing residents?</b></p> <p><b>5e) Is the proposed preferred use for the site appropriate to the land uses of the surrounding land?</b></p>	Amber  Green  Red  Green  Green	This site is in a highly sensitive location, where harm caused by development cannot be mitigated.	Red
<b>6. To reduce level of waste produced and ensure opportunities for re-use locally are maximised</b>	<b>6a) Will the development contain individual / communal site waste facilities / infrastructure?</b>	Neutral	This objective is not applicable at a site level. All development can achieve this objective through meeting the requirements set out in the Local Plan Part 1: Spatial Strategy and Development Policies section, including Policy E2 – Amenity.	Neutral
<b>7. To protect and improve air quality, reduce climate change and reduce the risk of flooding.</b>	<p><b>7a) Will the development promote low and zero carbon technologies and renewable sources?</b></p> <p><b>7b) Will the development have an adverse effect on air quality in the area?</b></p> <p><b>7c) Is part of the site or whole site in Flood Zone 3 or 2 or at risk from Surface Water Flooding?</b></p> <p><b>7d) Will development increase the risk of flooding?</b></p> <p><b>7e) Can any increase in risk of flooding be mitigated?</b></p>	Neutral  Neutral  Amber  Amber  Amber	This site is a less vulnerable location. Given its proposed preferred use the site has potential to incorporate mitigation to reduce the risk of flooding on site or elsewhere. Further assessment will be required.	Amber
<b>8. To maintain and enhance the quality and character of the</b>	<b>8a) Does the site have a negative impact on the setting of the National Park or AONB?</b>	Green	The site will not have an impact on the setting of a national park or AONB.	Green

<b>landscape and protect the special qualities of the AONB's and National Park.</b>				
<b>9. To ensure all groups of the population have access to adequate leisure facilities, recreational activities, health services, education and training opportunities and to ensure health and well-being improves</b>	<b>9a) Does the site have good connectivity to the following services and facilities?</b>	<b>Town Centre</b> Red - 7215.77 <b>Industrial Estate/ Business Park</b> Red - 2457.42 <b>Primary School</b> Amber - 636.25 <b>Secondary School</b> Red - 6334.33 <b>Doctors</b> Green - 322.7 <b>Convenience Store</b> Green - 322.7 <b>Village Hall</b> Green - 374.97 <b>Play Area</b> Amber - 750.06 <b>Recreation Area</b> Red - 7877.46 <b>Youth Provision</b> Red - 3917.24 <b>Outdoor Sport</b> Amber - 813.1	The site has limited access to adequate leisure facilities, recreational activities, health services, education and training opportunities.	Amber
<b>10. To preserve and where feasible enhance the historic environment and improve understanding of local cultural heritage.</b>	<b>10 a) Is the development in a conservation area?</b> <b>10 b) Would development affect the character and appearance of the conservation area?</b> <b>10 c) Would development affect the setting and/or significance of a listed building?</b> <b>10d) Will the development of the site affect non-designated heritage assets?</b> <b>10e) Would the development affect an important non-designated archaeological site?</b> <b>10f) Will the development of the site affect a Registered Historic Park and Garden or Registered Battlefield?</b> <b>10g) Will development of the site affect the setting of an elevated conservation area?</b>	Amber Amber Amber Amber Amber Green Green	This site has the potential to preserve the historic environment, and it is unlikely that the development of this site will affect any designated or non-designated heritage assets.	Green

	<b>10h) Would development affect the setting of a Scheduled Ancient Monument?</b>	Green		
<b>11. To provide a mix of housing types and tenures in order to ensure all local people have the opportunity meet their housing needs.</b>	<b>11a) Will the development make provision of sufficient market housing of a size and type that meets local housing needs, including older people?</b>	Green	The site has the potential to provide a mix of housing types and tenures, subject to Local Plan policies.	Green
	<b>11b) Will the development provide affordable housing for those who cannot afford to buy or rent on open market? Is this supported by a viability appraisal?</b>	Green		
<b>12. To reduce crime and the fear of crime.</b>	<b>12a) Will the site incorporate the principles of secure by design reducing the potential for crime and discouraging anti-social behaviour?</b>	Neutral	This objective is not applicable at a site level. No data is available to inform the site assessments. While the Index of Multiple Deprivation does identify areas of crime deprivation, this data is not suited to appraising individual site options in the Hambleton district.	Neutral
<b>13. To provide a range of good quality employment opportunities.</b>	<b>13a) Is there potential for direct jobs to be created as a result of development?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>14. To provides conditions which encourage economic growth, diversification of existing enterprises and investment in both urban and rural locations</b>	<b>14a) Is there scope to enable the expansion of existing businesses and/or to safeguard land for future growth?</b>	Neutral	The objective is not applicable as the site is only being considered for residential development.	Neutral
<b>Summary of Sustainability Appraisal:</b>				

A greenfield site north of Topcliffe. Site would extend into the countryside, harming the character of the village. The site performs poorly against objective five.

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