

**RYEDALE
DISTRICT
COUNCIL**



Sustainability Appraisal and Strategic Environmental Assessment Addendum

Ryedale Plan - Local Plan Sites Document

Main Modifications

Ryedale District Council

December 2018

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1. Purpose

- 1.1 This paper outlines the Sustainability Appraisal assessment process that Ryedale District Council has undertaken to appraise the proposed Main Modifications of the Ryedale Plan- Local Plan Strategy. It should be read in conjunction with the Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) produced for the Publication of the Local Plan Sites Document, as it is not to repeat material produced, but to consider the sustainability of proposed Main Modifications alone, which are the subject of this consultation. Where the Main Modifications include a body of text they have not been included, but a summary of their inclusion is included. Table 1 sets out whether further sustainability appraisal is required for each of the Main Modifications. Since the Main Modifications are grouped under Policies, this may result in some elements not being subjected to SA/SEA because they are a factual update, clarification or are a replication and have therefore already been already subjected to SA/SEA.

2. Objectives underpinning the Sustainability Appraisal

- 2.1 Below are the objectives which were derived from the Sustainability Appraisal Scoping:

	Objective
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required
A2	To provide the opportunity for all people to meet their housing needs
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.
A4	To maintain and promote the distinctiveness of identifiable communities
A5	To reduce crime and the fear of crime
A6	To develop a more balanced population
B1	To maintain and enhance employment opportunities
B2	To maintain and enhance the vitality of the countryside, villages and town centres

	Objective
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors
B4	To diversify the local economy
C1	To protect and enhance biodiversity and geo-diversity.
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity
C3	Reduce long distance commuting and congestion by reducing the need to travel.
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere
C5	To conserve and where appropriate enhance the historical and cultural environment.
C6	To reduce the emission of greenhouse gases
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale
C8	To make the most efficient use of land
C9	To maintain a high quality environment in terms of air, soil and water quality
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible

3. Sustainability Appraisal Scoring System

Symbol	Score	Definition
++	Strongly Positive impact	Positively influencing change in accordance with the objective.
+	Positive impact	Policy is consistent with meeting the objective
=	Neutral impact	The policy will have a neither a positive nor a negative impact upon this objective
-	Negative impact	The policy may hinder achievement of this objective.
--	Strongly negative impact	The policy would hinder achievement of this objective.
U	Uncertain Impact	The policy may hinder achievement of this objective, but may have no negative impact. This will depend upon implementation.
O	No direct link	There is no direct link between the nature of the policy/modification and the nature of the objective.

In addition the nature of the effects are considered in terms of:

- Direct or indirect
- Long term, short term, temporary or permanent
- Local or wider in geographical context

4. Sustainability Appraisal of Main Modifications

Table :1 Main Modifications and requirement for Sustainability Appraisal

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
Introduction			
MM1	After paragraph 1.7	<p>Inclusion of additional text as four paragraphs 1.8 to 1.11 inclusive</p> <p><u>1.8 From work undertaken in the SSM the Council has chosen the sites that it considers best represent the ability to deliver sustainable development within the strategic policy context of the Local Plan Strategy. The Local Plan Strategy was informed by a proportionate evidence base, which identified key areas of sensitivity, but did not rule out development due to the capacity for site specific choices, and the use of avoidance and mitigation. This decision is based on a holistic consideration of a range of factors: balancing growth with settlement capacity, from an infrastructural, cultural and environmental perspective. This is in particular true of sites in Malton and Norton with the presence of the River Derwent SAC, and settlements which are around the Vale of Pickering, and which make up the majority of key settlements within the District.</u></p> <p><u>1.9 The application of the SSM has sought to apply available evidence to determine the likelihood of issues. This has resulted in the allocation of sites where there are some known, and some potential, sensitivities. The evidence informing the SSM has identified that sites which have performed generally well, may have a sensitivity, and therefore may result in some harm, and whether there is the means to avoid or mitigate such harm. The capability for avoidance/mitigation has been established through discussions with technical consultees- such as Yorkshire Water and the Environment Agency in relation to</u></p>	<p>This Main Modification is considered in the relevant site allocation through the SA/SEA process for each relevant site allocation. This text is to provide clarification regarding the consideration of potential archaeology. Proposed is an appendix (MM22) which sets out the detail of the approach, and this is also considered through the SA/SEA of the MM for each site allocation.</p>

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
		<p><u>development on Ground Source Protection Zones, and through the work undertaken in consultation with Natural England in the Habitats Regulation Assessment concerning the River Derwent SAC. In respect of archaeology, some of the sites have already been subjected to archaeological appraisal. Others have been informed by the Heritage Environment Record and the site's general context, and this has not identified any archaeological features of significance which would preclude site development.</u></p> <p><u>1.10 The Vale of Pickering forms part of an extensive archaeological landscape which stretches along the length of the Vale and into neighbouring Scarborough Borough. This area exhibits evidence of continuing human habitation and activity from the early Mesolithic period, through the Roman period, and up to the present day. Based upon the understanding gained during excavations and through accumulated research work across the Vale of Pickering, there is a high probability that many of the remains will be of national importance.</u></p> <p><u>1.11 Although several of the sites identified as allocations have a high likelihood that they contain archaeological remains of, potentially, national importance, it was considered that these represented the most sustainable and best options to deliver a substantial amount of housing and employment land to meet the future needs of the Local Plan area. The decision to take these areas forward was not done so lightly and was done with the understanding that they sit within this extensive archaeological landscape. These proposed allocations may result in the loss of what would be only a small proportion of a much larger archaeological resource. Historic England has therefore agreed that it is acceptable to allocate land in these areas provided that any development proposals are informed by a robust archaeological assessment which will help further knowledge and understanding of the Vale of Pickering. This framework is set out in Appendix 1.</u></p>	<p>The text in paragraphs 1.8-1.9 provides some generic clarification around the spatial approach and SSM, which is the sustainability appraisal/SEA of the sites. As such it is not considered that this text requires specific SA/SEA.</p>

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
MM2	After new paragraphs 1.8 to 1.11 add new paragraph	<p><u>1.12 Allocations SD3, SD5, SD6, SD8, SD9, SD10, SD11 and business expansion land under SD13 (Land at Amotherby BATA site) and land in proximity to the identified Malton Broad Location for Employment Land (SD12) are in a safeguarding area of mineral resource. Where a development is proposed within a minerals resource, waste management, transport infrastructure or minerals ancillary safeguarding area identified within the Minerals and Waste Joint Plan, potential developers should include as part of the planning application an assessment of the impacts of the proposed development on the safeguarded feature. Where applicable, this would be in the form of a minerals resource assessment, otherwise it would be in the form of an assessment as to whether the proposal would prevent or unduly restrict the use of the safeguarded site or require mitigation as part of the new development to avoid impact on the safeguarded site. NYCC Planning Services will advise on the scope and content of this assessment.</u></p>	This Main Modification is considered in the relevant site allocation through the SA/SEA process for each relevant site. This text is to provide clarification regarding the consideration of the Mineral Safeguarding Issues, and is therefore not subjected to SA/SEA itself.
Land for Housing			
MM3	Replace paragraph 2.8 with new text	<p>In summary, 1274 (net) dwellings have been completed across the District since 1 April 2012 and at 31/3/17, commitments (planning permissions and land allocations in the Helmsley Plan) existed for a further 1,416 (net) dwellings. Taking account recent permissions and significant minded to approve decisions (for 52 dwellings at Firthland Road, Pickering; 26 dwellings at East Hill House Farm, Thornton Le Dale; 12 dwellings at Peckets Yard, Sheriff Hutton and</p>	Added for factual clarification and not considered requires further Sustainability Appraisal, based on the

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
		<p>87 additional dwellings on the Showfield, Malton) this rises to a committed supply of 1,593 dwellings. This figure is reduced to 1,531 to take account of the fact that one major committed site is not considered to be deliverable (the ATS site in Norton for 62 units). In total 2,475 completions and commitments are at the Market Towns and Service Villages. Appendix 2 illustrates the position.</p> <p><i><u>In summary, 1552 (net) dwellings have been completed across the District between 1 April 2012 and 31 March 2018. At 31 March 2018, planning permission existed for 1,345 (net) dwellings. A further 46 units from a major site were subject to a minded to approve decision pending the completion of a Section 106 agreement (46 units at Riccal Drive, Helmsley). These commitments account for a further 1,391 dwellings. The remaining land allocation in the Helmsley Plan is 50 units. Land allocations in this document (859 units) with planning permission granted on two of the allocations (239 units on SD5 and 6 units on SD9) providing a total of 1104 units. This results in an estimated supply of 4,097 new homes over the plan period, which reduces to 3,979 units when both a 10% non-implementation rate is applied to the small site supply (263 units) and when undeliverable sites with planning permission (91 units @2018) are deducted. Appendix 3 illustrates the positon.</u></i></p>	<p>principle of commitments has been considered previously through the Sustainability Appraisal of the LPSD, and SD1 Main Modifications are considered in Table 2.</p>
MM4	Revise SD1 to the following wording	<p>Residential development sites shown on the Policies Map as existing Residential <u>Commitments will continue to be treated as allocations supported in principle for residential development. Residential development should be which is consistent with the a site's existing permission, in the event that the current permission expires.</u></p>	<p>This text revision is subject to SA/SEA in table 2</p>

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	Additional development principle	<u>Sites granted planning permission before 31 March 2018 will be identified as Existing Residential Commitments. Sites granted planning permission after this date will be treated as allocations until they are completed.</u>	This text is provided for clarification on the basis of sites being granted consent but not yet started prior to the adoption of the plan. It is not considered that it requires specific Sustainability Appraisal as the Development Principles have already been subjected to SA/SEA. However, where there are additional development principles as a result of the Main Modifications they are considered through the Sustainability Appraisal Process for each site (SD5 and SD9) in Table 2 and Tables 4 and 7

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
MM4a	Revise yields of SD3, SD5 and SD9 to reflect planning permissions	<p>Malton and Norton Land to the east of Beverley Road 24.29 600 (5640 in the plan period)</p> <p>Pickering Land to the east of Whitby Road 8.58 250 239*</p> <p>Land to the north of Swineherd Lane (The Old Brickworks) 0.38 9 6*</p> <p>The yield identified for each site is indicative and the precise number of residential units to be provided on each site will be determined at the planning application stage.</p> <p><i>*defined by applications approved since 31 March 2018</i></p>	This is a factual clarification and is not considered to require SA/SEA.
MM5	Additional supporting text after Policy SD2 New paragraph (numbered 2.26)	<p><i>It should be noted that the development principles have been prepared to influence how development will take place on specific sites. These policies have not been used to detail the list of supporting information that will be required to support a planning application. The type of information required to inform the decision-making process is detailed in the Council's Local Validation List. This can range from technical information including for example, noise, odour, highway, heritage or protected species assessments and also includes a Design and Access Statement and a Statement of Community Involvement. The level and type of information required to support a planning application for the development of the allocated sites will vary according to the scale and location of sites and the nature of surrounding land uses. For example, the largest allocation at Beverley Road in Norton, will need to be supported by technical information to inform the mitigation necessary to protect future occupants from noise and odour</i></p>	This text is to provide clarification, and involves providing some supporting text to how applications will be considered. It is not proposed that this text is subjected to SA/SEA specifically, but the proposed development principles considered in MM6 are to be

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
		<i>associated with the neighbouring industrial estate, as well as to mitigate other impacts. The measures employed to mitigate impacts associated with the neighbouring industrial site will be detailed the applicant's Design and Access Statement and the Statement of Community Involvement supporting a planning application will be expected to refer to consultation with all stakeholders, including for example, all occupants of the neighbouring industrial estate.</i>	subjected to SA/SEA in table 3
MM6	Insert additional development principle	<ul style="list-style-type: none"> <i>An indicative yield of 600 dwellings, 540 within the Plan Period</i> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the Sustainability Appraisal of the LPSD.
	Insert an additional development principle	<ul style="list-style-type: none"> <i>provision of measures to provide safe pedestrian movements across the link road, particularly between the neighbouring factory and its car park and within the neighbouring industrial estate.</i> 	Requires SA/SEA see table 3
	Revised bullet point 4	<ul style="list-style-type: none"> a substantive landscape, visual and noise attenuation buffer shall be provided between the housing development and the Malton Bacon <i>Factory neighbouring industrial estate.</i> 	Requires SA/SEA see table 3

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	Insert an additional development principle	<ul style="list-style-type: none"> <i><u>“a design and layout that responds to requirements to mitigate odour and noise associated with the adjacent food processing factory and co-located slaughterhouse.”</u></i> 	Requires SA/SEA see table 3
	Revise current 12 th development principle by deletion of following text	<ul style="list-style-type: none"> Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	Insert an additional development principle	<ul style="list-style-type: none"> <i><u>“Appropriate archaeological evaluation and mitigation as detailed in Appendix 1</u></i> 	Requires SA/SEA see table 3
	Insert an additional development principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 3
MM7	Insert additional development principle	<ul style="list-style-type: none"> <i><u>An indicative yield of 60 dwellings</u></i> 	Added for clarification and replicates existing text not considered

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			requires further Sustainability Appraisal, based on the yield has been considered previously through the Sustainability Appraisal of the LPSD.
	Revise current 6 th development principle by deletion of following text	<ul style="list-style-type: none"> • Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
MM8	Insert additional development principle	<ul style="list-style-type: none"> • <u>An indicative yield of 239 dwellings</u> 	Added for clarification, representing yield based on planning application approved. Not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			Sustainability Appraisal of the LPSD.
	Revise current 9 th development principle by deletion of following text	<ul style="list-style-type: none"> Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	Insert an additional development principle	<ul style="list-style-type: none"> <u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u> 	Requires SA/SEA see table 4
MM9	Insert additional development principle	<ul style="list-style-type: none"> <u>An indicative yield of 110 dwellings</u> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the Sustainability Appraisal of the LPSD.

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	Reword second development principle:	“Open space/Green Infrastructure to the west of the site (as shown on the Policies map) is excluded from the developable area to ensure that developable area is outside area at risk of flooding <i>and to protect the setting of the Listed Building. Further landscaping will be required to minimise the degree of intervisibility between the development and the Listed Building</i> ”	Requires SA/SEA see table 5
	Revise current 12 th development principle by deletion of following text	<ul style="list-style-type: none"> • Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	Insert an additional development principle	<ul style="list-style-type: none"> • <i>“Appropriate archaeological evaluation and mitigation as detailed in Appendix 1”</i> 	Requires SA/SEA see table 5
	Insert an additional development principle	<ul style="list-style-type: none"> • <i>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</i> 	Requires SA/SEA see table 5

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
MM10	Insert additional development principle	<ul style="list-style-type: none"> <li data-bbox="703 352 1155 379">• <u>An indicative yield of 35 dwellings</u> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the Sustainability Appraisal of the LPSD.
	Revise current 8 th development principle by deletion of following text	<ul style="list-style-type: none"> <li data-bbox="680 791 1585 906">• Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
MM11	Insert additional development principle	<ul style="list-style-type: none"> <li data-bbox="703 1070 1155 1098">• <u>An indicative yield of 18 dwellings</u> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			Sustainability Appraisal of the LPSD.
	Revise current 6 th development principle by deletion of following text	<ul style="list-style-type: none"> Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	An additional Development Principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 6
MM12	Insert additional development principle	<ul style="list-style-type: none"> <i><u>An indicative yield of 6 dwellings</u></i> 	Added for clarification, representing yield based on planning application approved. Not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			Sustainability Appraisal of the LPSD.
	Revise current 6 th development principle by deletion of following text	<ul style="list-style-type: none"> Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	Insert an additional development principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 7
MM13	Insert additional development principle	<ul style="list-style-type: none"> <i><u>An indicative yield of 40 dwellings</u></i> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the Sustainability Appraisal of the LPSD.

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	Revise current 10 th development principle by deletion of following text	<ul style="list-style-type: none"> • Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.
	Insert an additional development principle	<ul style="list-style-type: none"> • <u>“Appropriate archaeological evaluation and mitigation as detailed in Appendix 1”</u> 	Requires SA/SEA see table 8
	Insert an additional development principle	<ul style="list-style-type: none"> • <u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u> 	Requires SA/SEA see table 8
MM14	Insert additional development principle	<ul style="list-style-type: none"> • <u>An indicative yield of 36 dwellings</u> 	Added for clarification and replicates existing text not considered requires further Sustainability Appraisal, based on the yield has been considered previously through the

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach			
			Sustainability Appraisal of the LPSD.			
	Insert additional development principle	<ul style="list-style-type: none"> <i><u>“The opportunity should be taken to enhance the entrance to the village and the scale and design of the development should relate sensitively to the Conservation Area.”</u></i> 	Requires SA/SEA see table 9			
	Revise current 9 th development principle by deletion of following text	<ul style="list-style-type: none"> Capability for electric vehicle charging through the provision of a 13 amp electrical socket for each property with a dedicated car parking space within its curtilage 	This is a clarification to not specify a specific charge. No change to the overall objective which has already been subjected to SA/SEA.			
	Insert additional Development Principle	<ul style="list-style-type: none"> <i><u>“Appropriate archaeological evaluation and mitigation as detailed in Appendix 1”</u></i> 	Requires SA/SEA see table 9			
	Insert an additional development principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 9			
MM15	Factual updates to paragraphs 3.1-3.7 to reflect updated		Local Plan Requirement	Commitments/Completions/Helmsley Plan Allocations	Residual Requirement	A Factual update based on permissions granted since Publication, not considered requires
		Malton and Norton	29.6-36ha	26.6 <u>26.7</u> ha	3 2.9ha- <u>9.4</u> 9.3ha	

Change Ref	Location of change in LPSD or Policies Map	Change				Sustainability Appraisal Preliminary consideration/approach
	employment land position at 31 March 2018 (completions/sites under-construction/sites with planning permission). Update table in paragraph 3.2.	Pickering	5.55ha-6.75ha	0ha	5.55-6.75ha	further Sustainability Appraisal, based on the quantum and sites has been considered previously through the Sustainability Appraisal of the LPSD.
		Kirkbymoorside and Helmsley	1.85-2.25ha	2.57ha	0	
		Total	36-45ha	29.3ha	6.7ha - 15.7ha	
MM16	Amend policy title	Policy SD12 New Employment Land Allocation <u>Provision</u>				For Clarification to reflect the commitments and allocations and broad location for employment land. Not considered that this requires sustainability appraisal as it reflects the approach already subjected to Sustainability Appraisal through the LPSD

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	Reflect permission	<ul style="list-style-type: none"> Land at Norton Grove, Norton 2.08 ha 0.78 B1,B2,B8 uses 	A Factual update based on permissions granted since Publication, not considered requires further Sustainability Appraisal, based on the quantum and sites has been considered previously through the Sustainability Appraisal of the LPSD.
	Replacement text in relation to commitments	<p>Sites which currently have planning permission for employment uses will continue to be supported in principle in the event that their current permission expires.</p> <p><i><u>Employment development sites shown on the Policies Map as existing Employment Commitments will be treated as allocations for employment development. Employment development should be consistent with the site's existing permission, in the event that the current permission expires.</u></i></p>	Requires SA/SEA see table 10
	For the Broad Location: Delete the 4 th development principle and	<ul style="list-style-type: none"> Articulation of archaeological sensitivity through comprehensive geophysical survey and trial trenching where appropriate <i><u>"Appropriate archaeological evaluation and mitigation as detailed in Appendix 1"</u></i> 	Requires SA/SEA see table 10

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
	replace with new text		
	For the Broad Location: Insert an additional development principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 10
MM17	In relation to Amotherby BATA site insert in an additional development principle	<ul style="list-style-type: none"> <i><u>As a Safeguarded Site, the feasibility and viability of the extraction/utilisation of the minerals resource will be demonstrated</u></i> 	Requires SA/SEA see table 11
Land for Retailing			
MM18	Paragraph 4.2 remove reference to Dewhirst Site	The Livestock Market site together with other mixed use proposals at the former Dewhirst factory site in Norton, new retail space at the Kings Head Yard, Malton and the ancillary retail element of the Malton Agri-Business Park scheme account for the majority of the non-food retailing space (circa 4,500 sqm) which the LPS directs to the Principal Town.	A Factual update to reflect the position of the Dewhirst Site and the relationship with the Livestock Market site. Not considered this MM requires sustainability appraisal,

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			but MM20 (revised Policy) is subject to SA/SEA
	Paragraph 4.5 adjust the shortfall to reflect the removal of the Dewhirst site	Against this background, sites to address the limited shortfall (circa 900-2,106 m ²) in non-food retailing space at Malton and Norton have not been specifically allocated in this plan.	A Factual update to reflect the position of the Dewhirst Site and the relationship with the Livestock Market site. Not considered this MM requires sustainability appraisal, but MM20 (revised Policy) is subject to SA/SEA
MM19	Policy SD14 and consequential amendment to Malton and Norton Policies Map	The Malton Livestock Market Site, Malton and the former Dewhirst Factory site, Norton will continue to be supported for retail development in principle in the event that existing permission <u>s</u> are not implemented	Requires SA/SEA see table 12
Specific Sites			

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
MM20	Insert additional text to Policy SD15 setting out a criteria-based approach to the consideration of proposals for Flamingo Land	<p><u>Proposals for the extension of the Flamingo land holiday village to the west of the development limits to enable qualitative improvements to the holiday village will be considered against the following criteria:</u></p> <ul style="list-style-type: none"> • <u>Landscape and visual impact of the proposals can be appropriately mitigated</u> • <u>Any increase in activity or numbers of holiday units would not have an unacceptable impact on highway safety or capacity</u> <p><u>Any proposal to extend Flamingo Land zoo on to land to the east of the development limits, north of the Kirby Misperton road and south of Costa Beck will be required to demonstrate that landscape and visual impact can be appropriately mitigated.</u></p> <p><u>Any proposal to extend Flamingo Land will need to comply with Policies SP8, SP13 and SP20 of the Local Plan Strategy.</u></p>	Requires SA/SEA see table 13
MM21	Additional wording after 'Policies Map'	<p>In addition to the existing VIUAs which are identified on the Policies Map, the following new sites are designated as VIUAs and are shown on the policies Map. <u>Proposals for development will be considered in accordance with the requirements of Policy SP16 of the Ryedale Plan- Local Plan Strategy:</u></p>	The revision refers to an adopted policy of the Local Plan Strategy. It is not considered that this revision requires sustainability Appraisal as the Policy has previously been subjected to Sustainability Appraisal in the Local Plan

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			strategy and Local Plan Sites Document.
Appendices			
MM22	Insert a new appendix 1 with consequential numbering changes for appendices 1, 2 to become 2 and 3.	<p><u>Appendix 1 – Archaeological Informative for Sites SD3, SD6, SD10, SD11 and the Broad Location of SD12.</u></p> <p><u><i>This Appendix provides additional information regarding Housing Allocations made under Policies SD3, SD6, SD10, SD11 and the Employment Broad Location to the north of the A64/east of A169, Malton made under Policy SD12.</i></u></p> <p><u><i>As a result of the high probability of important archaeological remains in this area, it is considered appropriate to set out further information and advice on this specific matter.</i></u></p> <p><u>Background:</u></p> <p><u><i>These sites form part of an extensive archaeological landscape which stretches along the length of the Vale of Pickering. This area exhibits evidence of continuing human habitation and activity from the early prehistoric periods through the Roman period, and up to the present day. The buried prehistoric landscapes and continuous “ladder” settlements are an extraordinary survival of human activity on a landscape scale, preserved beneath thick sand-blown deposits across the Vale.</i></u></p> <p><u><i>Based upon the understanding gained during 30 years of archaeological research and excavation on adjacent sites and across the remainder of the Vale of Pickering, there is a high probability that this area will contain archaeological remains of national importance. The NPPF makes it clear that non-designated archaeological remains that are demonstrably of equivalent significance to Scheduled Monuments (such as the ones which are likely to be present in this area) should be considered as if they were a designated heritage asset - i.e. that substantial harm or total loss should be wholly exceptional.</i></u></p>	This text is considered through the SA/SEA of the individual site allocations, as identified in the preliminary consideration of MM1.

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
		<p><i>It is essential that any development proposals are informed by these and by a robust archaeological assessment of this area in order to fully understand the potential implications which the development of this area might have not just upon important archaeological remains but also the associated costs that archaeological mitigation might involve.</i></p> <p>Implications:</p> <p><i>Should, as Historic England suspect, that any desk based archaeological assessments result in the requirement for more substantial investigations the following information provides the basis for successfully meeting the likely requirements of Historic England.</i></p> <p><i>a. An archaeological assessment would likely require the inclusion of;</i></p> <p><i>i. An assessment of the proposed development site in its wider historic landscape context;</i></p> <p><i>ii. Landscape characterisation and modelling including a review of available lidar data and aerial photography;</i></p> <p><i>iii. Geophysical Survey;</i></p> <p><i>iv. Trial trenching.</i></p> <p><i>b. An evaluation of how the proposed development is likely to impact upon the archaeology</i></p> <p><i>Subject to the outcome of the above works a mitigation strategy will most likely be required which will require agreement from the Local Planning Authority (in consultation with Historic England). The remit of a strategy will be determined by the outcome of the above and should include the following (unless it can be shown that these are not necessary):</i></p> <p><i>a. A framework for managing, recording, archiving and publishing the results of any archaeological evaluations and interventions;</i></p>	

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
		<p><i><u>b. A strategy for maximising the educational potential of any archaeological interventions including the development of community archaeology projects; and</u></i></p> <p><i><u>c. A proposed access strategy for the archaeological landscape of this development site.</u></i></p>	
MM23	Appendix 2 (revised to Appendix 3)	Housing position updated to 31 March 2018	As this is a factual clarification it does not require SA/SEA. The principle to include commitments has already been subjected to sustainability Appraisal through The Local Plan Sites Document.
MM24	Appendix 3 to 4	Added housing trajectory	As this is a factual clarification it does not require SA/SEA. The principle to include commitments has already been subjected to sustainability Appraisal through The

Change Ref	Location of change in LPSD or Policies Map	Change	Sustainability Appraisal Preliminary consideration/approach
			Local Plan Sites Document.

5. SUSTAINABILITY APPRAISAL OF MAIN MODIFICATIONS

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS			
	Objective	Without Main Modification	With Main Modification
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">++</p> <p>The larger sites are those which accord with the principle of the Local Plan Strategy, and are located in settlements with good levels of access to facilities and services. The larger sites could be defined depending on the site's situation within the settlement hierarchy.</p>	<p style="text-align: center;">++</p> <p>The larger sites are those which accord with the principle of the Local Plan Strategy, and are located in settlements with good levels of access to facilities and services. The larger sites could be defined depending on the site's situation within the settlement hierarchy. The proposed change to the wording still allows the retention of the site as a commitment, and if the permission expires, an application will be required which is subject to the Policies of the Local Plan Strategy, and any updated evidence which informs the application.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>Ensures that the ability to manage the supply is Maintained. Key housing delivery sites, which make up majority of the supply would be covered, but development in the rural areas, and the open countryside would be only considered through the planning application process if sites fail to be implemented.</p>	<p style="text-align: center;">+</p> <p>Ensures that the ability to manage the supply is Maintained. Key housing delivery sites, which make up majority of the supply would be covered, but development in the rural areas, and the open countryside would be only considered through the planning application process if sites fail to be implemented. The proposed modification does not change the spirit of the approach to commitments but does clarify that they will still need to satisfy the Ryedale Plan as a whole.</p>
A3	To improve overall levels of health and reduce the disparities between	<p style="text-align: center;">+</p> <p>Larger site submissions will provide combination of improved access to health care facilities using non- vehicular modes and recreational offer</p>	<p style="text-align: center;">+</p> <p>Larger site submissions will provide combination of improved access to health care facilities using non- vehicular modes and recreational offer. The proposed modification does not change</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
	different groups and different areas.		the spirit of the approach to commitments but does clarify that they will still need to satisfy the Ryedale Plan as a whole.
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>These sites have been granted permission without compromising the distinctive identifiable communities. This covers sites of all sizes.</p>	<p style="text-align: center;">+</p> <p>These sites have been granted permission without compromising the distinctive identifiable communities. This covers sites of all sizes. The proposed modification does not change the spirit of the approach to commitments but does clarify that they will still need to satisfy the Ryedale Plan as a whole.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">+</p> <p>These sites have been subjected to design criteria through the Local Plan Strategy. This is particularly so of the larger, estate type developments.</p>	<p style="text-align: center;">+</p> <p>These sites have been subjected to design criteria through the Local Plan Strategy. This is particularly so of the larger, estate type developments. The proposed modification does not change the spirit of the approach to commitments but does clarify that they will still need to satisfy the Ryedale Plan as a whole.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>Larger sites form a significant component of the supply, but such an approach will exclude smaller sites. These smaller sites can still be considered within the context of the LPS if they lapse.</p>	<p style="text-align: center;">+</p> <p>Larger sites form a significant component of the supply, but such an approach will exclude smaller sites. These smaller sites can still be considered within the context of the LPS if they lapse. The proposed modification does not change this.</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">++</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and the Service</p>	<p style="text-align: center;">++</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and the Service Villages, and</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
		Villages, and smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees.	smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees. The approach, and the proposed Main Modification do not undermine this approach.
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">=</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and Service Villages, and smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees. However, such an approach would discount the wider contribution of smaller scale residential development which meet locally derived employment needs, and which would support vitality in the villages and the countryside.</p>	<p style="text-align: center;">=</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and Service Villages, and smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees. However, such an approach would discount the wider contribution of smaller scale residential development which meet locally derived employment needs, and which would support vitality in the villages and the countryside. The proposed modification does not undermine this objective, accepting that the spatial approach has concentrated development in the larger centres of population. Such sites can still come forward under specific circumstances set out in the LPS.</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">=</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work, also in a home they may part own, rather than</p>	<p style="text-align: center;">=</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work, also in a home they may part own, rather than renting. It is felt that in general such sites will provide a more non-specific</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
		renting. It is felt that in general such sites will provide a more non-specific means to be conducive to wealth creation.	means to be conducive to wealth creation. The proposed modification does not undermine this objective, accepting that the spatial approach has concentrated development in the larger centres of population. Such sites can still come forward under specific circumstances set out in the LPS.
B4	To diversify the local economy	<p style="text-align: center;">+</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work. The larger sites strengthen the position of the market towns to attract investment, and provide important levels of footfall.</p>	<p style="text-align: center;">+</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work. The larger sites strengthen the position of the market towns to attract investment, and provide important levels of footfall. The proposed modification does not change this. Live-work and small scale development can still come forward, in accordance with the Local Plan Strategy</p>
C1	To protect and enhance biodiversity and geodiversity.	<p style="text-align: center;">++</p> <p>Larger sites can enhance biodiversity through the development of gardens, and landscaping, development of SDs, which bring about habitat mosaics and diversity. Green Infrastructure networks which have multi-functional spaces.</p>	<p style="text-align: center;">++</p> <p>Larger sites can enhance biodiversity through the development of gardens, and landscaping, development of SDs, which bring about habitat mosaics and diversity. Green Infrastructure networks which have multi-functional spaces. The proposed main modification would not undermine this approach, and would also allow revised proposals to respond to changes/opportunities to use different approaches and techniques as part of best practice to enhance biodiversity and geodiversity.</p>
C2	To maintain and enhance the quality and character of the landscape, including	<p style="text-align: center;">-</p> <p>The appeal at Langton Road, Norton which when the site is compared to those sites which have performed well in the SSM and are proposed as allocations performed poorly, and</p>	<p style="text-align: center;">++</p> <p>The previous sustainability appraisal rating reflected strongly on the Langton Road site, which was granted on appeal. That site is under construction. Application of the approach of SD1, with</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
	the special qualities of remoteness and tranquillity	the site displays demonstrable sensitivities and attractive features.	the proposed Main Modification, will ensure that of those sites identified on the policies maps which are yet to start, matters around landscape sensitivity and setting can be duly considered on the basis of the proposed development should a new application be made, acknowledging that given the site was considered appropriate for development in accordance with the Local Plan Strategy. The retention of the Development Principles of SD5 and SD9 will allow any subsequent application to be required to pay due regard to them. This is a positive reinforcement of objective C2.
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">++</p> <p>The spatial approach has sought in the Local Plan Strategy to concentrate development in those settlements where services and facilities can be accessed, the greatest range of employment opportunities are present, and in the case of Malton and Norton- the train station. The Service Villages would also be included, and these have key facilities which reduce the need to travel for primary education, basic food and provide some public transport.</p>	<p style="text-align: center;">++</p> <p>The spatial approach has sought in the Local Plan Strategy to concentrate development in those settlements where services and facilities can be accessed, the greatest range of employment opportunities are present, and in the case of Malton and Norton- the train station. The Service Villages would also be included, and these have key facilities which reduce the need to travel for primary education, basic food and provide some public transport. The proposed modification of SD1 still allows this policy approach to provide a positive enhancement to the delivery of the objective.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or	<p style="text-align: center;">+</p> <p>All sites granted planning permission have been sequentially preferable sites in respect of flood risk. Where they are larger sites, measures would be included to ensure that run-off is attenuated to greenfield levels.</p>	<p style="text-align: center;">++</p> <p>All sites granted planning permission have been sequentially preferable sites in respect of flood risk. Where they are larger sites, measures would be included to ensure that run-off is attenuated to greenfield levels. The proposed main modification does allow the reconsideration of technologies, techniques and solutions which provide an enhanced, multi- functional approach</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
	will increase the risk of flooding elsewhere		to climate change and flood resilience in due course. In relation to SD5, the development principles refer to the need to undertake a hydrogeological risk assessment.
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">-</p> <p>Such sites may be in outline only at this stage, and in the case of the Langton Road site. The Local Planning Authority maintain that the site has an adverse impact on the setting of a Grade II Listed heritage asset, and that other commitments and proposed allocations do not have such a sensitivity.</p>	<p style="text-align: center;">++</p> <p>The previous sustainability appraisal rating reflected strongly on the Langton Road site, which was granted on appeal. That site is under construction. Application of the approach of SD1, with the proposed Main Modification, will ensure that of those sites identified on the policies maps which are yet to start, matters around heritage matters (such as archaeology) and setting can be duly considered on the basis of the proposed development should a new application be made, acknowledging that given the site was considered appropriate for development in accordance with the Local Plan Strategy.</p>
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The larger sites are situated on the edge of the market towns with on the whole the better levels of access to public transport, although the SSM has identified that some sites (such as those along Langton and Welham Roads would have poorer access to bus stops.</p>	<p style="text-align: center;">+</p> <p>The larger sites are situated on the edge of the market towns with on the whole the better levels of access to public transport, although the SSM has identified that some sites (such as those along Langton and Welham Roads would have poorer access to bus stops. The sites identified all reflect the spatial approach of the LPS and the Main Modification would not change this.</p>
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	<p style="text-align: center;">=</p> <p>Site-specific considerations, in accordance with SP18 of the Local Plan Strategy</p>	<p style="text-align: center;">+</p> <p>Site-specific considerations, in accordance with SP18 of the Local Plan Strategy, with the opportunity to revisit this area in light of new technologies and approaches, leading to greater opportunities.</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
C8	To make the most efficient use of land	<p style="text-align: center;">++</p> <p>The density of development is primarily influenced by the site context, and smaller sites are likely to be a lower densities than those which are larger sites. The consideration of the application has deemed that the proposal is acceptable in balancing efficient use of land with amenity considerations and the design context of the area.</p>	<p style="text-align: center;">++</p> <p>The density of development is primarily influenced by the site context, and smaller sites are likely to be a lower densities than those which are larger sites. The consideration of the application has deemed that the proposal is acceptable in balancing efficient use of land with amenity considerations and the design context of the area.</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (some of which are BaMVL) are required to deliver housing and wider community facilities and infrastructure. By ensuing that sites granted permission are factored into the housing requirement of the plan- thereby allocating for meeting the residual requirement this reduces the pressure of further allocations- resulting in oversupply</p>	<p style="text-align: center;">++</p> <p>Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD5) are required to deliver housing and wider community facilities and infrastructure. SD9 is a small, Brownfield site with some contamination. SD5 is within an area of hydrogeological risk: there is a Ground Source Protection zone 1. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.</p>
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy.</p>	<p style="text-align: center;">++</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy. The proposed Main Modification does not undermine the approach taken, and may in terms of building sustainability provide future opportunities for new technologies to be utilised. For sites SD5 and SD9 the development</p>

TABLE 2: MM 4 POLICY SD1 EXISTING RESIDENTIAL COMMITMENTS

	Objective	Without Main Modification	With Main Modification
			principles identified for the sites would then be considered, which would allow the exploration to utilise any on-site mineral resource subject to feasibility and viability. SD5 is within an area of hydrogeological risk: there is a Ground Source Protection zone 1. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">O</p> <p>Not directly related to housing in respect of which applications to treat as commitments. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>	<p style="text-align: center;">O</p> <p>Not directly related to housing in respect of which applications to treat as commitments. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>

SUMMARY

Approach	++	+	=	-	--	U	O
Without Main Modification	5	10	2	3			
With Main Modification	10	8	2				

Conclusion for MM4

In the Publication Sustainability Appraisal, the inclusion of SD1 which included only the larger site consents had a range of positive outcomes, accepting that one site, at Langton Road, did not perform as well through the Site Selection Methodology but which was granted on appeal. This site is now under construction, the Reserved Matters having been agreed, and as such is not applicable to SD1 and the proposed Main Modification.

The proposed change to the wording has not altered the spirit and purposed of that policy, which was to treat commitments as allocations if the current permission expired. The key change has been the removed the words 'supported in principle' and replaced them treating the site as an allocation. Which is to ensure that in the event of a permission expiring (if it is an identified commitment on the Policies Map), there is certainty for the land supply. In providing more clarity around the operation of SD1 it also enhances the sustainability of the policy. For a relevant site, an application which is consistent with that existing (expired) permission, it would still be subject to the Policy considerations of the Local Plan Strategy. In doing so, it would need to reflect and respond to any updates regarding the evidence base which underpins the application, this allows the consideration and any mitigation required to address any concerns- such as if there are changes on the SRN which need further consideration and mitigation. It also allows, in the event of technological enhancement and further best practice on a range of mitigation measures that a subsequent application will be expected to capitalise on these in terms of ecology and geodiversity, climate change adaptation, surface water management and protection of natural resources in general. This has demonstrated that both security of supply can be achieved, but ensure that if permissions expire or are revised, there will be the potential to ensure developments are able to respond to challenges and opportunities on the site.

The additional element of policy to SD1 is sought to respond to the granting of planning permission on two sites (SD5 and SD9) which has taken place since 31 March 2018. There were no proposed allocations granted permission between publication and submission. It is to ensure that in the event of permissions relating to sites SD5 and SD9 expiring, they are treated as allocations considered against the development principles. This is considered to ensure that the sustainability considerations identified with the sites through the Development Plan Process are not undermined/ not disregarded in the event the permission expires and a new consent is sought. This, in principle, enhances the sustainability of the Plan.

The Sustainability Appraisal identified that for allocation SD5 the application of a policy which required the extraction of minerals resource could raise issues in respect of the Ground Source Protection Zone 1. However, as the development principle is already worded to take the minerals safeguarding into consideration (MM8). It is not considered that the MM8 requires revision, as it is already subject to feasibility and viability, and there is the pre-existing development principle (as retained by MM4) concerned with protecting the integrity of the Ground Source Protection Zone. By the very retention of the development principles for SD5 this would allow the holistic consideration of the matter if an application was to be made.

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this.</p>	<p style="text-align: center;">+</p> <p>MM6 is proposed to ensure that archaeology and mineral resources and adjacent land uses are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">+</p> <p>Larger site submissions such as SD3 will provide combination of improved access to health care facilities using non- vehicular modes and recreational offer. The proposed modification does not change the spirit of the approach to commitments but does clarify that they will still need to satisfy the Ryedale Plan as a whole.</p>	<p style="text-align: center;">+</p> <p>MM6 is proposed to ensure that archaeology and mineral resources and adjacent land uses are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.</p>

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>SD3 has been identified as a site which in terms of settlement form and character, will perform well, as the current edge to the town has been identified in the LCA as being in need of enhancement.</p>	<p style="text-align: center;">++</p> <p>MM6 would not undermine this approach, with the additional text concerning landscaping. Other modifications would not undermine it (archaeology) and minerals resource evaluation would be based on feasibility and viability</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">0</p> <p>There is no direct link between the nature of the policy (SD3) and the nature of the objective. The detailed layout will be considered at a later stage (planning application)</p>	<p style="text-align: center;">0</p> <p>There is no direct link between the nature of the policy and the nature of the objective. The detailed layout will be considered at a later stage (planning application)</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD3 was a site taken forward to deliver the residual housing requirement for the principle town.</p>	<p style="text-align: center;">+</p> <p>SD3 was a site taken forward to deliver the residual housing requirement for the principle town. The proposed modifications do not undermine this.</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>Sustainability Appraisal identified that with suitable mitigation measures that there would be no adverse</p>	<p style="text-align: center;">++</p> <p>The main modifications in terms of the additional development principles to SD3 in relation to the consideration and relationship of the site's development</p>

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		impacts on the operation of the established businesses of the Industrial Estate.	and its proximity to the Industrial Estate and to provide comfort to the established business of the Plan providing due regard to ensuring the amenity of prospective residents is acceptable, whilst not prejudicing the operation of the established enterprises.
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>Sustainability Appraisal identified that with suitable mitigation measures that there would be no adverse impacts on the operation of the established businesses of the Industrial Estate. SD3 is a key allocation for meeting the residual requirement of the Local Plan Strategy, at the Principle Town.</p>	<p style="text-align: center;">++</p> <p>The main modifications in terms of the additional development principles to SD3 in relation to the consideration and relationship of the site's development and its proximity to the Industrial Estate and to provide comfort to the established business of the Plan providing due regard to ensuring the amenity of prospective residents is acceptable, whilst not prejudicing the operation of the established enterprises.</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">+</p> <p>Sustainability Appraisal identified that with suitable mitigation measures that there would be no adverse impacts on the operation of the established businesses of the Industrial Estate. SD3 is in a key settlement seen as being attractive for businesses.</p>	<p style="text-align: center;">++</p> <p>The main modifications in terms of the additional development principles to SD3 in relation to the consideration and relationship of the site's development and its proximity to the Industrial Estate and to provide comfort to the established business of the Plan providing due regard to ensuring the amenity of prospective residents is acceptable, whilst not prejudicing the operation of the established enterprises.</p>

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
B4	To diversify the local economy	○ There is no direct link between the nature of the policy and the nature of the objective.	○ There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD3 has been subjected to a Habitats Regulation Assessment, and the Appropriate Assessment concluded that with mitigation measures there would be no adverse impacts on the conservation objectives of the river Derwent SAC.	- The main modifications concerning archaeology and amenity/adjacent land uses would not conflict with this objective. However, there is potential for, through utilisation of the minerals resource that the Conservation Objectives of the River Derwent SAC could be harmed. As such, a Habitats Regulations Assessment will be required to consider this in greater detail. It is noted that the wording of the Main Modification clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource.
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology.	++ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The supporting text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
			detailed framework for enhancing the understanding, whilst still meeting development needs. SD3 has been subjected to early geophysical survey.
C3	Reduce long distance commuting and congestion by reducing the need to travel.	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this, as it is located at the Principal Town.	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this, as it is located at the Principal Town. No conflicts are identified with proposed Main Modifications.
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	+ Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD3 is a sequentially preferable site.	+ Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD3 is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered, the land which surrounds the site, is at a higher risk of flooding. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management.
C5	To conserve and where appropriate enhance the historical and cultural environment.	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology	++ Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.	proposed wording provides a clear steer at the earliest stage of site development considerations. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs. The consideration around mineral resource utilisation would need to be considered on the basis of the archaeological evaluation having been undertaken in accordance with MM6.
C6	To reduce the emission of greenhouse gases	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this, as it is located at the Principal Town.	++ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this, as it is located at the Principal Town. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	O There is no direct link between the nature of the policy and the nature of the objective.	O There is no direct link between the nature of the policy/modification and the nature of the objective.

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C8	To make the most efficient use of land	<p style="text-align: center;">=</p> <p>The absence of the MM could result in potential minerals resources not being suitably utilised therefore not making the most efficient use of the land</p>	<p style="text-align: center;">++</p> <p>This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>Primarily considered through Local Plan Strategy SP17, and other regulatory regimes.</p>	<p style="text-align: center;">-</p> <p>This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use. Reducing external input of resources. However, would still require compliance with Local Plan Strategy and other regulatory regimes – identified in Construction Environmental Management Plan. This would require consideration on a site-by site basis. Water quality of the River Derwent SAC would be a key consideration. This is considered in the HRA.</p>
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD3 complies with this, as it is located at the Principal Town,</p>	<p style="text-align: center;">++</p> <p>The inclusion of the requirement to consider the utilisation of any minerals resource is considered to be a positive enhancement of the Ryedale Plan’s operation. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy, and if it considered that it is feasible and viable</p>

TABLE 3: MM6 SD3 HOUSING ALLOCATION -LAND TO THE EAST OF BEVERLEY ROAD, NORTON: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		this has been undertaken in the full knowledge of the use of productive soil.	to utilise the resource this will be set out in the Construction Environmental Management Plan. SD3 is on land which is BaMVL, and whilst this modification does not change that, it will be ensuring that such land is utilised in a fully sustainable manner and support the maintenance of the stock of minerals resources.
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">+</p> <p>Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service.</p>	<p style="text-align: center;">++</p> <p>Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service. There is the opportunity through the development principle to ensure that reuse and recycling of material derived through the extraction process is undertaken on site, and reducing the amount of waste produced at the construction stage, and reducing the need for non-indigenous resources.</p>

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		17	1				3
With Main Modifications	10	6		2			3

Conclusions for Site SD3 and MM6 and related Main Modifications

MM6 has three areas of influence: understanding archaeology, consideration of adjacent land uses and minerals safeguarding considerations.

The inclusion of the supporting text in the introductory paragraphs (MM1), and the new appendix 1 (MM22) as referend in MM6 would provide improved sustainability credentials where the heritage environment is concerned. The Spatial Strategy was devised in the knowledge that it would result in development within the area of archaeological sensitivity in the Vale of Pickering which, from surveys to-date, shows that the Vale is one of the most archaeology diverse and rich areas within the British Isles. In earlier discussions with Historic England, prior to the Plan's Publication the Council has sought to ensure that a precise framework was identified. The MM1, and with subsequent Main Modifications, including MM22 would allow the other sustainability considerations to remain as previously considered, but within the context of the heritage environment explicitly require a detailed evaluation at an early stage, to make sure that the site's development is informed by that work to enhance understanding and provide a framework for considering assets if they are found, in the context of their significance.

The relationship of the site to adjacent land uses was recognised in the SA/SEA of the Publication of the Local Plan Sites Document within the SSM tables. The originally devised development principles did not give the operator of one of the closest business to the site comfort that not only would the site be designed and consider their operations and its impact on adjacent residents for current operations but to allow the business to evolve over time. This is somewhat challenging when no identifies proposals are to be considered. Nevertheless the statement of common ground agreed by the interested parties has expanded on key elements: the explicit reference to a road crossing, the replacement of 'Malton Bacon Factory' with 'neighbouring industrial estate' and a new development principle which requires that "design and layout that responds to requirements to mitigate odour and noise associated with the adjacent food processing factory and co-located slaughterhouse". This did perform better in the sustainability

appraisal objectives which have an economic focus. Any proposals would be assessed within the context of the Local Plan Strategy, and the Council's Local Validation List, and the supporting text which is proposed at paragraph 2.26 (MM5) provides context to this.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered *potential* (as it is not certain that the minerals resource can be utilised) for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. Site SD3 is proximal to the River Derwent SAC, and an adverse impact on the River Derwent is untenable. Which received two negative scorings on water quality and biodiversity. Site specific considerations are also related to the presence of archaeology, flood risk of the wider area, and proximity to sensitive receptors (homes and businesses) which could affect the feasibility and viability to extract the mineral resource prior to the development. So it is by no means a certain effect (as referred to above). Nevertheless, for the potential opportunities in conjunction with wider Plan operation, is considered that the MM6 as written allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. However, under the requirements of the SEA and the Habitats Regulations a HRA has been undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary/applicable in an Appropriate Assessment.

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this.	+ MM8 is proposed to ensure mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.
A2	To provide the opportunity for all people to meet their housing needs	+ The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this.	+ The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM8.
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	+ Larger site submissions such as SD5 will provide combination of improved access to health care facilities using non- vehicular modes and recreational offer, as considered through the spatial approach of the Local Plan Strategy.	+ MM8 is proposed to ensure that mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined. It would not undermine the contribution that SD5
A4	To maintain and promote the distinctiveness of identifiable communities	+ SD5 has been identified as a site which in terms of settlement form and character, performs well, as the	++ MM8 would not undermine this approach. The minerals resource evaluation would be based on feasibility and

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
		SMM identified that the site was visually enclosed, and would be well related to the form and character if the settlement- this as identified in the SSM.	viability- and this would involve considering whether the extraction would undermine the landscape form and character.
A5	To reduce crime and the fear of crime	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy (SD5) and the nature of the objective. The detailed layout has been identified through a planning application.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy (SD5) and the nature of the objective. The detailed layout has been identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD5 was a site taken forward to contribute to the delivery the residual housing requirement for Pickering.</p>	<p style="text-align: center;">+</p> <p>SD5 was a site taken forward to contribute to the delivery the residual housing requirement for Pickering. The proposed modifications do not undermine this.</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM8 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p>	<p style="text-align: center;">+</p>

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.	The proposed MM8 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	+ There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.	+ The proposed MM8 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing
B4	To diversify the local economy	○ There is no direct link between the nature of the policy and the nature of the objective.	○ There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD5 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites.	+ It is noted that the wording of the Main Modification clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM8 will be subject to a HRA.

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology.</p>	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. SD5 has been subjected to early geophysical survey.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this, as it is located at Pickering, a Local Service Centre.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this, as it is located at Pickering, a Local Service Centre. No conflicts are identified with proposed Main Modifications.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD5 is a sequentially preferable site. Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD5) are required to deliver housing and wider community facilities and infrastructure. SD5 is within an area of hydrogeological risk: there is a Ground Source</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD5 is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. It is were to then this would need to be taken into account. It is not the role of the Development Principle MM8 to require use of the resource if it undermines other objectives.</p>

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		Protection zone 1. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.	
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.</p>	<p style="text-align: center;">+</p> <p>Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level.</p>
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this, as it is located at Pickering, a Local Service Centre.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this, as it is located at Pickering, a Local Service Centre. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.</p>
C7	To encourage the use of renewable resources and the development of renewable	○	○

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
	energy sources within Ryedale	There is no direct link between the nature of the policy and the nature of the objective.	There is no direct link between the nature of the policy/modification and the nature of the objective.
C8	To make the most efficient use of land	= The absence of the MM8 could result in minerals resources not being suitably utilised therefore not making the most efficient use of the land. This is on the basis that the existing permission is not implemented	++ This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use, without undermining other areas of sensitivity, such as the hydrogeology of SD5.
C9	To maintain a high quality environment in terms of air, soil and water quality	+ Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD5) are required to deliver housing and wider community facilities and infrastructure. SD5 is within an area of hydrogeological risk: there is a Ground Source Protection zone 1.	+ Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD5) are required to deliver housing and wider community facilities and infrastructure. SD5 is within an area of hydrogeological risk: there is a Ground Source Protection Zone 1. This could preclude the use of the minerals resource, as harm to the GSPZ would not be permitted. The existing Development Principle concerning management of surface and foul water identifies that the site is in an area of ground water sensitivity.
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	+ Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the	++ With the retention of the Development Principles, this site (which are in Mineral Safeguarding Areas) would be required to consider the feasibility and viability of the utilisation of the resource. It is accepted that this may not

TABLE 4 MM8 SD5- HOUSING ALLOCATION - LAND TO THE EAST OF WHITBY ROAD, PICKERING: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
		Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy.	be achievable on SD5, due to the presence of the Ground Source Protection Zone. The presence of the Development principle does not undermine the objective.
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	O Not directly related to housing. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service	O Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	4	13					4

Conclusions for Site SD5 and MM8 and related Main Modifications

The key modification is the inclusion of a requirement for minerals safeguarding consideration.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption

in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. Site SD5 is subject to a Ground Source Protection Zone Level 1 Designation (highest sensitivity) to ground water /aquifer contamination. Nevertheless, for the potential opportunities in conjunction with wider Plan operation, is considered that the MM8 as written allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. However, it is not considered that this requires the removal of the specific development principle around minerals safeguarding consideration. This is because in conjunction with the operation of MM4 the other development principles would be retained, which give specific regard to the GSPZ1 designation, and the development principle is so written tis designation would be duly considered through a hydrogeological risk assessment.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this.</p>	<p style="text-align: center;">+</p> <p>MM9 is proposed to ensure mineral resources and archaeology of the Vale of Pickering are duly considered; and that designated heritage asset significance is fully considered. It allows these wider sustainability considerations of sites to be considered, in a site specific manner whilst ensuring that the spatial approach is not undermined.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM9.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">+</p> <p>Larger site submissions such as SD6 will provide combination of improved access to</p>	<p style="text-align: center;">+</p> <p>MM9 is proposed to ensure that mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		health care facilities using non- vehicular modes and recreational offer.	that the spatial approach is not undermined. It would not undermine the contribution that SD6 makes.
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>SD6 has been identified as a site which in terms of settlement form and character, performs well, as the SMM identified that the site was a prominent entrance to the site, with the ability to enhance the existing edge to the site.</p>	<p style="text-align: center;">++</p> <p>MM8 would not undermine this approach. The minerals resource evaluation would be based on feasibility and viability- and this would involve considering whether the extraction would undermine the landscape form and character.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD6) and the nature of the objective. The detailed layout would be identified through a planning application.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD6) and the nature of the objective. The detailed layout would be identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD6 was a site taken forward to contribute to the delivery the residual housing requirement for Pickering.</p>	<p style="text-align: center;">+</p> <p>SD6 was a site taken forward to contribute to the delivery the residual housing requirement for Pickering. The proposed modifications do not undermine this.</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM9 would allow the consideration of the minerals resource, feasibility and viability. Both the detailed archaeological evaluation and enhancing the buffer for the listed building to the west would also not undermine the delivery of the housing.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM9 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Pickering, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM9 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
B4	To diversify the local economy	○ There is no direct link between the nature of the policy and the nature of the objective.	○ There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD6 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites.	+ It is noted that the wording of the Main Modification clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM9 will be subject to a HRA.
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology through the sustainability appraisal process undertaken for the site's assessment through the SSM.	++ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The MM1 text provides context and the appendix MM22 is focussed on the heritage environment- in particular archaeology. The Development Principle MM9 Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this, as it is located at Pickering, a Local Service Centre.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this, as it is located at Pickering, a Local Service Centre. No conflicts are identified with proposed Main Modifications.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD6 is a sequentially preferable site. Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD6) are required to deliver housing and wider community facilities and infrastructure. The Development principles provide site-specific requirements, which have been identified including the application</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD6 is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. It is were to then this would need to be taken into account. It is not the role of the Development Principle MM9 to require use of the resource if it undermines other objectives.</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		of charging points set of specific sustainability considerations.	
C5	<p>To conserve and where appropriate enhance the historical and cultural environment.</p>	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.</p> <p>The site would be considered in relation to the established policies of the Local Plan Strategy, and the currently as worded development principles, and the statutory obligations of the s.66 1990 Planning (Listed Buildings and Conservation Areas Act) so this would allow delivery of a development which would meet objective C5.</p>	<p style="text-align: center;">++</p> <p>Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed wording of MM9 provides a clear steer at the earliest stage of site development considerations. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.</p> <p>The site would be considered in relation to the established policies of the Local Plan Strategy, and the currently as worded development principles, and the statutory obligations of the s. 66 1990 Planning (Listed Buildings and Conservation Areas Act) so this would allow delivery of a development which would meet objective C5. However, the inclusion of the extra text does provide a</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
			clear steer with regards to the consideration of the site and the land which is provided as a buffer in relation to the setting and significance of the Grade II Listed Mill, and this modification MM9 enhances the effectiveness of the policy.
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this, as it is located at Pickering, a Local Service Centre.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD6 complies with this, as it is located at Pickering, a Local Service Centre. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.</p>
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	<p style="text-align: center;">0</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">0</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
C8	To make the most efficient use of land	<p style="text-align: center;">=</p> <p>The absence of the MM9 could result in minerals resources not being suitably utilised</p>	<p style="text-align: center;">++</p> <p>This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		therefore not making the most efficient use of the land.	development use, without undermining other areas of sensitivity. It is a site which is medium in its size, which may affect the viability to extract the resource.
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD6) are required to deliver housing and wider community facilities and infrastructure.</p>	<p style="text-align: center;">+</p> <p>Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD6) are required to deliver housing. No sensitives have been identified in principle, but a construction environmental management plan would explore the possibility.</p>
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy.</p>	<p style="text-align: center;">++</p> <p>With the retention of the Development Principles, this site (which is in a Mineral Safeguarding Areas) would be required to consider the feasibility and viability of the utilisation of the resource. The presence of the Development principle does not undermine the objective, indeed it has the potential to enhance it.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">○</p> <p>Not directly related to housing. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where</p>	<p style="text-align: center;">○</p> <p>Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where</p>

TABLE 5: MM9 SD6 - HOUSING ALLOCATION - LAND TO THE WEST OF MALTON ROAD, PICKERING: DEVELOPMENT PRINCIPLES

Objective	Without the modifications	With the modifications
	collection is already made- but there will be expansion of the service	collection is already made- but there will be expansion of the service

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	6	11					4

Conclusions for Site SD6 and MM9 and related Main Modifications

The key main modifications relate to archaeology, minerals safeguarding consideration and refereeing the western landscaping buffer for the setting of a designated heritage asset.

The inclusion of the supporting text in the introductory paragraphs (MM1), and the new appendix 1 (MM22) as referend in MM9 would provide improved sustainability credentials where the heritage environment is concerned. The Spatial Strategy was devised in the knowledge that it would result in development within the area of archaeological sensitivity in the Vale of Pickering which, from surveys to-date, shows that the Vale is one of the most archaeology diverse and rich areas within the British Isles. In earlier discussions with Historic England, prior to the Plan’s Publication the Council has sought to ensure that a precise framework was identified. The MM1, and with subsequent Main Modifications, including MM22 would allow the other sustainability considerations to remain as previously considered, but within the context of the heritage environment explicitly require a

detailed evaluation at an early stage, to make sure that the site's development is informed by that work to enhance understanding and provide a framework for considering assets if they are found, in the context of their significance.

The sustainability appraisal evaluation of the modification has highlighted that for the relevant objective of C5 of protecting and where possible heritage and cultural environment, the proposed amendments to the text would enhance delivery of this objective, by providing a clear, early steer regarding the consideration of the setting of the assets and the role of the landscaping buffer. This was identified in the Site Selection Methodology, and further work was undertaken in a heritage impact assessment to evaluate this contribution in more detail in response to the concerns raised by Historic England.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. For SD6 there will be surface water management considerations as the site is adjacent to an area of land in Flood Zone 2 and 3. The potential opportunities in conjunction with wider Plan operation, as written, allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD8 complies with this.</p>	<p style="text-align: center;">+</p> <p>MM11 is proposed to ensure mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD8 complies with this.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM11.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">+</p> <p>Smaller site submissions such as SD8 will still provide combination of improved access to health care facilities using non- vehicular modes, as considered through the spatial approach of the Local Plan Strategy.</p>	<p style="text-align: center;">+</p> <p>MM11 is proposed to ensure that mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined. It would not undermine the contribution that SD8 makes.</p>

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>SD8 has already been identified as a site which in terms of settlement form and character, performs well, as the SMM identified that the site was visually enclosed, and would be well related to the form and character if the settlement- this is identified in the SSM.</p>	<p style="text-align: center;">+</p> <p>MM11 would not undermine this approach. The minerals resource evaluation would be based on feasibility and viability- and this would involve considering whether the extraction would undermine the landscape form and character.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD8) and the nature of the objective. The detailed layout would be identified through a planning application.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD8) and the nature of the objective. The detailed layout would be identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD8 was a site taken forward to contribute to the delivery the residual housing requirement for Kirkbymoorside.</p>	<p style="text-align: center;">+</p> <p>SD5 was a site taken forward to contribute to the delivery the residual housing requirement for Kirkbymoorside. The proposed modifications do not undermine this.</p>

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM11 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM11 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM11 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
B4	To diversify the local economy	○ There is no direct link between the nature of the policy and the nature of the objective.	○ There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD8 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites.	+ It is noted that the wording of the Main Modification clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM11 will be subject to a HRA.
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. This site has not been subject to on-site archaeological evaluation.	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. MM11 would not undermine this, as the feasibility and viability of the utilisation of the resource would be required. This is, in terms of minerals extraction, a relatively small site.
C3	Reduce long distance commuting and congestion by reducing the need to travel.	+ The spatial approach identifies the general location of development. This has been	+ The spatial approach identifies the general location of development. This has been considered through the

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		considered through the sustainability appraisal of the Local Plan Strategy. SD8 complies with this, as it is located at Kirkbymoorside, a Local Service Centre.	sustainability appraisal of the Local Plan Strategy. SD8 complies with this, as it is located at Kirkbymoorside, a Local Service Centre. No conflicts are identified with proposed Main Modifications.
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD8 is a sequentially preferable site. Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD8) are required to deliver housing and wider community facilities and infrastructure. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD8 is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. It is were to then this would need to be taken into account. It is not the role of the Development Principle MM8 to require use of the resource if it undermines other objectives.</p>
C5	To conserve and where appropriate enhance the historical and cultural environment.	+	+

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.	Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The MM11 would not undermine this. This is not an area of known archaeological sensitivity.
C6	To reduce the emission of greenhouse gases	+	++
		The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD8 complies with this, as it is located at Kirkbymoorside, a Local Service Centre.	The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD5 complies with this, as it is located at Kirkbymoorside, a Local Service Centre. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	○	○
		There is no direct link between the nature of the policy and the nature of the objective.	There is no direct link between the nature of the policy/modification and the nature of the objective.
C8	To make the most efficient use of land	=	++

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		The absence of the MM11 could result in minerals resources not being suitably utilised therefore not making the most efficient use of the land.	This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use, without undermining other areas of sensitivity.
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD8) are required to deliver housing and wider community facilities and infrastructure. Policy SP17 of the Local Plan Strategy would be applied.</p>	<p style="text-align: center;">+</p> <p>The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (SD8) are required to deliver housing and wider community facilities and infrastructure. Policy SP17 of the Local Plan Strategy would be applied, in conjunction of with MM11, to ensure no adverse impacts.</p>
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy.</p>	<p style="text-align: center;">+</p> <p>This site (being in Mineral Safeguarding Area) would be required to consider the feasibility and viability of the utilisation of the resource. It is accepted that this may not be achievable on SD8 as the site is relatively small in scale. The presence of the Development principle does not undermine the objective.</p>
C11	To reduce the amount of waste produced and maximise the rates of	<p style="text-align: center;">O</p> <p>Not directly related to housing.</p>	<p style="text-align: center;">O</p>

TABLE 6: MM11 SD8- HOUSING ALLOCATION - LAND TO THE NORTH OF KELD HEAD CLOSE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

Objective	Without the modifications	With the modifications
re-use and recycling as locally as possible	Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service	Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	2	15					4

Conclusions for Site SD8 and MM11 and related Main Modifications

The key main modification relates minerals safeguarding consideration.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. For SD8 there will potentially be viability considerations due to the relatively smaller nature of

the site. The potential opportunities in conjunction with wider Plan operation, as written, allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. As such the deliverability of the site is not undermined by its inclusion.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this.</p>	<p style="text-align: center;">+</p> <p>MM12 is proposed to ensure mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM12.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">+</p> <p>Smaller site submissions such as SD9 will still provide combination of improved access to health care facilities using non- vehicular modes, as considered through the spatial approach of the Local Plan Strategy.</p>	<p style="text-align: center;">+</p> <p>MM12 is proposed to ensure that mineral resources are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined. It would not undermine the contribution that SD9 makes.</p>

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>SD9 has already been identified as a site which in terms of settlement form and character, performs well, as the SMM identified that the site was visually enclosed, and would be well related to the form and character if the settlement- this is identified in the SSM.</p>	<p style="text-align: center;">+</p> <p>MM12 would not undermine this approach. The minerals resource evaluation would be based on feasibility and viability- and this would involve considering whether the extraction would undermine the landscape form and character.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy (SD9) and the nature of the objective. The detailed layout has been identified through a planning application.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy (SD9) and the nature of the objective. The detailed layout has been identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD9 was a site taken forward to contribute to the delivery the residual housing requirement for Kirkbymoorside.</p>	<p style="text-align: center;">+</p> <p>SD9 was a site taken forward to contribute to the delivery the residual housing requirement for Kirkbymoorside. The proposed modifications do not undermine this.</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p>	<p style="text-align: center;">+</p>

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
		There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.	The proposed MM12 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM12 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Kirkbymoorside, the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM12 would allow the consideration of the minerals resource, subject to feasibility and viability. This would therefore not undermine the delivery of the housing</p>
B4	To diversify the local economy	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C1	To protect and enhance biodiversity and geo-diversity.	<p style="text-align: center;">+</p> <p>Site SD9 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites. The site is a brownfield site.</p>	<p style="text-align: center;">+</p> <p>It is noted that the wording of the Main Modification clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM12 will be subject to a HRA.</p>
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. This site has not been subject to on-site archaeological evaluation.</p>	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. MM12 would not undermine this, as the feasibility and viability of the utilisation of the resource would be required. This is, in terms of minerals extraction, a relatively small site.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this, as it is located at Kirkbymoorside, a Local Service Centre.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this, as it is located at Kirkbymoorside, a Local Service Centre. No conflicts are identified with proposed Main Modifications.</p>

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD9 is a sequentially preferable site. The site’s impact on the air, soil and water quality has been minimised. This site is a Brownfield Site. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD9 is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. It is were to then this would need to be taken into account. It is not the role of the Development Principle MM12 to require use of the resource if it undermines other objectives.</p>
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.</p>	<p style="text-align: center;">+</p> <p>Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The MM12 would not undermine this. This is not an area of known archaeological sensitivity.</p>

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
C6	To reduce the emission of greenhouse gases	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this, as it is located at Kirkbymoorside, a Local Service Centre.	++ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD9 complies with this, as it is located at Kirkbymoorside, a Local Service Centre. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	O There is no direct link between the nature of the policy and the nature of the objective.	O There is no direct link between the nature of the policy/modification and the nature of the objective.
C8	To make the most efficient use of land	= The absence of the MM12 could result in minerals resources not being suitably utilised therefore not making the most efficient use of the land.	++ This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use, without undermining other areas of sensitivity.
C9	To maintain a high quality environment in terms of air, soil and water quality	+ The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the	+ The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan

TABLE 7: MM12 SD9 - HOUSING ALLOCATION - BRICKWORKS SITE, TO NORTH OF SWINEHERD LANE, KIRKBYMOORSIDE: DEVELOPMENT PRINCIPLES			
	Objective	Without the modifications	With the modifications
		Local Plan Strategy that in terms of development, this site is a brownfield site. Policy SP17 of the Local Plan Strategy would be applied.	Strategy that in terms of development, this site is a brownfield site. Policy SP17 of the Local Plan Strategy would be applied, in conjunction of with MM12, to ensure no adverse impacts.
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">++</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. This is a brownfield site.</p>	<p style="text-align: center;">++</p> <p>With the retention of the Development Principles through MM4, this site (which are in Mineral Safeguarding Areas) would be required in the event of a revised/new planning application to consider the feasibility and viability of the utilisation of the resource. It is accepted that this may not be achievable on SD9 as the site is small in scale. The presence of the Development principle supports the objective.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">○</p> <p>Not directly related to housing. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>	<p style="text-align: center;">○</p> <p>Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	6	11					4

Conclusions for Site SD9 and MM12 and related Main Modifications

The key main modification relate to minerals safeguarding consideration.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. In this instanced this site was already a brownfield site. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. For SD9 the implications are as a result of the small nature of the site that resource extraction would be unviable. The potential opportunities in conjunction with wider Plan operation, as written, allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. As a result of the changes to the Policy SD1 in respect to sites with consent granted after March 31 2018 (MM4) all the other development principles would also require mutual consideration.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	+ The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this.	+ MM13 is proposed to ensure mineral resources, and potential archaeology, are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.
A2	To provide the opportunity for all people to meet their housing needs	+ The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this.	+ The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM13.
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	+ As a medium-sized site submission, SD10 will still provide combination of improved access to health care facilities using public transport, with the provision of a children’s play area, in a Service Village, as considered through the spatial approach of the Local Plan Strategy.	+ MM13 is proposed to ensure that mineral resources are duly considered and that potential archaeology are duly taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined. It would not undermine the contribution that SD10 makes.

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>SD10 has already been identified as a site which in terms of settlement form and character, performs well, as the SMM identified that the site was visually enclosed, and would be well related to the form and character if the settlement- this is identified in the SSM. The site is not within the AONB, but is not a site which has been identified as harming the setting of the AONB.</p>	<p style="text-align: center;">+</p> <p>MM13 would not undermine this approach. The minerals resource evaluation would be based on feasibility and viability- and this would involve considering whether the extraction would undermine the landscape form and character, particular in this instance in relation to the setting of the AONB.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD10) and the nature of the objective. The detailed layout would be identified through a planning application.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD10) and the nature of the objective. The detailed layout would be identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD10 was a site taken forward to contribute to the delivery the residual housing requirement at the Service Village Tier, at Amotherby based on the site's performance</p>	<p style="text-align: center;">+</p> <p>SD10 was a site taken forward to contribute to the delivery the residual housing requirement at the Service Village Tier, at Amotherby based on the site's performance through the SSM and the lack of housing delivery in the</p>

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		through the SSM and the lack of housing delivery in the settlement.	settlement. The proposed MM13 do not undermine this approach.
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Amotherby, a settlement with some established businesses (BATA and Malton Foods) the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM13 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. This would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, but as a site in Amotherby, a settlement with some established businesses (BATA and Malton Foods) the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM13 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. This would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.</p>
B3	To retain and enhance the factors which are conducive to wealth	<p style="text-align: center;">+</p>	<p style="text-align: center;">+</p>

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
	creation, including personal creativity and attractiveness to investors	There are no direct correlations between housing development and employment, but as a site in Amotherby, a settlement with some established businesses (BATA and Malton Foods) the provision of housing to meet the housing requirement will not undermine, and may enhance employment opportunities.	The proposed MM13 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. This would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.
B4	To diversify the local economy	O There is no direct link between the nature of the policy and the nature of the objective.	O There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD10 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites.	+ Site SD10 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites. It is noted that the wording of the MM13 clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM13 will be subject to a HRA.

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology. This site has not been subject to on-site archaeological evaluation.</p>	<p style="text-align: center;">++</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction being brought to the site.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD10 is a sequentially</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD10</p>

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
	flooding, or will increase the risk of flooding elsewhere	preferable site. The site’s impact on the air, soil and water quality has been minimised. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.	is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. If it were to, then this would need to be taken into account and may preclude the extraction. It is not the role of the Development Principle MM12 to require use of the resource if it undermines other Plan objectives, and policy requirements of the Local Plan Strategy.
C5	To conserve and where appropriate enhance the historical and cultural environment.	+ The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.	++ Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed wording provides a clear steer at the earliest stage of site development considerations. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this, being located in a Service Village.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD10 complies with this, being located in a Service Village. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.</p>
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
C8	To make the most efficient use of land	<p style="text-align: center;">=</p> <p>The absence of the MM13 could result in minerals resources not being suitably utilised therefore not making the most efficient use of the land.</p>	<p style="text-align: center;">++</p> <p>This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use, without undermining other areas of sensitivity.</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that</p>	<p style="text-align: center;">+</p> <p>The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, this site is a</p>

TABLE 8: MM13 SD10 - HOUSING ALLOCATION- LAND TO THE SOUTH OF AMOTHERBY PRIMARY SCHOOL, AMOTHERBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		in terms of development, this site is a brownfield site. Policy SP17 of the Local Plan Strategy would be applied.	brownfield site. Policy SP17 of the Local Plan Strategy would be applied, in conjunction of with MM13, to ensure no adverse impacts.
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. The SSM as part of the SA/SEA identified that the use of Greenfield sites would be unavoidable if the spatial strategy, and other sustainability considerations, were to be achieved. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy.</p>	<p style="text-align: center;">++</p> <p>This site (being in Mineral Safeguarding Area) would be required to consider the feasibility and viability of the utilisation of the resource. It is accepted that this may not be achievable on SD10 as the site is relatively small in scale, with the proximity of residences, and the AONB. The presence of the Development principle enhances the objective.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">O</p> <p>Not directly related to housing. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>	<p style="text-align: center;">O</p> <p>Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	6	11					4

Conclusions for Site SD10 and MM13 and related Main Modifications

The key main modifications relate to archaeology and minerals safeguarding.

The inclusion of the supporting text in the introductory paragraphs (MM1), and the new appendix 1 (MM22) as referend in MM13 would provide improved sustainability credentials where the heritage environment is concerned. The Spatial Strategy was devised in the knowledge that it would result in development within the area of archaeological sensitivity in the Vale of Pickering which, from surveys to-date, shows that the Vale is one of the most archaeology diverse and rich areas within the British Isles. In earlier discussions with Historic England, prior to the Plan's Publication the Council has sought to ensure that a precise framework was identified. The MM1, and with subsequent Main Modifications, including MM22 would allow the other sustainability considerations to remain as previously considered, but within the context of the heritage environment explicitly require a detailed evaluation at an early stage, to make sure that the site's development is informed by that work to enhance understanding and provide a framework for considering assets if they are found, in the context of their significance.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. For SD10 there will be a requirement to consider whether the extraction would undermine the ability to ensure a resulting development which was sensitive to the setting of the AONB, in conjunction with the operation of the other development principles. The potential opportunities in conjunction with wider Plan operation, as written, allows those considerations due regard. If the

extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this.</p>	<p style="text-align: center;">+</p> <p>MM14 is proposed to ensure mineral resources, and potential archaeology, and the contribution of the site to the entrance to the setting of the village and Conservation Area are duly considered and taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not undermined.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this.</p>	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. This would be unchanged by the inclusion of MM14.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">+</p> <p>As a medium-sized site submission, SD11 will still provide combination of improved access to health care facilities using public transport, with the provision of a children's play area, in</p>	<p style="text-align: center;">+</p> <p>MM14 is proposed to ensure that mineral resources are duly considered and that potential archaeology and the contribution of the site to the entrance to the setting of the village and Conservation Area are duly taken into account. It allows the wider sustainability of sites to be considered, whilst ensuring that the spatial approach is not</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		a Service Village, as considered through the spatial approach of the Local Plan Strategy.	undermined. It would not undermine the contribution that SD11 makes.
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">+</p> <p>Policy SP16 and SP12 would consider the extent to which the site's development contributes local distinctiveness.</p>	<p style="text-align: center;">++</p> <p>Accepting Policy SP16 and SP12 would consider the extent to which the site's development contributes local distinctiveness. The proposed additional development principle highlights are need at the outset of the site's consideration that as a frontage site on the edge of the settlement and an entrance into the village and to pay due regard to these considerations in the scheme's layout, scale and design, and such it is considered that it will contribute to meeting Objective A4.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD11) and the nature of the objective. The detailed layout would be identified through a planning application.</p>	<p style="text-align: center;">O</p> <p>There is no direct link between the nature of the policy (SD11) and the nature of the objective. The detailed layout would be identified through a planning application.</p>
A6	To develop a more balanced population	<p style="text-align: center;">+</p> <p>SD11 was a site taken forward to contribute to the delivery the residual housing requirement at the Service Village Tier, at</p>	<p style="text-align: center;">+</p> <p>SD11 was a site taken forward to contribute to the delivery the residual housing requirement at the Service Village Tier, at Slingsby based on the site's performance through</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		Slingsby based on the site's performance through the SSM and the lack of housing delivery in the settlement.	the SSM and the lack of housing delivery in the settlement. The proposed MM14 do not undermine this approach.
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, a site in Slingsby, a settlement with key services the provision of housing to meet the housing requirement will not undermine employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM14 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. It also makes specific reference to the site's contribution to the Conservation Area and entrance to the village. These changes as MM14 would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>There are no direct correlations between housing development and employment, a site in Slingsby, a settlement with key services the provision of housing to meet the housing requirement will not undermine employment opportunities.</p>	<p style="text-align: center;">+</p> <p>The proposed MM14 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. It also makes specific reference to the site's contribution to the Conservation Area and entrance to the village. These changes as MM14 would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.</p>
B3	To retain and enhance the factors which are conducive to wealth	<p style="text-align: center;">+</p>	<p style="text-align: center;">+</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
	creation, including personal creativity and attractiveness to investors	There are no direct correlations between housing development and employment, a site in Slingsby, a settlement with key services the provision of housing to meet the housing requirement will not undermine employment opportunities.	The proposed MM14 would allow the consideration of the minerals resource, subject to feasibility and viability, and the detailed evaluation framework to consider any archaeological features. It also makes specific reference to the site's contribution to the Conservation Area and entrance to the village. These changes as MM14 would therefore not undermine the delivery of the housing, and any synergies in terms of employment opportunities.
B4	To diversify the local economy	O There is no direct link between the nature of the policy and the nature of the objective.	O There is no direct link between the nature of the policy and the nature of the objective.
C1	To protect and enhance biodiversity and geo-diversity.	+ Site SD11 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites.	+ Site SD11 has been subjected to a Habitats Regulation Assessment, which concluded that there would be no likely significant effects on conservation objectives of designated sites. It is noted that the wording of the MM14 clarifies the consideration of the utilisation of the minerals resources from it being feasible to extract. As such the Development Principle does not obligate the utilisation of the resource. The MM14 will be subject to a HRA.

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology</p>	<p style="text-align: center;">++</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development, and the role of ensuring that a mix of housing is provided. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction being brought to the site.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD11 is a sequentially</p>	<p style="text-align: center;">+</p> <p>Policy SP17 of the Local Plan Strategy requires that development does not increase the risk of flooding. SD11</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
	flooding, or will increase the risk of flooding elsewhere	preferable site. The site’s impact on the air, soil and water quality has been minimised. The Development principles provide site-specific requirements, which have been identified including the application of charging points set of specific sustainability considerations.	is a sequentially preferable site. In terms of the development principle which requires a demonstration that the mineral resource has been considered. The feasibility and viability of the resource extraction would need to consider whether it adversely affects surface water management. If it were to, then this would need to be taken into account and may preclude the extraction. It is not the role of the Development Principle MM14 to require use of the resource if it undermines other Plan objectives, and policy requirements of the Local Plan Strategy.
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">+</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The operation of the Local Plan Strategy alone would require archaeological evaluation, and the nature of that would be set out through discussions with the relevant heritage bodies NYCC/Historic England.</p> <p>The site would be considered in relation to the established policies of the Local Plan Strategy, and the currently as worded development principles, and the statutory obligations of the s.66 1990 Planning (Listed Buildings and Conservation Areas Act) so</p>	<p style="text-align: center;">++</p> <p>Whilst the operation of the Local Plan Strategy would require archaeological evaluation as discussed. The proposed wording of MM14 provides a clear steer at the earliest stage of site development considerations. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text provides context and the appendix is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		this would allow delivery of a development which would meet objective C5.	The site would be considered in relation to the established policies of the Local Plan Strategy, and the currently as worded development principles, and the statutory obligations of the s.72 1990 Planning (Listed Buildings and Conservation Areas Act) so this would allow delivery of a development which would meet objective C5. However, the inclusion of the extra text does provide a clear steer with regards to the consideration of the site and the land which is within, and forms part of the setting of the Slingsby Conservation Area. The site is a prominent frontage site with elements which are important to the character and appearance of the Conservation Area (Trees), as such MM14 enhances the policy's capability in relation to objective C5.
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this, being located in a Service Village.</p>	<p style="text-align: center;">++</p> <p>The spatial approach identifies the general location of development. This has been considered through the sustainability appraisal of the Local Plan Strategy. SD11 complies with this, being located in a Service Village. If it is feasible, utilisation of minerals in-situ would reduce the need for further resource extraction.</p>

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	○ There is no direct link between the nature of the policy and the nature of the objective.	○ There is no direct link between the nature of the policy/modification and the nature of the objective.
C8	To make the most efficient use of land	= The absence of the MM14 could result in minerals resources not being suitably utilised therefore not making the most efficient use of the land.	++ This modification would allow the full consideration of the use of the land- considering whether it is feasible and viable to utilise mineral resources prior to the allocated development use, without undermining other areas of sensitivity.
C9	To maintain a high quality environment in terms of air, soil and water quality	+ The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, this site is a brownfield site. Policy SP17 of the Local Plan Strategy would be applied.	+ The site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, this site is a brownfield site. Policy SP17 of the Local Plan Strategy would be applied, in conjunction of with MM14, to ensure no adverse impacts.
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	+ Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. The SSM as part of the SA/SEA identified that the use of Greenfield sites would be unavoidable if the spatial strategy, and other sustainability considerations, were to be	++ This site (being in Mineral Safeguarding Area) would be required to consider the feasibility and viability of the utilisation of the resource. It is accepted that this may not be achievable on SD11 as the site is relatively small in scale, with the proximity of residences, and the AONB.

TABLE 9: MM14 SD11 - HOUSING ALLOCATION - LAND TO THE SOUTH OF ASPEN WAY, SLINGSBY: DEVELOPMENT PRINCIPLES

	Objective	Without the modifications	With the modifications
		achieved. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy.	The presence of the Development principle enhances the objective.
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	O Not directly related to housing. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service	O Not directly related to housing in respect site-specific development principles. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications		16	1				4
With Main Modifications	7	10					4

Conclusions for Site SD11 and MM4 and related Main Modifications

The key main modifications relate to archaeology, minerals safeguarding consideration and a new development principle regarding considerations around the Slingsby Conservation Area.

The inclusion of the supporting text in the introductory paragraphs (MM1), and the new appendix 1 (MM22) as referend in MM14 would provide improved sustainability credentials where the heritage environment is concerned. The Spatial Strategy was devised in the knowledge that it would result in development within the area of archaeological sensitivity in the Vale of Pickering which, from surveys to-date, shows that the Vale is one of the most archaeology diverse and rich areas within the British Isles. In earlier discussions with Historic England, prior to the Plan's Publication the Council has sought to ensure that a precise framework was identified. The MM1, and with subsequent Main Modifications, including MM22 would allow the other sustainability considerations to remain as previously considered, but within the context of the heritage environment explicitly require a detailed evaluation at an early stage, to make sure that the site's development is informed by that work to enhance understanding and provide a framework for considering assets if they are found, in the context of their significance.

The sustainability appraisal evaluation of the modification has highlighted that for the relevant objective of C5 of protecting and where possible heritage and cultural environment, the proposed amendments to the text would enhance delivery of this objective, by providing a clear, early steer regarding the consideration of the site and its relationship within, and to, the Slingsby Conservation Area, and by virtue of the site's presence and position on the edge of the settlement. This sensitivity was identified in the Site Selection Methodology, and further work was undertaken in a heritage impact assessment to evaluate this contribution in more detail in response to the concerns raised by Historic England, with the formulation of a new development principle to highlight this specifically.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. The potential opportunities in conjunction with wider Plan operation, as written, allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document.

Under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then if required consider mitigation measures necessary in an Appropriate Assessment.

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">++</p> <p>The larger sites are those which accord with the principle of the Local Plan Strategy, and are located in settlements with good levels of access to facilities and services</p>	<p style="text-align: center;">++</p> <p>The larger sites are those which accord with the principle of the Local Plan Strategy, and are located in settlements with good levels of access to facilities and services. The proposed main modifications allow this approach to continue.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">=</p> <p>Provision of land where majority of residents/employees are located. Ensures that the ability to manage the supply is maintained; if only the larger sites are considered. Allows those key sites to be the focus. With Policy SP6 of the Local Plan Strategy providing the framework to consider other schemes.</p> <p>Ensures that the wider sustainability of sites are considered</p>	<p style="text-align: center;">=</p> <p>Provision of land where majority of residents/employees are located. Ensures that the ability to manage the supply is maintained; if only the larger sites are considered. Allows those key sites to be the focus. With Policy SP6 of the Local Plan Strategy providing the framework to consider other schemes.</p> <p>Ensures that the wider sustainability of sites are considered. The proposed modification allows this approach to continue.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">O</p> <p>Employment development in accordance with SP6, larger employment sites are located in areas of higher population and provide</p>	<p style="text-align: center;">O</p> <p>Employment development in accordance with SP6, larger employment sites are located in areas of higher population and provide opportunities for walking, cycling and better access to health care. The proposed modifications do not change this.</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		opportunities for walking, cycling and better access to health care.	
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">++</p> <p>These sites have been granted permission without compromising the distinctive identifiable communities. The SSM has identified the sites which have performed well in respect of their ability to be developed in a manner which does not detract from the settlement.</p>	<p style="text-align: center;">++</p> <p>These sites have been granted permission without compromising the distinctive identifiable communities. This covers sites of all sizes. The proposed allocation and broad location have also been identified on that basis too. The proposed modifications in terms of MM16 (Broad Location) will not undermine this, and indeed if applications expire, they will still need to be considered against the evidence available at the time, as well as compliance with the Local Plan Strategy.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">+</p> <p>These sites have been subjected to design criteria through the Local Plan Strategy. The SSM did not consider this detailed aspect in respect of sites which had already been granted planning permission.</p>	<p style="text-align: center;">+</p> <p>These sites have been subjected to design criteria through the Local Plan Strategy. The SSM did not consider this detailed aspect in respect of sites which had already been granted planning permission. Compliance with design criteria would still be required in the event of a new application being required.</p>
A6	To develop a more balanced population	++	++

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		Larger sites form a significant component of the supply, but such an approach will exclude smaller sites. These smaller sites can still be considered within the context of the LPS if they lapse.	The proposed main modifications for the broad location would not undermine its delivery. SD12 allocation at Pickering is not subjected to the Main Modifications. The proposed wording of MM16 require any revised application to be considered against the Policies of the Local Plan Strategy, and the LPSD in conjunction with any further changes to the context of the site (such as traffic conditions)
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">++</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and the Service Villages, and smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees. This is where the employment land supply is focused.</p>	<p style="text-align: center;">++</p> <p>The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees. The approach in the plan reflect this, and the proposed Main Modification do not undermine this approach, as they are in principle not preventing sites coming forward, nor has it been identified that in applying the modification would this render commitments undeliverable.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">=</p> <p>Sites have been derived from the larger sites granted permission at the Market Towns. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility</p>	<p style="text-align: center;">=</p> <p>Sites have been derived from various circumstances, including larger sites in the Market Towns and Service Villages, and smaller sites which meet locally derived needs. The ELR is clear that the Market Towns are the areas of greatest demand for new business development due to the relative accessibility of markets and employees.</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		<p>of markets and employees. However, such an approach would discount the wider contribution of smaller scale employment development which meet locally derived employment needs, and which would support vitality in the villages and the countryside.</p>	<p>However, such an approach would discount the wider contribution of smaller scale residential development which meet locally derived employment needs, and which would support vitality in the villages and the countryside. The proposed modification does not undermine this objective, accepting that the spatial approach has concentrated development in the larger centres of population. Other sites can still come forward under specific circumstances set out in the LPS.</p>
<p>B3</p>	<p>To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors</p>	<p style="text-align: center;">++</p> <p>The larger sites are focused on the delivery of the employment land supply, to provide for latent and unmet needs, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work, and provide access to wider markets. These sites have also been considered in respect of their full sustainability considerations through the SSM.</p>	<p style="text-align: center;">++</p> <p>The larger sites are focused on the delivery of the employment land supply, to provide for latent and unmet needs, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work, and provide access to wider markets. These sites have also been considered in respect of their full sustainability considerations through the SSM. The proposed modifications in terms of treating commitments as allocations, raises no issues with the delivery of this objective. For the Broad Location, the consideration of any minerals resource and the detailed, but proportionate archaeological evaluation of the area covered by a planning application, also does not undermine the delivery of this objective.</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
B4	To diversify the local economy	<p style="text-align: center;">+++</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work. The larger sites strengthen the position of the market towns to attract investment, and provide important levels of footfall.</p>	<p style="text-align: center;">+++</p> <p>The larger sites are focused on the delivery of housing more generally, and in locations which employers support as it allows them to broaden their employee's opportunities to live closer to work. The larger sites strengthen the position of the market towns to attract investment, and provide important levels of footfall. These sites have also been considered in respect of their full sustainability considerations through the SSM. The proposed modifications in terms of treating commitments as allocations, raises no issues with the delivery of this objective. For the Broad Location, the consideration of any minerals resource and the detailed, but proportionate archaeological evaluation of the area covered by a planning application, also does not undermine the delivery of this objective.</p>
C1	To protect and enhance biodiversity and geo-diversity.	<p style="text-align: center;">+++</p> <p>Larger sites can enhance biodiversity through the development of gardens, and landscaping, development of SDs, which bring about habitat mosaics and diversity. Green Infrastructure networks which have multi-functional spaces.</p>	<p style="text-align: center;">-</p> <p>Larger sites can enhance biodiversity through the development of gardens, and landscaping, development of SDs, which bring about habitat mosaics and diversity. Green Infrastructure networks which have multi-functional spaces. The proposed main modification would not undermine this approach, and would also allow revised proposals to respond to changes/opportunities to use different approaches and techniques as part of best practice to enhance biodiversity and geodiversity. Proposed MM16 for the Broad Location would be</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
			applicable, but only if it was feasible. Indeed given the sites proximity to the River Derwent SAC a HRA assessment is being undertaken to assess the potential impact. The detailed, but proportionate archaeological evaluation of the area covered by a planning application, also does not undermine the delivery of this objective.
C2	<p>To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity</p>	<p style="text-align: center;">++</p> <p>The spatial principles concerning the location, scale and nature of employment land are set out in Policy SP1 and SP6, and the proposals are considered in terms of their scale, massing, design, landscaping and their proposed activity and whether it is compatible in the context of the Development Plan. In respect of the larger sites as commitments, these sites are the key means of delivering employment land for those business who need buildings which cannot be met through the existing build stock. The sites which have performed well through the SSM have considered their landscape sensitivity, amongst the range of sustainability considerations. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs.</p>	<p style="text-align: center;">++</p> <p>The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The MM1 text provides context and the appendix of MM22 is focussed on the heritage environment- in particular archaeology. Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed, but proportionate framework for enhancing the understanding, whilst still meeting development needs. It is considered that the proposed development principle and assessment framework will provide a site-specific enhancement in this regard.</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">++</p> <p>The spatial approach has sought in the Local Plan Strategy to concentrate economic development in and at those settlements with the greatest range of employment opportunities are present, and in the case of Malton and Norton- the train station.</p>	<p style="text-align: center;">++</p> <p>The spatial approach has sought in the Local Plan Strategy to concentrate development in those settlements where services and facilities can be accessed, the greatest range of employment opportunities are present, and in the case of Malton and Norton- the train station. The proposed Main Modifications (MM16) do not undermine those objectives, indeed their presence in sustainability terms allows the potential for enhanced sustainability considerations, although it is not conclusive that a minerals resource is feasible and viable to extract.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">+</p> <p>All sites granted planning permission have been sequentially preferable sites in respect of flood risk. Where they are larger sites, measures are included to ensure that run-off is attenuated to greenfield levels.</p>	<p style="text-align: center;">++</p> <p>All sites granted planning permission have been sequentially preferable sites in respect of flood risk. Where they are larger sites, measures would be included to ensure that run-off is attenuated to greenfield levels. The proposed main modification does allow the reconsideration of technologies, techniques and solutions which provide an enhanced, multi- functional approach to climate change and flood resilience in due course. This would in the case of the Broad Location require consideration in respect of the proximity to the River Derwent SAC.</p>
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">+</p> <p>Whilst a number of permissions are granted in full, a number will still be in outline, but they will be expected to comply with policy</p>	<p style="text-align: center;">++</p> <p>Policy SP13 of the Local Plan Strategy identified the importance of the archaeological landscapes of the Vale of Pickering, and provides a detailed framework for enhancing the understanding, whilst still meeting development needs. Whilst the operation of the Local Plan</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		SP12 concerning heritage assets and their settings.	Strategy would require archaeological evaluation as discussed. The proposed sites have already been assessed in terms of their visual landscape, and known archaeology at a high-level. The text MM1 provides context and the appendix MM22 is focussed on the heritage environment- in particular archaeology. The proposed wording provides a clear steer at the earliest stage of site development considerations. This will be particularly helpful if, when the broad location comes forward, to allow the presence of any archaeology to inform its extent and potential layout, and to enhance understanding.
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">++</p> <p>The larger sites are situated on the edge of the market towns with better levels of access to public transport, and the ability for a greater number of employees to walk to work, or in the case of Malton and Norton utilise the train.</p>	<p style="text-align: center;">++</p> <p>The spatial approach has sought in the Local Plan Strategy to concentrate development in those settlements where services and facilities can be accessed, the greatest range of employment opportunities are present, and in the case of Malton and Norton- the train station. The proposed Main Modifications (MM16) do not undermine those objectives, indeed their presence in sustainability terms allows the potential for enhanced sustainability considerations, although it is not conclusive that a minerals resource is feasible and viable to extract. It would, as a minimum, permit the consideration of utilising indigenous resources, reducing the need to bring materials onto the site.</p>
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	=	+
			Site-specific considerations, in accordance with SP18 of the Local Plan Strategy, with the opportunity to revisit this

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		Site-specific considerations, in accordance with SP18 of the Local Plan Strategy	area in light of new technologies and approaches, leading to greater opportunities.
C8	To make the most efficient use of land	<p style="text-align: center;">++</p> <p>The density of development is primarily influenced by the site context, and smaller sites are likely to be a lower densities than those which are larger sites. The consideration of the application has deemed that the proposal is acceptable in balancing efficient use of land with amenity considerations and the design context of the area.</p>	<p style="text-align: center;">++</p> <p>The density of development is primarily influenced by the site context, and the nature of the use (being employment land) requiring car parking, turning areas. The consideration of the application has deemed that the proposal is acceptable in balancing efficient use of land with amenity considerations and the design context of the area. The Proposed Main Modification allows this objective still to be met, and it is considered that there is the potential to enhance the use of the land through MM16 concerning the consideration of utilising any minerals resource. In terms of archaeological evaluation as required by MM16 and set out MM22, this would not preclude the site's development. It is not considered that any elements of MM16 would undermine the delivery of this objective.</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>Larger sites impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have very limited Brownfield opportunities, and so greenfield sites (some of which are BaMVL) are required to deliver employment</p>	<p style="text-align: center;">-</p> <p>Larger site's impact on the air, soil and water quality has been minimised. It is acknowledged in the Local Plan Strategy that in terms of development, the settlements have limited opportunities for brownfield employment land delivery. The proposed Main Modification allows re-submissions to take into account new technologies. MM16 in terms of utilising any mineral resources in situ, would be in terms of ensuring no adverse effects on water quality. This is not just in relation to water quality, but the Conservation Objectives of the River Derwent SAC, this requires more consideration through a HRA.</p>

TABLE 10: MM16 POLICY SD 12 NEW EMPLOYMENT LAND ALLOCATIONS

	Objective	Without Modifications	With the Modifications
		land to meet latent and identified business needs.	
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy.</p>	<p style="text-align: center;">++</p> <p>Minerals consideration is covered within the Minerals and Waste Plan. Although the SSM did highlight any mineral safeguarding areas. Building sustainability in terms of reducing fossil fuel use, and water use is considered through SP18 of the Local Plan Strategy. Some sites are approved on BaMVL, and this is considered through the application of the site through the Local Plan Strategy. The proposed Main Modification (MM16) does not undermine the approach taken, and may in terms of building sustainability provide future opportunities for new technologies to be utilised. For the Broad Location in SD12 the development principles identified for the area would then be considered, which would allow the exploration to utilise any on-site mineral resource subject to feasibility (in terms of the proximity to the River Derwent SAC)and viability.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">O</p> <p>Not directly related to economic development in respect of which applications to treat as commitments. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service.</p>	<p style="text-align: center;">O</p> <p>Not directly related to economic development in respect of which applications to treat as commitments. Recycling and waste management are the responsibility of NYCC, but since majority of development will occur in settlements where collection is already made- but there will be expansion of the service</p>

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications	12	6	3				1
With Main Modifications	15	2	2	2			1

Conclusions for Policy SD12 and MM16 and related Main Modifications

MM16 has three areas of influence: the consideration of commitments in the event permissions expire, understanding archaeology, and minerals safeguarding considerations.

In the Publication Sustainability Appraisal, the inclusion of SD12 which included only the larger site consents had a range of positive outcomes, acknowledging that was for the delivery of the employment land supply at Malton/Norton, Pickering and Kirkbymoorside/Helmsley with SP6 allowing other proposals to be considered. The proposed change to the wording has not altered the spirit and purposed of that policy, which was to treat commitments as allocations if the current permission expired. The key change has been the removed the words 'supported in principle' and replaced them treating the site as an allocation. Which is to ensure that in the event of a permission expiring (if it is an identified commitment on the Policies Map), there is certainty for the land supply. In providing more clarity around the operation of SD12 it also enhances the sustainability of the policy. For a relevant site, an application which is consistent with that existing (expired) permission, it would still be subject to the Policy considerations of the Local Plan Strategy. In doing so, it would need to reflect and respond to any updates regarding the evidence base which underpins the application, this allows the consideration and any mitigation required to address any concerns- such as if there are changes on the SRN which need further consideration and mitigation. It also allows, in the event of technological enhancement and further best practice on a range of mitigation measures that a subsequent application will be expected to capitalise on these in terms of ecology and geodiversity, climate change adaptation, surface water management and protection of natural resources in general. This has demonstrated that both security of supply can be achieved, but ensure that if permissions expire or are revised, there will be the potential to ensure developments are able to respond to challenges and opportunities on the site.

The inclusion of the supporting text in the introductory paragraphs (MM1), and the new appendix 1 (MM22) as referend in MM16 regarding the Broad Location identified at Malton would provide improved sustainability credentials where the heritage environment is concerned. The Spatial Strategy

was devised in the knowledge that it would result in development within the area of archaeological sensitivity in the Vale of Pickering which, from surveys to-date, shows that the Vale is one of the most archaeology diverse and rich areas within the British Isles. In earlier discussions with Historic England, prior to the Plan's Publication the Council has sought to ensure that a precise framework was identified. The MM1, and with subsequent Main Modifications, including MM22 would allow the other sustainability considerations to remain as previously considered, but within the context of the heritage environment explicitly require a detailed evaluation at an early stage, to make sure that the site's development is informed by that work to enhance understanding and provide a framework for considering assets if they are found, in the context of their significance. The Broad Location does not have an extent identified and so has considerable flexibility to consider this matter in due course, and respond to any findings.

Although the Broad Location is not identified by a boundary, the general area on which it is based has some mineral safeguarding potential. It was, therefore, considered prudent by both the Local Planning Authority and North Yorkshire County Council to include the minerals safeguarding consideration. It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. The site of the Broad Location is proximal to the River Derwent SAC, with potential direct connectivity through a drainage ditch. An adverse impact on the River Derwent's conservation objectives is untenable. As such, this received two negative scorings on water quality and biodiversity. Site specific considerations are also related to the presence of archaeology, flood risk of the wider area, which could affect the feasibility and viability to extract the mineral resource prior to the development. So it is by no means a certain effect. Nevertheless, for the potential opportunities in conjunction with wider Plan operation, is considered that the MM16 as written allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. However, under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then, if required, consider mitigation measures/applications necessary in an Appropriate Assessment.

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	O This is very specific policy concerning expansion land for an established business.	O This is very specific policy concerning expansion land for an established business.
A2	To provide the opportunity for all people to meet their housing needs	O This is very specific policy concerning expansion land for an established business	O This is very specific policy concerning expansion land for an established business
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	O This is very specific policy concerning expansion land for an established business	O This is very specific policy concerning expansion land for an established business
A4	To maintain and promote the distinctiveness of identifiable communities	O This is very specific policy concerning expansion land for an established business	O This is very specific policy concerning expansion land for an established business

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
A5	To reduce crime and the fear of crime	<p style="text-align: center;">=</p> <p>This is very specific policy concerning expansion land for an established business. SP16 considers design, and this would also include 'designing out crime' considerations.</p>	<p style="text-align: center;">=</p> <p>This is very specific policy concerning expansion land for an established business. SP16 considers design, and this would also include 'designing out crime' considerations.</p>
A6	To develop a more balanced population	<p style="text-align: center;">O</p> <p>This is very specific policy concerning expansion land for an established business</p>	<p style="text-align: center;">O</p> <p>This is very specific policy concerning expansion land for an established business</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">++</p> <p>The sites offer specific opportunities to established businesses</p>	<p style="text-align: center;">++</p> <p>The sites offer specific opportunities to established businesses. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability. This is necessary as the site is operated by a LPG provider with LPG storage adjacent, which could raise concerns around HSE hazards.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">++</p>	<p style="text-align: center;">++</p>

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
		The sites offer specific opportunities to established businesses, on sites which accord with the spatial approach of the Local Plan Strategy.	The sites offer specific opportunities to established businesses, on sites which accord with the spatial approach of the Local Plan Strategy. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">++</p> <p>The sites offer specific opportunities to established businesses, on sites which accord with the spatial approach of the Local Plan Strategy.</p>	<p style="text-align: center;">++</p> <p>The sites offer specific opportunities to established businesses, on sites which accord with the spatial approach of the Local Plan Strategy. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.</p>
B4	To diversify the local economy	<p style="text-align: center;">+</p> <p>The sites would not be diversifying the local economy, but would be allowing the principle of established businesses to expand.</p>	<p style="text-align: center;">+</p> <p>The sites would not be diversifying the local economy, but would be allowing the principle of established businesses to expand. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.</p>
C1	To protect and enhance biodiversity and geo-diversity.	=	=

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
		SSM identified no sensitivities, but site would be subjected to ecological survey.	SSM identified no sensitivities, but site would be subjected to ecological survey. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>The site is low in its landscape sensitivity. The site is also to the north of the established site</p>	<p style="text-align: center;">+</p> <p>The site is low in its landscape sensitivity. The site is also to the north of the established site. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>By allowing in principle the ability for established businesses the ability to expand at their existing site, this allows the existing employees to remain at their existing site.</p>	<p style="text-align: center;">+</p> <p>By allowing in principle the ability for established businesses the ability to expand at their existing site, this allows the existing employees to remain at their existing site. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to	+	+

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
	flooding, or will increase the risk of flooding elsewhere	The site is within 1, and not subject to surface water flooding.	The site is within 1, and not subject to surface water flooding. The inclusion of the MM17 concerning the taking account of the minerals safeguarding would not undermine this, as it is subject to feasibility and viability. The Construction Environmental Management Plan in conjunction with any FRA produced would take into account if the utilisation of any minerals resource had the capacity to increase surface water runoff.
C5	To conserve and where appropriate enhance the historical and cultural environment.	+ The site is not subject to any designated heritage asset or non-designated asset.	+ The site is not subject to any designated heritage asset or non-designated asset. This site would still be subject to archaeological evaluation which was proportionate to the site.
C6	To reduce the emission of greenhouse gases	+ The subsequent application on the site would be subject to SP18 of the Local Plan Strategy	++ The subsequent application on the site would be subject to SP18 of the Local Plan Strategy. MM17 may allow use of indigenous resources, subject to feasibility and viability.
C7	To encourage the use of renewable resources and the development of	+	+

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
	renewable energy sources within Ryedale	The subsequent application on the site would be subject to SP18 of the Local Plan Strategy	The subsequent application on the site would be subject to SP18 of the Local Plan Strategy
C8	To make the most efficient use of land	<p style="text-align: center;">++</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield.</p>	<p style="text-align: center;">++</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield. MM17 allows the consideration to utilise where feasible and viable any minerals resource, without requiring transportation in.</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield.</p> <p>Site is not in location which would exacerbate air quality concerns.</p> <p>Site would be subject to SP17, in respect of no adverse impact on water quality.</p>	<p style="text-align: center;">++</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield.</p> <p>Site is not in location which would exacerbate air quality concerns.</p> <p>Site would be subject to SP17, in respect of no adverse impact on water quality. MM17 allows the consideration to utilise where feasible and viable any minerals resource, without requiring transportation in.</p>

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">+</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield.</p> <p>Policy SP18 of the Local Plan Strategy will look at building sustainability, which will be important in terms of on-going costs in terms of energy and water consumption.</p> <p>The sites are not connected with any form of mineral extraction.</p>	<p style="text-align: center;">++</p> <p>This allows the retention of the established business on the site with modest enlargement, as opposed to requiring a much larger, potentially greenfield site either in the District or further afield.</p> <p>Policy SP18 of the Local Plan Strategy will look at building sustainability, which will be important in terms of on-going costs in terms of energy and water consumption.</p> <p>MM17 allows the consideration to utilise where feasible and viable any minerals resource, without requiring transportation in.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">=</p> <p>Developments will also be expected to accord with SP18 and apply the energy hierarchy.</p> <p>Developments will be expected to produce a CMP (Construction Management Plan) which ensures that contamination opportunities are minimised.</p>	<p style="text-align: center;">=</p> <p>Developments will also be expected to accord with SP18 and apply the energy hierarchy.</p> <p>Developments will be expected to produce a CMP (Construction Management Plan) which ensures that contamination opportunities are minimised.</p>

TABLE 11: MM17 POLICY SD13 EXPANSION LAND FOR EXISTING EMPLOYERS			
	Objective	Without the Modification	With the modifications
			MM17 may result in in situ use, and reduce the amount of waste produced accordingly.

Summary

Approach	++	+	=	-	--	U	O
Without Main Modifications	4	9	3				5
With Main Modifications	7	6	3				5

Conclusions for Policy SD13 and MM17 and related Main Modifications

MM17 has one modification around minerals safeguarding considerations.

It is considered that the proposed modification around minerals safeguarding enhances the potential sustainability of the Plan as a whole through of the considered potential for the delivery of the allocations and benefits in terms of natural resources issues: reducing waste and energy consumption in terms of moving, and transporting aggregates and sand and gravel, with consequential carbon emissions reduction. Allowing other mineral resources to be usable for future developments, and maximising the use of land efficiently, some of which is BAMVL. However, this SA/SEA appraisal has identified that the efficacy of the application of the development principle will very much depend on the nature of each of the sites which are subject to being in an area of mineral safeguarding. Site specific considerations are also related to presence of a LPG storage facility which could

affect the feasibility and viability to extract the mineral resource prior to the development if it raises safety concerns. This would be considered through the planning application process. So it is by no means a certain effect. Nevertheless, for the potential opportunities in conjunction with wider Plan operation, it is considered that the MM17 as written allows those considerations due regard. If the extraction/use is not feasible and/or not viable then those mineral extraction works will not proceed and that would not be contrary to the Local Plan Sites Document. However, under the requirements of the SEA and the Habitats Regulations a HRA to be undertaken in respect of the Main Modifications in relation to Natura 2000 sites (sites of international biodiversity importance). The findings of this are considered in the HRA Modifications addendum produced to accompany the Sustainability Appraisal. The HRA process will first undertake a screening exercise and then, if required, consider mitigation measures necessary in an Appropriate Assessment.

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">- (++)</p> <p>Identification of commitments, and the expanded policy consideration in respect of Town Centre Commercial Limits in conjunction with the operation of Policy SP7</p> <p>The LMS sites is the most accessible retail commitment identified- and Malton is identified as the primary retail centre. Retention of the Dewhirst site may frustrate that site's delivery</p>	<p style="text-align: center;">++</p> <p>The deletion of the Dewhirst site is in response to the application of national policy in regard to the operation of the retail sequential test, and the need to ensure that no development proposals conflict with the delivery of the LMS site which is the sequentially preferable site with an extant consent. In due course a scheme could be considered, the retail market permitting, on the site. Retail provision is undergoing significant changes, and acknowledging the shortfall it is considered that the removal of this site does not undermine the sustainability of the modification to SD14. The Dewhirst site is not developed- so there is not a loss of existing retail floor space.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">= (+)</p> <p>By concentrating and focusing services on a specific area it allows the ability to make linked trips through cycling and walking which increases physical exercise. The LMS sites is the most accessible retail commitment identified- and Malton is identified as the primary retail centre.</p>	<p style="text-align: center;">+</p> <p>The removal of the Dewhirst site still allows the expansion of Town Centre Commercial Limits and the LMS and does not in itself undermine the ability to support delivery of objective A3</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS			
	Objective	Without Main Modification (previous SA)	With Main Modification
		Retention of the Dewhirst site may frustrate that site's delivery	
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">- (++)</p> <p>The presence of town centre commercial limits allows the focus of activities on the historic, and established community hubs of the Market Towns, which have been a long-standing centre of trade. It minimises the ability for retail development to be located on sites which are not sequentially preferable. The expansion of the limits in Malton to support the redevelopment of the Livestock Market, will provide an enhancement, and there is provision for the livestock market in a more suitable location to reflect current stock movement operations, and development of aligned retail operations in the agribusiness park. Retention of the Dewhirst site may frustrate that site's delivery</p>	<p style="text-align: center;">++</p> <p>The presence of town centre commercial limits allows the focus of activities on the historic, and established community hubs of the Market Towns, which have been a long-standing centre of trade. It minimises the ability for retail development to be located on sites which are not sequentially preferable. The expansion of the limits in Malton to support the redevelopment of the Livestock Market, will provide an enhancement, and there is provision for the livestock market in a more suitable location to reflect current stock movement operations, and development of aligned retail operations in the agribusiness park. The deletion of the Dewhirst Sites does not change these key aspects.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
A6	To develop a more balanced population	<p style="text-align: center;">=</p>	<p style="text-align: center;">=</p> <p>This is concerning retail development, and other town-centre uses, and so has a limited demographic influence.</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
		This is concerning retail development, and other town-centre uses, and so has a limited demographic influence.	
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">= (+)</p> <p>The presence of the Town Centre Commercial Limits, provides opportunities for synergies between retailers, professional services, hoteliers, public houses, eateries, and other forms of leisure, health, recreational activity and they are located in the most sustainable locations. Retention of the Dewhirst site may frustrate that LMS delivery.</p>	<p style="text-align: center;">+</p> <p>The presence of the Town Centre Commercial Limits, provides opportunities for synergies between retailers, professional services, hoteliers, public houses, eateries, and other forms of leisure, health, recreational activity and they are located in the most sustainable locations. The removal of the Dewhirst site does not undermine this approach.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">- (++)</p> <p>Modest expansion of the Town Centre Commercial Limits allows for the sequentially preferable siting of new retail development to reflect retail capacity requirements, the identification of sites ensures continuity of supply. Retention of the Dewhirst site may frustrate that LMS delivery.</p>	<p style="text-align: center;">++</p> <p>Modest expansion of the Town Centre Commercial Limits allows for the sequentially preferable siting of new retail development to reflect retail capacity requirements, the identification of sites ensures continuity of supply. The removal of the Dewhirst site does not undermine this approach, and if required, under SP7 an application could be considered in due course once the LMS is delivered.</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including	<p style="text-align: center;">- (++)</p>	<p style="text-align: center;">++</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
	personal creativity and attractiveness to investors	The presence of the Town Centre Commercial Limits, provides opportunities for synergies between retailers, professional services, hoteliers, public houses, eateries, and other forms of leisure, health, recreational activity and they are located in the most sustainable locations. The proposed expansion of the TCCL at Malton in the manner proposed recognises the strategic opportunity of retail development on the livestock market site, as a means to enhance the retail offer, both convenience and comparison, in the most sequentially preferable site for delivering modern retail formats. This will provide a catalyst increased footfall, and reducing traffic movements round the town centre. Retention of the Dewhirst site may frustrate that LMS delivery.	The presence of the Town Centre Commercial Limits, provides opportunities for synergies between retailers, professional services, hoteliers, public houses, eateries, and other forms of leisure, health, recreational activity and they are located in the most sustainable locations. The proposed expansion of the TCCL at Malton in the manner proposed recognises the strategic opportunity of retail development on the livestock market site, as a means to enhance the retail offer, both convenience and comparison, in the most sequentially preferable site for delivering modern retail formats. This will provide a catalyst increased footfall, and reducing traffic movements round the town centre. The removal of the Dewhirst site does not undermine this approach, and if required, under SP7 an application could be considered in due course once the LMS is delivered.
B4	To diversify the local economy	<p style="text-align: center;">- (+)</p> <p>The presence of the Town Centre Commercial Limits, provides a clear policy steer on the location of town centre uses, without specifically, actively excluding all other forms of development. It does allow the opportunity to ensure that wider forms of employment are provided within sites that are suitable for their business operations/market, particularly given that as a rural area, the equine industry, tourism, manufacturing and agriculture are important components of the local economy, with the broadening into food processing, high-end</p>	<p style="text-align: center;">+</p> <p>The presence of the Town Centre Commercial Limits, provides a clear policy steer on the location of town centre uses, without specifically, actively excluding all other forms of development. It does allow the opportunity to ensure that wider forms of employment are provided within sites that are suitable for their business operations/market, particularly given that as a rural area, the equine industry, tourism, manufacturing and agriculture are important components of the local economy, with the broadening into food processing, high-end technology. The removal of the Dewhirst site does not undermine this approach, and if required, under</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
		technology. Retention of the Dewhirst site may frustrate that LMS delivery.	SP7 an application could be considered in due course once the LMS is delivered.
C1	To protect and enhance biodiversity and geo-diversity.	<p style="text-align: center;">++</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built -up area. Policies concerning biodiversity would be considered as part of any planning application, to ensure that there are net gains for biodiversity.</p>	<p style="text-align: center;">++</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built -up area. Policies concerning biodiversity would be considered as part of any planning application, to ensure that there are net gains for biodiversity. The modification does not alter this approach.</p>
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">++</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built -up area.</p>	<p style="text-align: center;">++</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built -up area. The Main Modification does not alter this approach.</p>
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">+</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built –up area, to bring about linked, non-car trips. In a rural area such as this, the policy seeks to ensure that the Market Towns are a focus for town centre uses, within the centres of highest population, which provides</p>	<p style="text-align: center;">+</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built –up area, to bring about linked, non-car trips. In a rural area such as this, the policy seeks to ensure that the Market Towns are a focus for town centre uses, within the centres of highest population, which provides the greatest opportunities to</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
		the greatest opportunities to reducing the need to travel.	reducing the need to travel. The Main Modification does not alter the delivery of this objective.
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">=</p> <p>The Town Centre Commercial Limits are a Policy concerned with land which is already within the built form, and if the development is concerned with SP7, and the operation of the sequential test, matters concerning flood risk, and impacts of surface water considerations would be identified and evidence of mitigation required in order to satisfy the provisions of SP17 of the Local Plan Strategy.</p>	<p style="text-align: center;">=</p> <p>The Town Centre Commercial Limits are a Policy concerned with land which is already within the built form, and if the development is concerned with SP7, and the operation of the sequential test, matters concerning flood risk, and impacts of surface water considerations would be identified and evidence of mitigation required in order to satisfy the provisions of SP17 of the Local Plan Strategy. The Main Modification does not alter delivery of this objective.</p>
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">+</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built – up area, to bring about linked, non-car trips. In a rural area such as this, the policy seeks to ensure that the Market Towns are a focus for town centre uses, within the centres of highest</p>	<p style="text-align: center;">+</p> <p>The town centre limits are well contained within the urban area, and within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built –up area, to bring about linked, non-car trips. In a rural area such as this, the policy seeks to ensure that the Market Towns are a focus for town centre uses, within the centres of highest population, which provides the</p>

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS			
	Objective	Without Main Modification (previous SA)	With Main Modification
		population, which provides the greatest opportunities to reducing the need to travel, and thus release of greenhouse gasses.	greatest opportunities to reducing the need to travel, and thus release of greenhouse gasses. The modification does not alter delivery of this objective.
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	= Any proposal under consideration would be subject to SP18 of the Local Plan Strategy.	= Any proposal under consideration would be subject to SP18 of the Local Plan Strategy. This would not change with the inclusion of this modification.
C8	To make the most efficient use of land	++ The Town Centre Limits are within the built up area of the town, and by the nature of the built form and density would ensure that this element of the Local Plan Sites Document made positive contribution. This inclusion of the livestock market provides an opportunity to redevelop the site to use the land within the built up area more efficiently.	++ The Town Centre Limits are within the built up area of the town, and by the nature of the built form and density would ensure that this element of the Local Plan Sites Document made positive contribution. This inclusion of the livestock market provides an opportunity to redevelop the site to use the land within the built up area more efficiently. The removal of the Dewhirst site has been proposed as modification to ensure that the approach with the LMS site is not frustrated. The Dewhirst site may come forward for other appropriate uses in due course. As such this objective is not undermined by the modification proposed.
C9	To maintain a high quality environment in terms of air, soil and water quality	+ The town centre limits are within Brownfield land, the approach of the operation of the policy is to concentrate development within an	+ The town centre limits are within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built -up

TABLE 12: MM19 POLICY SD14 RETAIL COMMITMENTS

	Objective	Without Main Modification (previous SA)	With Main Modification
		<p>already built -up area, and by the nature of the built form and density would ensure that this element of the Local Plan Site made positive contribution to bring about linked, non-car trips, reducing the need to travel, particularly within the town centre.</p>	<p>area, and by the nature of the built form and density would ensure that this element of the Local Plan Site made positive contribution to bring about linked, non-car trips, reducing the need to travel, particularly within the town centre. The removal of the Dewhirst site from D14 does not undermine the contribution the policy makes to Objective C9.</p>
C10	<p>Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals</p>	<p style="text-align: center;">++</p> <p>The town centre limits are within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built – up area, and by the nature of the built form and density would ensure that this element of the Local Plan Site made positive contribution to bring about linked, non-car trips, reducing the need to travel, particularly within the town centre.</p>	<p style="text-align: center;">++</p> <p>The town centre limits are within Brownfield land, the approach of the operation of the policy is to concentrate development within an already built –up area, and by the nature of the built form and density would ensure that this element of the Local Plan Site made positive contribution to bring about linked, non-car trips, reducing the need to travel, particularly within the town centre. The removal of the Dewhirst site does not undermine this objective.</p>
C11	<p>To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>

SUMMARY

Approach	++	+	=	-	--	U	O
Original SA	8	6	3				4
Without Main Modification	3	3	5	5			4
With Main Modification	8	6	3				4

Conclusions for Policy SD14 and MM19 and related Main Modifications

MM19 has one area of influence: the deletion of the Dewhirst site as a retail commitment, and from the Policy and Policies Maps

The proposed main modification of the removal of the Dewhirst site from SD14 has not undermined the policy's ability to meet previous identified sustainability appraisal objectives. This is in no small part due to the importance of the LMS in terms of its sequentially preferable location, and being seen as the key site for meeting retail needs going forward in the most sustainable location. Indeed, the retention of the Dewhirst Site would have, based on the planning history of the sites, frustrated the delivery of the LMS, and would be therefore result in a more poorly-performing policy against the delivery of the SA objectives based on the sustainability credentials of the LMS site for its levels of accessibility. The sustainability appraisal through the site assessment work has identified that without the identification of the LMS key sequentially preferable sites adjacent or within the Town Centre Commercial Limits are not available. It is accepted that by the deletion the supply of retail floor space will increase the short fall, however, it should be noted that in the current retail environment, it is the changing delivery of retail which is affecting the delivery of sites rather than a lack of supply of sequentially preferable sites. Policy SP7 of the Local Plan Strategy has been in operation for five years, and provides a policy framework for considering retail proposals.

TABLE 13: MM20 POLICY SD15 SPECIFIC SITES: FLAMINGO LAND AND THE NATIONAL AGRI-FOOD INNOVATION CAMPUS (NAFIC)

	Objective	Without Main Modification	With Main Modification
A1	To ensure that all groups of the population have access to health, education, leisure and recreation services that are required	<p style="text-align: center;">+</p> <p>Flamingo Land and the NAFIC site are situated within Open Countryside and represent areas in which a number of different uses could occur, within the general operation of the site. The Policy Designation provides a degree of certainty, and allows the ability to also ensure that if the current uses ceased, the site could be redeveloped, subject to the other policies in the Local Plan Strategy.</p>	<p style="text-align: center;">+</p> <p>The modification relates only to the Flamingo Land site, and provides extra clarification around the nature of the anticipated developments and provides further qualification as to their acceptability. It is not considered that the change of wording undermines the delivery of Objective A1 in relation to these specific site designations.</p>
A2	To provide the opportunity for all people to meet their housing needs	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
A3	To improve overall levels of health and reduce the disparities between different groups and different areas.	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
A4	To maintain and promote the distinctiveness of identifiable communities	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
A5	To reduce crime and the fear of crime	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>

TABLE 13: MM20 POLICY SD15 SPECIFIC SITES: FLAMINGO LAND AND THE NATIONAL AGRI-FOOD INNOVATION CAMPUS (NAFIC)

	Objective	Without Main Modification	With Main Modification
A6	To develop a more balanced population	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
B1	To maintain and enhance employment opportunities	<p style="text-align: center;">++</p> <p>Support/facilitate wider strategic economic contribution, providing policy support for existing uses</p>	<p style="text-align: center;">++</p> <p>The proposed main modification still allows the support, but qualified by the requirement that any proposals at Flamingo land must still comply with wider policies of the Local Plan Strategy in terms of landscape sensitivity and in terms of traffic generation. It is not considered that the proposed modification would undermine the delivery of Objective B1.</p>
B2	To maintain and enhance the vitality of the countryside, villages and town centres	<p style="text-align: center;">+</p> <p>Presence of the Policy designation provides a greater degree of certainty in respect of development which support the pre-existing operations on the site</p>	<p style="text-align: center;">+</p> <p>The modification of the policy still allows a greater degree of certainty, but states clearly that matters around landscape sensitivity and traffic capacity will need to be satisfactorily addressed. It is not considered that the proposed modification would undermine the delivery of Objective B2.</p>
B3	To retain and enhance the factors which are conducive to wealth creation, including personal creativity and attractiveness to investors	<p style="text-align: center;">++</p> <p>Presence of the Policy designation provides a greater degree of certainty in respect of development which support the pre-existing operations on the site</p>	<p style="text-align: center;">++</p> <p>The modification of the policy still allows a greater degree of certainty, but states clearly that matters around landscape sensitivity and traffic capacity will need to be satisfactorily addressed. It is not</p>

TABLE 13: MM20 POLICY SD15 SPECIFIC SITES: FLAMINGO LAND AND THE NATIONAL AGRI-FOOD INNOVATION CAMPUS (NAFIC)

	Objective	Without Main Modification	With Main Modification
			considered that the proposed modification would undermine the delivery of Objective B3.
B4	To diversify the local economy	<p style="text-align: center;">+</p> <p>The presence of the Policy would provide a greater degree of certainty in respect of developments of pre-existing operations, but would still need to be compatible with Policies SP8 (in respect of Flamingo Land) and a range of Local Plan Strategy Policies</p>	<p style="text-align: center;">+</p> <p>The modification of the policy still allows a greater degree of certainty, but states clearly that matters around landscape sensitivity and traffic capacity will need to be satisfactorily addressed. It is not considered that the proposed modification would undermine the delivery of Objective B4.</p>
C1	To protect and enhance biodiversity and geo-diversity.	<p style="text-align: center;">=</p> <p>Any proposal would be subject to Policies SP14 and SP15 in terms of biodiversity and green infrastructure</p>	<p style="text-align: center;">=</p> <p>Any proposal would be subject to Policies SP14 and SP15 in terms of biodiversity and green infrastructure</p>
C2	To maintain and enhance the quality and character of the landscape, including the special qualities of remoteness and tranquillity	<p style="text-align: center;">+</p> <p>Any proposal would be subjected to policies SP13 and SP16 concerning landscape and design.</p>	<p style="text-align: center;">++</p> <p>It is considered that with the specific reference to landscape considerations will ensure that greater consideration, at an early stage can be made in respect of considering proposals in respect of their impact on landscape. It goes further the original general policy caveat about broad compliance with the Local Plan Strategy.</p>

TABLE 13: MM20 POLICY SD15 SPECIFIC SITES: FLAMINGO LAND AND THE NATIONAL AGRI-FOOD INNOVATION CAMPUS (NAFIC)

	Objective	Without Main Modification	With Main Modification
C3	Reduce long distance commuting and congestion by reducing the need to travel.	<p style="text-align: center;">=</p> <p>These sites are within an open countryside location which is necessary for their operation</p>	<p style="text-align: center;">=</p> <p>These sites are within an open countryside location which is necessary for their operation.</p>
C4	To ensure future development is resilient to climate change such as development is not vulnerable to flooding, or will increase the risk of flooding elsewhere	<p style="text-align: center;">=</p> <p>Development would still be considered against SP17 and the provisions of the sequential test.</p>	<p style="text-align: center;">=</p> <p>Development would still be considered against SP17 and the provisions of the sequential test.</p>
C5	To conserve and where appropriate enhance the historical and cultural environment.	<p style="text-align: center;">=</p> <p>Development would still be subject to the provisions of SP12 and the NPPF in respect to archaeology. Flamingo Land is within the Vale of Pickering, an area of archaeological sensitivity</p>	<p style="text-align: center;">=</p> <p>Development would still be subject to the provisions of SP12 and the NPPF in respect to archaeology. Flamingo Land is within the Vale of Pickering, an area of archaeological sensitivity</p>
C6	To reduce the emission of greenhouse gases	<p style="text-align: center;">=</p> <p>These sites are within an open countryside location which is necessary for their operation, and expect compliance with SP18 of the Local Plan Strategy.</p>	<p style="text-align: center;">=</p> <p>These sites are within an open countryside location which is necessary for their operation, and expect compliance with SP18 of the Local Plan Strategy. The modification does not undermine the delivery of that Objective.</p>
C7	To encourage the use of renewable resources and the development of renewable energy sources within Ryedale	<p style="text-align: center;">=</p> <p>There is no direct link between the nature of the policy and the nature of the objective. Developments will be expected to comply with SP18.</p>	<p style="text-align: center;">=</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective. Developments will be expected to comply with SP18.</p>

TABLE 13: MM20 POLICY SD15 SPECIFIC SITES: FLAMINGO LAND AND THE NATIONAL AGRI-FOOD INNOVATION CAMPUS (NAFIC)

	Objective	Without Main Modification	With Main Modification
C8	To make the most efficient use of land	<p style="text-align: center;">++</p> <p>The designation with the Development Limits for Flamingo Land acts as check on ad-hoc development, but does not preclude the consideration of more major expansion. Limits will provide a positive influence on the efficient use of land</p>	<p style="text-align: center;">++</p> <p>The designation with the Development Limits for Flamingo Land acts as check on ad-hoc development, but does not preclude the consideration of more major expansion, but this will be within the context of the policy compliance with the Local Plan Strategy. Limits will provide a positive influence on the efficient use of land, and the further policy criteria will also support this objective.</p>
C9	To maintain a high quality environment in terms of air, soil and water quality	<p style="text-align: center;">+</p> <p>Any proposal would be considered against Policy SP17 of the local plan strategy. The Development Limits acts as check on ad-hoc development, but does not preclude the consideration of more major expansion. Limits will provide a positive influence on the efficient use of land</p>	<p style="text-align: center;">+</p> <p>Any proposal would be considered against Policy SP17 of the local plan strategy. The Development Limits acts as check on ad-hoc development, but does not preclude the consideration of more major expansion. Limits will provide a positive influence on the efficient use of land.</p>
C10	Ensure that fossil fuel and water consumption is as low as possible, protect productive soils and maintain the stock of minerals	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>
C11	To reduce the amount of waste produced and maximise the rates of re-use and recycling as locally as possible	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy and the nature of the objective.</p>	<p style="text-align: center;">○</p> <p>There is no direct link between the nature of the policy/modification and the nature of the objective.</p>

SUMMARY

Approach	++	+	=	-	--	U	O
Without Main Modification	3	5	6				7
With Main Modification	4	4	6				7

Conclusions for Policy SD15 and MM 20 and related Main Modifications

MM20 has one area of influence: the addition of extra criteria around expansion of Flamingo Land

The revisions to the text provide some clear parameters for the assessment of proposals, and as a result it is considered that the policy is still meeting objectives previously identifies, but it is also performing more favourably it terms making clear the need for wider policy compliance with the Local Plan Strategy, specifically in terms of landscape, which have been identified through the hearing sessions as being of some potential sensitivity. The expectation of wider plan compliance was identified in the sustainability appraisal process undertaken at publication. The additional wording has been in response to the proposals which have been identified for Flamingo Land, to ensure wider policy compliance, and identify the nature and scope of what are anticipated proposals for Flamingo Land within the Plan Period. As such with the proposed modification the policy performs marginally better in delivery of the objectives.