

Strategic Environmental Assessment

Screening Report

Prepared in relation to the Publication of the
Gargrave Neighbourhood Plan, 2018-2032



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Prepared for: Gargrave Parish Council

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Notes:

- (1.) As part of the Strategic Environment Assessment process, a previous member of the Craven District Council's Planning Policy team undertook a Screening Report on a draft version of the Gargrave Neighbourhood Plan during 2016. In their response, Natural England stated that further information was required in order to determine if the contents of the Gargrave Neighbourhood Plan satisfied the Habitat Regulations and Strategic Environmental Assessment requirements;
- (2.) An Examination of Likely Significant Effects document for the Gargrave Neighbourhood Plan has been produced to address the Habitat Regulations aspects, and it can be read alongside this report. This SEA Screening document deals with social and economic issues, in addition to environmental matters. In the time period between the original Screening Report for the Gargrave Neighbourhood Plan and this document, Craven District Council has published their Local Plan (2012-2032), which greatly assists in the analysis of the potential environmental, social and economic impacts of the Gargrave Neighbourhood Plan.
- (3.) This document has been prepared for Gargrave Parish Council by an independent planning and ecological consultant. This assessment is undertaken on behalf of the Planning Policy team of Craven District Council, as part of the district council's role in supporting the development of neighbourhood plans within the district.

Photograph on front page of report:

The Leeds-Liverpool Canal running through Gargrave village; image copyright of Craven District Council.

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Executive Summary

Gargrave Parish Council has prepared a Neighbourhood Plan with the intention to guide new development in the designated neighbourhood area of Gargrave until 2032, alongside the published Local Plan (2017-2032) of Craven District Council. The Neighbourhood Plan sets out a vision and objectives and a number of planning policies, in addition to proposed residential sites and local green spaces. This document analyses the likely significant effects of the Neighbourhood Plan on social, environmental and economic designations.

A neighbourhood plan must meet certain Basic Conditions to come into being. These include that the making of the plan “does not breach, and is otherwise compatible with, EU obligations.” One of the obligations is Directive 2001/42/EC ‘on the assessment of the effects of certain plans and programmes on the environment’, which is regularly referred to as the Strategic Environmental Assessment (SEA) Directive. This document aims to determine whether or not the implementation of Gargrave’s neighbourhood plan strategies and policies can have negative or adverse consequences for social, economic or environmental interests in the plan area or elsewhere.

Gargrave is predominantly located in the local authority area of Craven District Council, and thus the Craven Local Plan area. A small part of the Neighbourhood Plan area to the north east is located within the Yorkshire Dales National Park boundary. The Yorkshire Dales National Park Authority is a separate planning authority that produces a park-wide local plan, which encompasses part of Craven District.

The surrounds of Gargrave and the Craven plan area in general have an important natural and built environment, which is reflected in biodiversity and landscape designations together with other heritage assets. The Craven plan area has distinctive rural landscapes which provide a high quality landscape setting for the National Park, including the Forest of Bowland Area of Outstanding Natural Beauty (AONB), which covers an extensive part of the plan area.

A neighbourhood plan sets out local planning policies and identifies how some land is to be used, assisting the local plan in influencing what will be built where. Development principles should be consistent with the National Planning Policy Framework (NPPF). Similar to local plans, neighbourhood plans must be positively prepared, justified, effective and consistent with national policy in accordance with the NPPF and the Planning and Compulsory Purchase Act 2004 (as amended).

The Gargrave Neighbourhood Plan proposes four housing sites for new residential development in the village up to 2032, with a total yield of at least 61 units. This number has the intention of building a degree of flexibility should one or more sites not come forward for various reasons. There is also a policy supporting the requirement for a site to cater for

Extra Care homes in the village. The proposed housing sites will contribute towards meeting the objectively assessed housing need for Gargrave required by Craven District Council.

Potentially adverse impact pathways on a range of social, environmental and economic interests are examined. These are the following: biodiversity, population, soil, water, air, cultural heritage (including archaeological and architectural interests), and landscape. There are a range of impact avoidance and mitigation mechanisms described alongside the development proposed. Overall, with a relatively low number of planned dwellings and an effective spatial strategy for development in the neighbourhood plan, it is shown that significant adverse effects for any of the impact pathways on these SEA interests are unlikely to arise.

The document is sent to the statutory bodies of Historic England, the Environment Agency and Natural England for their comments of whether a full SEA report is required. This is to fulfil the process requirements before the submission version of the Gargrave Neighbourhood Plan is sent for formal consultation.

1. Introduction

1.1 The Neighbourhood Plan and Strategic Environment Assessment

Representatives of Gargrave Parish Council have prepared a Neighbourhood Plan (for the period 2018 – 2032) for its designated neighbourhood plan area. The vision and objectives for the Gargrave Neighbourhood Plan were prepared by its Working Group following consideration of the results of the various public consultations on the emerging draft plan.

The stated vision for Gargrave in the Neighbourhood Plan is that, by 2032, Gargrave should be a high quality rural village with enhanced facilities, strong community spirit, a protected and improved environment and a destination for health and cultural tourism. The following key planning issues are addressed in the neighbourhood plan:

- Housing – type and quantity, numbers, location;
- Employment – location and type, scale, supporting businesses, location;
- Protecting the Environment, Green Spaces and Character;
- Infrastructure – roads, rail, alternative transport, wastewater and flooding, school, dentists and doctors.

The specifics of the Neighbourhood Plan, in terms of its spatial strategy and policies, relevant to the document are described and analysed in Chapter 4 and in Appendix V respectively.

A neighbourhood plan must meet what are referred to as 'Basic Conditions' to come into being. These include that the making of the plan "does not breach, and is otherwise compatible with, EU obligations." One of the obligations is Directive 2001/42/EC 'on the assessment of the effects of certain plans and programmes on the environment', which is regularly referred to as the Strategic Environmental Assessment (SEA) Directive.

This document aims to determine whether or not the implementation of neighbourhood plan strategies and policies can have negative or adverse consequences for social, economic or environmental interests in the plan. Environmental matters are examined in more depth as part of the Habitats Directive Assessment (HDA). An document entitled 'An Examination of Likely Significant Effects' has been completed for this assessment, to assess the neighbourhood plan's likely impacts on the habitats or plant and animal species for which European sites are designated. These designated European sites are referred to Special Areas of Conservation (SACs) and Special Protection Areas (SPAs).

1.2 The Area of the Gargrave Neighbourhood Plan

The plan area is the geographical area covered by the plan, featuring the village of Gargrave itself, and some of its immediate surrounding areas. The Parish Council made the decision to prepare a neighbourhood plan for the Parish in 2013 and applied for designation to Craven District Council. The Designated Neighbourhood Plan was approved by Craven District Council in January 2014 following formal public consultation. A small part of the designated area is within the Yorkshire Dales National Park and therefore approval for the designated area was also required from the National Park Authority, which was received in March 2014.

1.3 Purpose and Structure of this Document

The Screening Report for the Gargrave Neighbourhood Plan was undertaken by a previous member of Craven District Council's Planning Policy team in early 2016. The draft report was sent to a representative of Natural England for comments and any suggested changes at that time. Natural England returned comments to state that further information would be required to confirm that the neighbourhood plan would not have adverse impacts on the integrity of designated European sites, either alone or in combination with other plans, and more analysis and information were required.

A Stage 2 of the HRA was therefore deemed to be required in order to understand whether there may be potential adverse effects on the integrity of the European sites alone, and/or in combination with other plans and projects. This document is referred to in Section 1.1. There was also previous consultation with Natural England, the Environmental Agency and Historic England on the Strategic Environmental Assessment (SEA) Screening. This document represents a new Screening Report to comply with the relevant regulations, and which also reflects some alterations to the neighbourhood plan in the intervening period.

The analysis in this document is greatly assisted by the published Craven Local Plan (2012 – 2032), which reached publication stage in January 2018. The published local plan was hence not available at the time of the previous Screening Report on the Gargrave Neighbourhood Plan. The next chapter describes the legislative background to SEA and the screening process. Chapter 3 discusses the Gargrave Neighbourhood Plan area. The proposed policies and development in the neighbourhood plan area are then examined in chapter 4, with chapter 5 analysing any likely significant effects from the plan. Finally chapter 6 draws conclusions and notes the next steps.

2. Legislative background and Screening process

2.1 SEA Guidance and Best Practice

The SEA Directive “seeks to provide a high level of protection of the environment by integrating environmental considerations into the process of preparing plans and programmes.” The SEA Directive is transposed into English law through the Environmental Assessment of Plans and Programmes Regulations (the ‘SEA Regulations’) and it is these regulations that the plan will require to be compatible with. A key stage in the neighbourhood planning process is determining whether or not SEA is required.

The content of a neighbourhood plan will be informed by a wide range of evidence. The SEA, where required, is a component of the evidence base. SEA does not make decisions on plan content, but assists the neighbourhood planning process to understand the environmental impacts of their proposals, and then alter a neighbourhood plan’s content accordingly if required. SEA can assist to improve and tailor the plan’s objectives and policies and ensure that the plan promotes sustainable development.

If a SEA is required, it should be clear, consistent, defensible, and compliant with the SEA Regulations and the PPG. This will assist to ensure that the neighbourhood plan meets the Basic Conditions, and is considered robust by the independent examiner at the neighbourhood plan examination, thus enabling the plan to proceed to referendum.

SEA is a process with specific outputs. The SEA Regulations set out a series of sequential steps that must be undertaken as part of any SEA. The PPG sets out a six stage process for undertaking SEA for a neighbourhood plan, as follows:

- Stage A: Screening;
- Stage B: Setting the context and objectives, establishing the baseline and deciding on the scope;
- Stage C: Developing and refining alternatives and assessing effects;
- Stage D: Prepare the Environmental Report;
- Stage E: Publish and consult the consultation bodies and the public on the environmental report;
- Stage F: Post making reporting and monitoring.

2.2 The Habitats Directive

Another key obligation for neighbourhood plans is Directive 92/43/EEC ‘on the conservation of natural habitats and of wild fauna and flora’, regularly referred to as the Habitats Directive. Under the Habitats Directive, an assessment referred to as an Appropriate

Assessment is required if it is likely, or if there is still uncertainty, that there would be significant effects on a European protected wildlife site, i.e. if policies and proposals in the plan may impact on one or more European sites. The Appropriate Assessment document is referred to as an 'Examination of Likely Significant Effects', when addressing neighbourhood plans. This SEA document can be read in combination with the HRA report for this neighbourhood plan, for a more in-depth analysis of environmental matters.

Habitats Directive Assessment is an iterative process which runs parallel to and informs both the plan making process and the Strategic Environmental Assessment (SEA) process. It involves analysis and review of strategies and policies to ensure that their implementation will not impact on sites designated for nature conservation, nor on the habitats or species for which they are designated. Within this process, regard must also be had to the potential for policies to contribute to impacts which on their own may be acceptable, but which may be significant when considered in combination with the impacts arising from the implementation of other plans or policies.

2.3 Working Methods

This document assessing potential impacts on SEA interests for the Gargrave Neighbourhood Plan has been prepared by an independent consultant. There has been continuing interaction between the Parish Council's neighbourhood plan members, Craven District Council's Planning Policy team, and the contributing consultants during the development phase for the neighbourhood plan.

The purpose of this interaction was to (1.) encourage the development of strong and sustainable social, environmental and economic policies in the neighbourhood plan; (2.) to identify any potential conflicts between the protection of SEA interests and spatial strategies, emerging site allocations and land use policies; (3.) to provide an opportunity to resolve potential areas of conflict prior to the finalisation of plan policy; and also (4.) to establish innovative solutions and mitigation measures to any potential conflicts. This document, along with the final version of the Neighbourhood Plan prior to submission, is made available for the statutory consultees of Natural England, the Environment Agency and Historic England to advise on before the submission stage to the neighbourhood plan.

2.4 The Gargrave Neighbourhood Plan

The Gargrave Neighbourhood Plan has set out a list of policies related to a number of matters including housing, employment, green space and biodiversity. The plan has named and analysed a number of locations for preferred housing sites. Overall, the neighbourhood plan for Gargrave is intended to be designed according to sustainable long term objectives

for the Gargrave Neighbourhood Plan area in relation to recent and forecast spatial growth patterns. It has been assisted in this regard by research and published documents undertaken as part of the Craven Local Plan process.

3. Description of the Neighbourhood Plan Area

3.1 Gargrave Neighbourhood Plan Area

Gargrave is a picturesque large village and civil parish in the Craven district, situated in North Yorkshire, England. It is approximately 7 km (4.4 miles) from the town of Skipton to the southeast. In the 2011 census, the village had a population of 1,755 people. The village is situated at the southern edge of the Yorkshire Dales National Park. The Aire River and the Leeds-Liverpool Canal pass through the village. Records show the area has been inhabited since Roman times.

The main roadway through the village is the A65 Leeds to Kendal road. A railway station is located within the village, which has services to Morecambe and Carlisle to the northwest, and Skipton and Leeds to the southeast. Gargrave has bus links to the urban areas of Skipton, Preston, Barnoldswick and Malham.

The majority of the Gargrave Neighbourhood Plan area is located within the local authority area of Craven District Council, which itself is one of the district authorities in the county of North Yorkshire. A small portion of the neighbourhood plan is situated within the boundary of the Yorkshire Dales National Park.

The Craven District has a built environment of exceptional quality with many of its historic market towns and villages having a distinctive character, derived from a blend of the agricultural character of North Yorkshire with Pennine industrial heritage. Much of Gargrave's architecture is from the Victorian era, and is constructed using traditional Yorkshire stone. This heritage is historically associated with the building of the Leeds-Liverpool Canal, the railways, early watermills, textile mills and the housing of mill workers.

There is very little to no derelict land or buildings within the settlements of Craven. Many former historic mills have been conserved and converted for other uses, including housing and employment. Many former contaminated industrial sites have also been remediated and redeveloped for housing.

3.2 Gargrave in the context of settlements in Craven

Craven District has a total population of 55,801 (ONS mid-year 2015 estimate). About 82% of the total District population live in the Craven Local Plan area, which has approximately 45,757 residents, according to this ONS estimate. The Craven Local Plan area contains the four largest settlements within Craven District. The market town of Skipton is by far the largest town in the District and plan area, and is located in the south of the plan area in the strategic 'Aire Gap' through the Pennines linking Yorkshire with Lancashire. The town is well

connected with A-road and rail networks, with both transport connections available to Gargrave towards Skipton and onwards to Leeds and Bradford.

The two smaller market towns of Bentham and Settle are located in the north and mid areas of the Craven plan area respectively, and both have a good range of services, and providing employment opportunities. These towns are also well connected to the A-road and rail networks, although Bentham is located further away from the A65 than Settle. Glusburn & Crosshills is the largest village in the District, and it is located in the south of the plan area close to the boundary with Bradford Metropolitan District.

The remainder of the plan area is characterised by villages that function as local service centres, or villages that have basic services. Gargrave (along with Ingleton to the northwest) are the largest of these villages. A number of villages also form clusters of settlements in relatively close proximity to one another, or to a market town where services and accessed via public transport, walking and cycling. For example, in the north of the plan area, both Ingleton and Burton-in-Lonsdale are in relatively close proximity to and have good public transport connections with the market town of Bentham.

In the central part of the plan area the villages of Clapham, Giggleswick, Langcliffe (which is located just over the plan area boundary in the National Park) and Rathmell form a cluster of settlements that have public transport connections, and are either within walking and/or cycling distance of the market town of Settle.

In the south and east of the plan area, the villages of Embsay, Carleton, Cononley and Low Bradley have good and frequent public transport connections with the main market town of Skipton (Cononley also has a rail connection), and are within walking and/or cycling distance of Skipton. Similarly, the villages of Farnhill, Kildwick, Sutton-in-Craven and Cowling form a cluster of settlements around the larger village of Glusburn/Crosshills. They have good public transport connections, and are within walking and/or cycling distance of its wider range of services and employment opportunities.

Elsewhere in the plan area, there is a dispersed pattern of small villages and hamlets reflecting the predominately rural nature of the District. Indeed, the Craven District was listed within the top ten most sparsely populated local authority areas in England in 2017.

Given the settlement context detailed above, Gargrave is shown in the Craven Local Plan as a Tier 3 settlement in its settlement hierarchy (along with Ingleton, and Glusburn & Crosshills). The Craven Local Plan recognises that Gargrave has a good range of services, including a primary school, shops, public houses, and a rail and bus transport facilities. The role and status of Gargrave within the settlement hierarchy of the Craven Local Plan is discussed in further detail in Chapter 5.

3.3 The Surrounding Environment of the Neighbourhood Plan area

Gargrave has a high quality natural environment. As mentioned previously, the village is situated on the edge of the Yorkshire Dales National Park, and it also has the Pennine Way National Trail passing through the village to the south. The Pennine Way National Trail runs for approximately 427 km (267 miles) from Kirk Yetholm on the Scottish border to Edale in the Peak District. Therefore, Gargrave is a popular destination for hikers and cyclists. As noted, the infant River Aire passes through the village, its source at Aire head springs near Malham in Malhamdale being a few kilometres away to the west.

Craven as a whole has an important and valuable natural environment, which is reflected in local, national and international biodiversity and landscape designations, together with designated and non-designated heritage assets. The Craven plan area sits alongside the western and southern boundary of the Yorkshire Dales National Park, and has its own important, distinctive rural landscapes which provide a high quality landscape setting for the National Park, including the Forest of Bowland Area of Outstanding Natural Beauty (AONB), which covers an extensive part of the plan area.

The underlying gritstone and limestone geologies of the plan area, and the Aire Gap serves to effectively denote the change from limestone geology to the north to gritstone geology to the south. The Aire Gap is a pass through the Pennines in England formed by geologic faults and carved out by glaciers. The effects of glaciation also serve to derive a rich and diverse landscape character and quality in Craven.

The plan area is also rich in biodiversity, and has a number of biodiversity or geodiversity designations of European and national importance, including a small part of the South Pennine Moors Special Protection Area (SPA) and Special Area of Conservation (SAC) in the south of the local plan area. There are also twelve Sites of Special Scientific Interest (SSSI) spread across the whole plan area. There are more than eighty Sites of Importance for Nature Conservation (SINCs) located across the plan area. Craven District also has extensive areas of Ancient Woodland (186 sites).

There are plenty of recreational opportunities available, with an extensive rights of way network, and the national long distance footpath, the Pennine Way passing through the area. There are good cycling opportunities in the local plan area, with access to the National Cycle Network at the villages of Gargrave, Embsay, Giggleswick, Clapham and Ingleton. The Way of the Roses walkway and the Leeds-Liverpool canal towpath present additional potential for active recreation and leisure.

4. Proposed Policies and Development in the Plan

4.1 Introduction

A Neighbourhood Plan (sometimes called a Neighbourhood Development Plan) is a way of assisting local communities to influence the planning of the area in which they live and work. It can be used to:

- Develop a shared vision for the neighbourhood;
- Choose where new homes, shops, offices and other development should be built;
- Identify and protect important local green spaces;
- Influence what new buildings should look like.

Unlike Local Plans, Neighbourhood Plans are not prepared by the local planning authority. There are two types of 'qualifying body' that can prepare a Neighbourhood Plan. These bodies are:

- Parish and town councils – in areas where a parish or town council exists, these are the only bodies that can prepare a Neighbourhood Plan. A Neighbourhood Plan produced by a parish or town council does not have to cover the whole area of the parish or town. A Neighbourhood Plan can cover just part of the parish or town. Alternatively, a Neighbourhood Plan can extend across parish boundaries;
- Neighbourhood forums – where a parish or town council does not exist, community members, including those with business interests in the area, can come together to create a neighbourhood forum. Only one neighbourhood forum is allowed to exist for each neighbourhood to be covered by a Neighbourhood Plan. There are certain rules that will determine whether a neighbourhood forum has been correctly set up.

Neighbourhood Plans are optional and there is no legal requirement for a community to prepare a Neighbourhood Plan. The policies in the Local Plan will still apply to the neighbourhood, whether it is decided to prepare a Neighbourhood Plan or not.

The local planning authority is required to give the neighbourhood plan makers assistance and advice, but it cannot control the Neighbourhood Plan preparation process or produce a Neighbourhood Plan on behalf of the local community in question. The local planning authority will be required to check the proposed Neighbourhood Plan to ensure that it meets all the relevant legislation and regulations. It will also check that it generally conforms to the strategic elements of its own Local Plan.

4.2 Gargrave planning issues in the context of the Craven Local Plan

The Craven Local Plan (2012 – 2032) was published in December 2017. A local plan sets out planning policies and identifies how land is used, determining what will be built where. Adopted local plans provide the framework for development across England. Development should be consistent with the National Planning Policy Framework (NPPF). Local plans must be positively prepared, justified, effective and consistent with national policy in accordance with section 20 of the Planning and Compulsory Purchase Act 2004 (as amended) and the NPPF.

The NPPF gives guidance to local authorities in drawing up their local plans. The Craven Local Plan aims to set out appropriate planning policies for the location of housing, employment space, and local green spaces in the District. The spatial strategy of the Local Plan identifies the most appropriate locations for providing these new homes, in addition to the accompanying employment, retail, community, visitor facilities and green space over the period of the local plan.

In practice, the district council take a proactive approach and will work co-operatively with people and organisations wishing to carry out development and applying for planning permission, to find solutions to secure sustainable development that meets relevant plan policies and can be approved wherever possible. Gargrave Parish Council identified key planning issues in their neighbourhood plan following public consultation, namely:

- Housing (type, quantity and location);
- Employment (location, type, scale and the need to support business);
- Protecting the village's environment, green spaces and character;
- Infrastructure (transport, flooding, wastewater, services).

4.3 The Craven Local Plan Settlement Hierarchy and Site Allocations

Within the Craven Local Plan, the settlement hierarchy for towns and villages in the plan area is shown below. Gargrave is listed in Tier 3, as a Local Service Centre.

Principal Town (Tier 1): Skipton.

Key Service Centres (Tier 2): High & Low Bentham, Settle.

Local Service Centres (Tier 3): Glusburn & Cross Hills, Ingleton, Gargrave.

Villages with Basic Services (Tier 4a): Burton-in-Lonsdale, Carleton, Cononley, Cowling, Farnhill & Kildwick, Hellifield, Low Bradley, Sutton-in-Craven.

Villages with Basic Services bisected by Yorkshire Dales National Park boundary: Bolton Abbey, Clapham, Embsay, Giggleswick, Long Preston.

Small villages, hamlets and open countryside: All other villages and hamlets in the plan area not listed in Tiers 1 to 4b above.

Each settlement in the proposed settlement hierarchy was allocated a percentage of housing growth, generally based on the settlement size, its range of services and facilities, and also its location within the District. To meet the objectives of the Craven Local Plan and to respond to the underpinning evidence, the spatial strategy shown in Table 2 was selected as the required distribution of growth and the preferred option to deliver sustainable patterns of development in Craven.

| Tier | Settlement | Proportion of housing growth (%) at 230 net dwellings pa | Housing provision (approximate number of net dwellings pa) | Net housing requirement based on 230 dpa (2012 to 2032) | Approximate yield of sites proposed for allocation in Publication Plan |
|--------------|---------------------------------|--|--|---|--|
| No. 1 | Skipton (PT) | 50% | 115 | 2,300 | 1,402 |
| No. 2 | Settle (KSC) | 10.9% | 25 | 501 | 359 |
| No. 2 | Low & High Bentham (KSC) | 10.9% | 25 | 501 | 494 |
| No. 3 | Glusburn & Crosshills (LSC) | 3.5% | 8 | 160 | 58 |
| No. 3 | Ingleton (LSC) | 3.5% | 8 | 160 | 103 |
| No. 3 | Gargrave (LSC) | 3.5% | 8 | 160 | 118 |
| No. 4a | Burton-in-Lonsdale (VBS) | 0.4% | 1 | 18 | 15 |
| No. 4a | Carleton (VBS) | 1.2% | 3 | 55 | 0 |
| No. 4a | Cononley (VBS) | 2.5% | 6 | 115 | 93 |
| No. 4a | Cowling (VBS) | 0.8% | 2 | 37 | 0 |
| No. 4a | Farnhill & Kildwick (VBS) | 0.4% | 1 | 18 | 0 |
| No. 4a | Hellifield (VBS) | 0.8% | 2 | 37 | 0 |
| No. 4a | Low Bradley (VBS) | 0.8% | 2 | 37 | 25 |
| No. 4a | Sutton-in-Craven (VBS) | 1.2% | 3 | 55 | 0 |
| No. 4b | Bolton Abbey (VBS – NP) | 0% | 0 | 0 | 0 |
| No. 4b | Clapham (VBS – NP) | 0.8% | 2 | 37 | 0 |
| No. 4b | Embsay (VBS – NP) | 2.0% | 5 | 92 | 0 |
| No. 4b | Giggleswick (VBS – NP) | 0.8% | 2 | 37 | 35 |
| No. 4b | Long Preston (VBS – NP) | 0% | 0 | 0 | 0 |
| No. 5 | Other villages/open countryside | 6.0% | 14 | 280 | 186 |
| Total | | 100.0% | 232 | 4,600 | 2,888 |

Table 1: Proposed Settlement Hierarchy for the Craven Local Plan area

A number of spatial alternatives have been considered and assessed in the Sustainability Appraisal (SA) process of the draft Craven Local Plan and were subject to consultation in April 2016. The SA concluded that the preferred option is the most sustainable approach to meet the planning objectives identified, and there were no substantive objections to the preferred spatial strategy.

With planning permissions obtained since the start of the current Craven Local Plan in 2012, the gross residual housing requirement for allocation in Gargrave is 116 homes (based on

September 2017 analysis). The approximate yield of the four selected sites in Gargrave is stated as at least 61 homes. This shortfall in numbers has been met in the Craven Local Plan with the units of an Extra Care facility (at a higher density) on a site in the northeast of the village (named as GA009 in the Craven Local Plan). The Gargrave Neighbourhood Plan has not designated this site, but shows this site as a potential site for an Extra Care facility in one of their maps (Gargrave Neighbourhood Plan, 2018; map 1, page 6).

4.4 The Craven Local Plan's distribution of preferred sites within Gargrave

There were a range of factors which determined the distribution of growth within the designated settlements of the Local Plan. The principal factors were each settlement's existing size, range of service functions, and importance to its local hinterland. Other factors were the availability and range of sites put forward under the SHLAA process, flood risk, landscape character, biodiversity and natural environment impact, historic environment impact, and highway and access issues. The initial range of sites available from the Call for Sites process was narrowed to a pool of sites which were deemed environmentally, socially and economically sustainable, using some of the above factors.

An appropriate average housing density for new allocations under the Craven Local Plan has been established at 32 dwellings per hectare, based on research of a range of planning permissions in the District in previous years. Some settlements had a surplus of sites compared to what was required based on their percentage allocation of growth in the spatial strategy, and the adopted average density. Hence, the sites deemed to be most suitable from the pool of sites list were chosen, and this is known as the list of preferred sites. In this section, there follows an analysis of the distribution of sites within Gargrave, and an explanation of the reasoning as to why such a distribution of sites was chosen.

Tier 3, Local Service Centre: Gargrave

Under Craven District Council's Strategic Housing Land Availability Assessment (SHLAA) process, relatively large areas of land were put originally forward in Gargrave to the north and northeast of the village. These were made up of a total of seven different sites (GA028, GA029 and GA030 to the north, and GA009, GA022, GA027 and GA032 to the northeast). These sites made it into the pool of sites stage of the Local Plan process, as they had no major site constraints. However, these sites were noted as being closest to the North Pennine Moors SAC and SPA designations to the north, and also were viewed as an unnecessary and undesirable extension to the village north of the canal. With the exception of site GA009 allocated for Extra Care housing, primary focus on village centre and southern sites was hence viewed as being the most appropriate method of meeting Gargrave's residential requirement.

In this regard, site GA004 was viewed as the optimal site for development from those available - a brownfield site within the town centre fabric. Site GA027 to the southwest has been preferred by the Gargrave Neighbourhood Plan, and was also chosen in the Local Plan's Preferred Sites. However, it is recommended that 0.3 hectares in the site's southern tip is kept as green space, so as to suitably set back residential development from the South Pennines Walkway to the south, and hence protect the integrity of the Pennines walkway.

4.5 Site Allocations in the Gargrave Neighbourhood Plan

There has been good agreement between Gargrave Parish Council and Craven District Council in choosing sites for proposed residential development in the village. The two largest and most significant sites of the four residential sites selected in the Gargrave Neighbourhood Plan, G2/2 (GA004 in the Craven LP) and G2/4 (GA031 in the Craven LP), have both been chosen by the two councils as preferred sites. The site G2/2 was well supported in the informal consultation undertaken by the parish council. It is an ideal brownfield site in the centre of the village. This site allocation would accommodate 14 dwellings in line with the allocation of the published Local Plan.

Site G2/4 was also well supported in the informal consultation undertaken by the parish council. The site has good access to Marton Road. Similar to Craven District Council, the Parish Council has not included a southern portion of the original site size put forward, to protect the integrity of the Pennine Way National Trail to the south. Policy G12 of the Gargrave Neighbourhood Plan also provides good detail on the importance of protecting the Pennine Way National Trail. The neighbourhood plan's site allocation is in common with that of Craven District Council in allocating 44 dwellings.

Craven District Council published evidence relating to housing densities to be applied to the Craven Local Plan's preferred housing sites. The conclusions of this work is that 32 dwellings per hectare is an indicative density that is recommended to be applied (based on looking at the density and mix of 10 housing schemes with planning permission around the local plan area). This density has been applied to both of the above sites in the Gargrave Parish Council.

Gargrave Parish Council has included two relatively small sites in the village envelope which are not identified as preferred sites in the Craven Local Plan. The Gargrave Parish Council views these sites (G2/1 and G2/3) as infill sites and providing 2 houses, and between 1-8 houses respectively.

As noted previously, Gargrave Parish Council does not specifically promote the site in the northeast of the village (GA009 in the Craven Local Plan) for Extra Care units. They do however recognise the site as a Craven Local Plan allocation (Gargrave Neighbourhood Plan, 2018; map 1, page 6). Policy G4 of the neighbourhood plan also supports care home

provision in the village. Appendix IV analyses the proposed residential sites in Gargrave in terms of any potential impacts on SEA interests.

Overall, in comparison to some other settlements in the Craven Local Plan, Gargrave has good brownfield and infill options available for residential allocations. This reduces the demand for greenfield sites adjacent to the village to meet residential requirements.

5. Consideration of Likely Significant Effects

5.1 Introduction

This section considers the likelihood of any significant effects of a range of topics and issues covering social, environmental and economic matters.

5.2 Biodiversity, fauna, and flora

Consideration of sites of biodiversity, fauna and flora importance is reviewed in detail in the aforementioned Habitat Regulations document prepared for the Gargrave Neighbourhood Plan, entitled 'An Examination of Likely Significant Effects'. This document analyses any likely significant effects on European designated sites in the vicinity of the neighbourhood plan, namely Special Areas of Conservation (SACs) and Special Protection Areas (SPAs). The SACs, SPAs and Ramsar sites in and around the Craven Local Plan area are shown in Appendices I and II.

In addition to these European designated sites, National Nature Reserves (NNRs) were established to protect some of England's most important habitats, species and geology, and to provide 'outdoor laboratories' for research. NNRs are of national importance and represent areas which are among the best examples of a particular habitat. There are no NNRs within the neighbourhood plan area or immediately adjacent to it. Therefore the effects should be negligible on the biodiversity value of any NNRs in the wider area, and also the opportunities for research and enjoyment within them.

The local Biodiversity Action Plan (BAP) identifies a number of 'priority habitats' that are characteristic of an area, and for which the area makes a significant contribution to England's objectives in terms of the BAP. Consideration should be made to the location and extent of BAP Priority Habitats through screening. There are not extensive areas of BAP Priority Habitat located close to the existing settlement boundaries, and there is no risk of important habitats being lost through development of the residential preferred sites chosen.

5.3 Population

Gargrave has a population of 1,755 people (2011 census), showing a slight reduction from 1,764 in 2001. As is highlighted in the Craven Local Plan, 2012-2032, the Craven district has considerable issues with an ageing population. This broadly indicates that general health amongst people living in the area is of relatively good standard. However, an ageing

population puts considerable pressures on services, and also on the existing working population in terms of supporting those who have retired and who are living far longer than in previous decades. This trend is more pronounced in the smaller towns and villages in the district, such as Gargrave. The evidence of a slightly reducing population overall in the village reflects this trend, as younger people often away from the village.

The Gargrave Neighbourhood Plan and the Craven Local Plan have both allocated residential sites in the village boundaries to try to encourage those aged 18-40 years old to stay in the area, and indeed move to the village from elsewhere. The neighbourhood plan and the local plan have policies encouraging a wide mix of housing types and sizes to help younger people buy a first home. Like many villages in Craven and elsewhere in England, this is a considerable challenge, but the neighbourhood plan's residential allocations have the objective of trying to improve social sustainability over the lifetime of the plan.

5.4 Soil

The Agricultural Land Classification classifies land into six grades (plus 'non-agricultural' and 'urban'), where Grades 1 to 3a are the 'best and most versatile' land and Grades 3b to 5 are of poorer quality. Grade 1 land is the most valuable agricultural land. Consideration should be made to the location of Grade 1 to 3a land in respect to potential development areas.

The likely significance of effects on such land may be influenced in part by the local availability of the best and most versatile agricultural land. Gargrave is relatively fortunate in terms of land availability for potential housing sites. Only one of the four sites selected is a greenfield site (with the others been brownfield land or sites within the central village environs). The proposed residential site situated on greenfield land is classified as Grade 4 in terms of agricultural land.

5.5 Water

Significant environmental effects may occur from a neighbourhood plan, particularly where potential development areas are heavily constrained by flood risk zones. In picking the preferred sites for development, the Craven Local Plan selects sites for development in which all or at least most of the area of each the sites are within a Flood Zone 1 designation. Flood Zone 3 represents land with a 1 in 100 or greater annual probability of river flooding, or a 1 in 200 or greater annual probability of sea flooding. Hence, this flood zone designation is best avoided when choosing sites for residential development. A Flood Zone 2 designation is not quite as significant, but it is again better to avoid this designation if possible in order to minimise flood risk.

All of the four residential sites brought forward in the Gargrave Neighbourhood Plan are located on land designated as Flood Zone 1, hence minimising flood risks to the village from the proposed sites.

Source Protection Zones for groundwater sources such as wells, boreholes and springs used for public drinking water supply have been designated by the Environment Agency. These zones show the risk of contamination from any activities that might cause pollution in the area. Through the awareness of the presence of Source Protection Zones, consideration may be made to the likelihood of neighbourhood plan activities contaminating groundwater sources. There are no groundwater protection zones within the neighbourhood plan boundary or in the immediate vicinity of the boundary. From Environment Agency mapping, the nearest zones are in the small settlements of Flasby, 3.5km to the northeast, and Thorlby, 4.5km to the east.

5.6 Air Quality

Pollutants can include emissions of particulate matter or nitrogen dioxide from transport sources, or sulphur dioxide from industrial activities. In practice, neighbourhood plans have the most potential to affect air quality through increases in road transport users. There is no traffic modelling study available for Gargrave. As part of the Craven Local Plan process, only Skipton was judged large enough to warrant a specific traffic modelling study.

Therefore, there is no evidence available to evaluate the likely rise in private vehicle traffic above the current baseline from the proposed residential sites in the Gargrave neighbourhood plan. However, it is believed that Gargrave's contribution to air quality emissions in the Craven plan area and to designated European natural sites in the vicinity is likely to be very small or negligible given the relatively low of sites.

In terms of air pollution and its relationship to human health, Air Quality Management Areas (AQMA) are designated in urban areas in England because they are not likely to achieve national air quality objectives. Gargrave is not designated as an AQMA, nor is any other town or village in the Craven District.

5.7 Cultural heritage, including architectural and archaeological heritage

Nationally listed buildings are classed as Grade I (exceptional interest), Grade II* (particularly important buildings of more than special interest) or Grade II (special interest). Grade I or II* are those of 'outstanding architectural or historic interest' and comprise only 8% of listed buildings in England. Whilst consideration of the fabric and setting of all listed buildings is appropriate through screening, likely effects on Grade I and Grade II* listed structures have the potential to be particularly significant.

Since 2008, Historic England has released an annual Heritage at Risk Register. The Heritage at Risk Register highlights the Grade I and Grade II* listed buildings, and scheduled monuments, conservation areas, wreck sites, and registered parks and gardens in England deemed to be 'at risk'. In some locations surveys of Grade II listed buildings have also been carried out. The listing of a structure on the 'at risk' register highlights a particular sensitivity of a site. Whilst conservation areas are locally designated, they typically represent important concentrations of key historic environment features and townscapes.

The map of Gargrave in Appendix III shows the location of all the listed buildings in the neighbourhood plan area. The four allocated residential sites are not located adjacent to any of the listed buildings in the village, and there should not be a detrimental effect on these buildings from new residential development. The detailed design policy (Policy G8) in the neighbourhood plan advises that new dwellings in the chosen sites will be built in the design and tradition of existing buildings which form the character of the village.

5.8 Landscape

The Yorkshire Dales National Park is located adjacent to the Gargrave neighbourhood plan area. The national park borders the outer village environs to the north and east. During the process of the Craven Local Plan, proposed sites were put forward for selection in a range of locations in and around the village. Both the Craven Local Plan and the Gargrave Neighbourhood Plan did not select three large proposed sites north of the Leeds-Liverpool canal. Development of these sites may have resulted in a detrimental impact on the national park boundary in terms of visual impact. Indeed, one of those sites is chosen as a site for local green space in the neighbourhood plan.

Instead the largest site chosen is to the southwest of the village centre, furthest away from the national park boundary. The other three sites are within the village envelope, and do not pose a threat to the landscape, in visual or ecological terms, subject to standard design guidance being adhered to. It is not considered that the neighbourhood plan constitutes a damaging impact to the wider landscape in the Gargrave environs, whether that is the national park landscape or otherwise.

6. Conclusions and Next Steps

6.1 Summary

This assessment has described and analysed the Gargrave Neighbourhood Plan, in the context of the published Craven Local Plan and the Strategic Environmental Assessment process. It has described the proposed development in the Gargrave Neighbourhood Plan in terms of its site allocations and other spatial planning provisions. It has analysed the legislative background and the process of the SEA, and the Gargrave neighbourhood plan area. The assessment has examined the proposed site allocations and policies of the plan, and considered any likely significant effects under a range of related social, environmental and economic themes.

6.2 Conclusions

Based on the available evidence, it can be concluded that the policies and development proposed by the Gargrave Neighbourhood Plan are not likely to lead to any significantly adverse effects of a social, environmental or economic dimension.

A variety of avoidance and mitigation measures have been detailed in this assessment. To avoid or sufficiently mitigate against adverse effects, the Gargrave Neighbourhood Plan establishes a reasonable and pragmatic strategic approach to appropriately reduce the risk of adverse impacts. This includes allocating and distributing proposed development sites effectively, promoting high quality building design, providing pathways for green infrastructure networks, and maintaining and establishing alternative recreational sites in the form of local green spaces and otherwise.

The policies of the neighbourhood plan analysed in Appendix V are shown to have negligible impacts if described mitigation measures are implemented, or in many cases to have potentially positive impacts on social, environmental and economic interests. Overall the neighbourhood plan demonstrates that any significant adverse effects are capable of being avoided and/or mitigated.

There would seem to be no threat to the listed buildings in the village in Gargrave from the locations of the proposed residential sites. The proposals of the design policy for dwellings in the village should insure that new development would be complementary to the existing conservation heritage area and the built environment of the village as a whole.

Additional recreational sites are brought forward in the form of local green space and green infrastructure to support existing recreational areas. This provides social benefits for residents, and also diverts pressure away from areas of important natural habitat. The

greenfield site to be released for development does not include areas of important supporting habitat in terms of feeding locations for protected species, and a sufficiently robust network of offsite foraging habitats continues to exist in and around Gargrave village.

Traffic growth resulting from new development is highly unlikely to add significantly to levels of traffic and atmospheric pollution on roads, given the small size of the village and the relatively low number of sites allocated. Flood risk is not likely to be increased in the village due to the location of the proposed development sites. Urban edge effects from the relatively low amount of development in Gargrave are thought to be minor or negligible.

Therefore, it is thought sufficiently unlikely that the spatial strategy, policies or allocated sites chosen by the Gargrave Neighbourhood Plan would have any significantly adverse social, economic or environmental impacts. This Neighbourhood Plan is deemed to demonstrate effectively the sustainable development principles outlined in the National Planning Policy Framework.

6.3 Next Steps

This document is to be presented to the statutory bodies Environment Agency, Historic England, and Natural England for their consideration and review on whether a full SEA report is required prior to submission of the neighbourhood plan. If such a document is required, it would be completed before submission. If the SEA Screening Report is sufficient, then the neighbourhood plan will proceed to submission and formal consultation stage.

If required, any updates and/or changes to this report will be produced in response to the recommendations and advice of these statutory bodies, and also the representations put forward in response to the Gargrave Neighbourhood Plan. The document will support the Neighbourhood Plan during its examination process.

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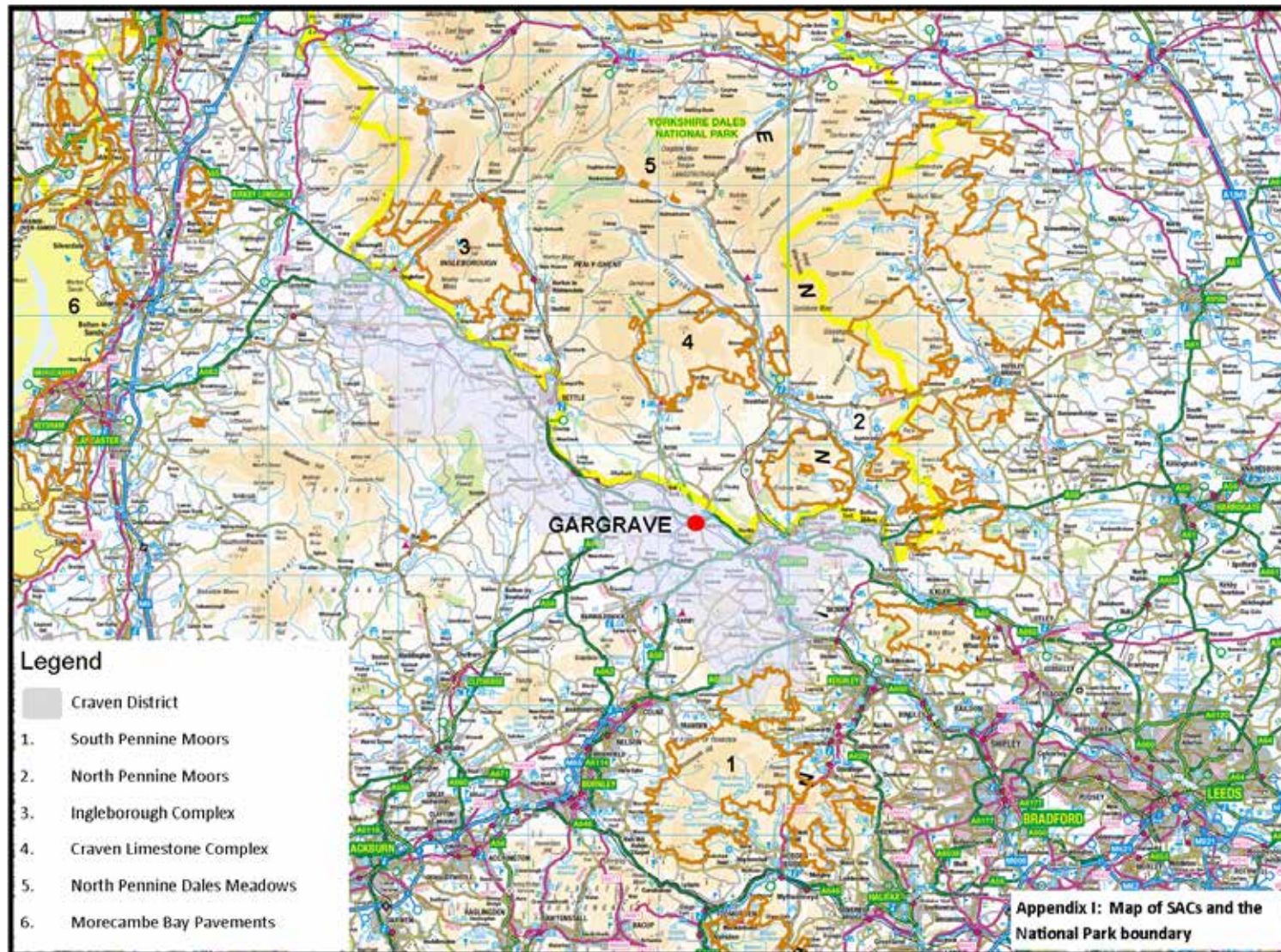
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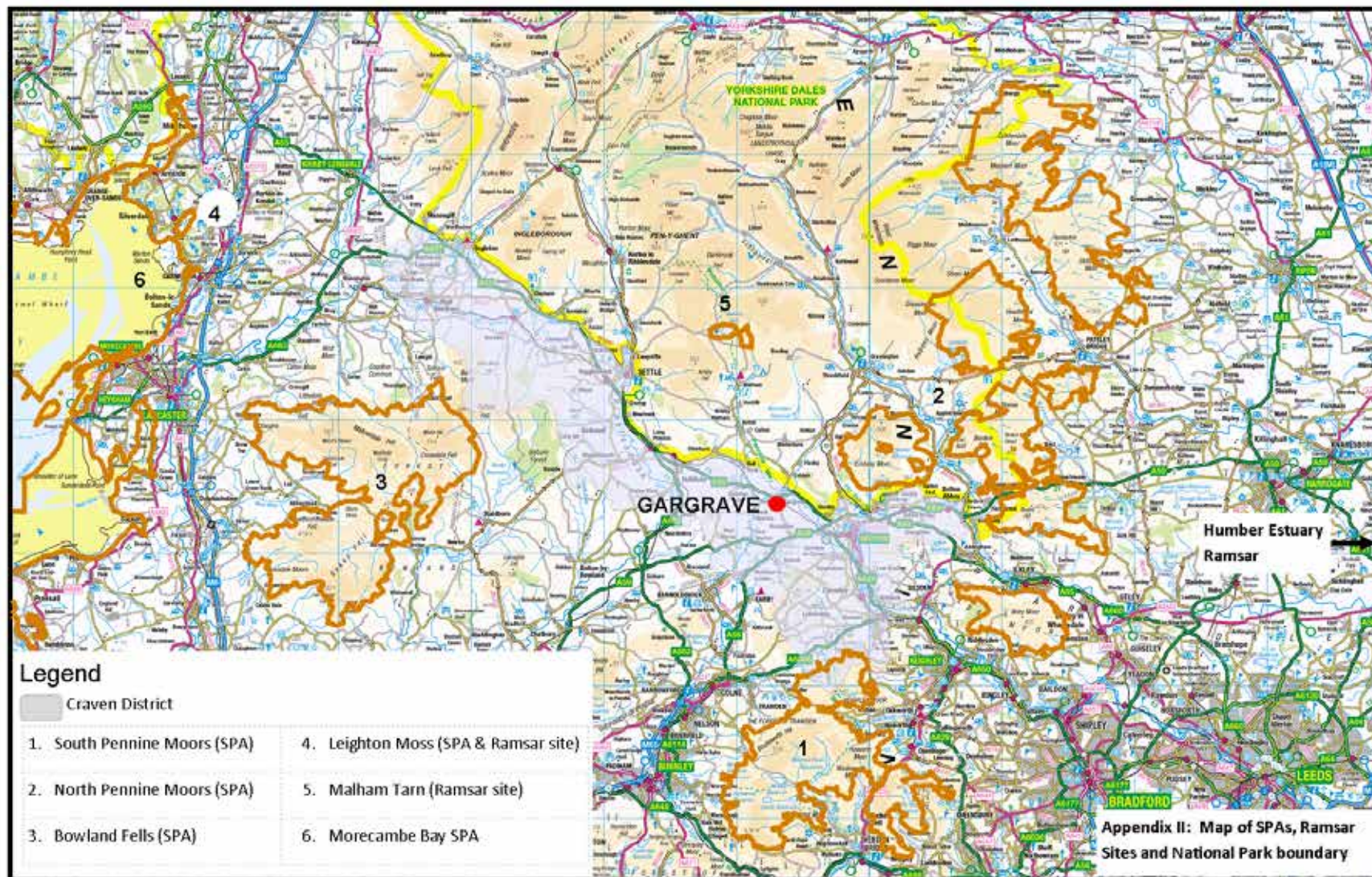
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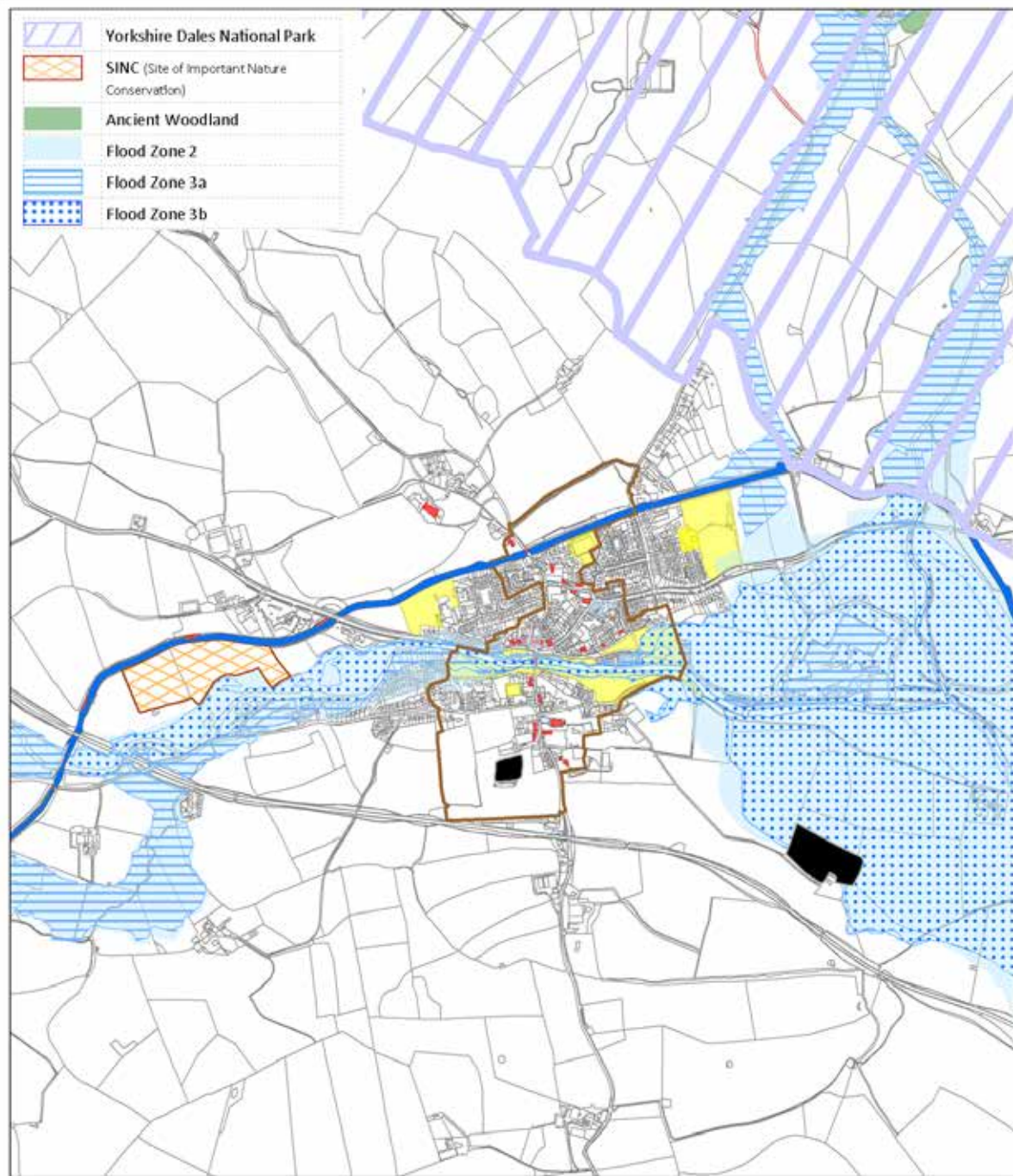
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Opportunities and Constraints Map for Gargrave

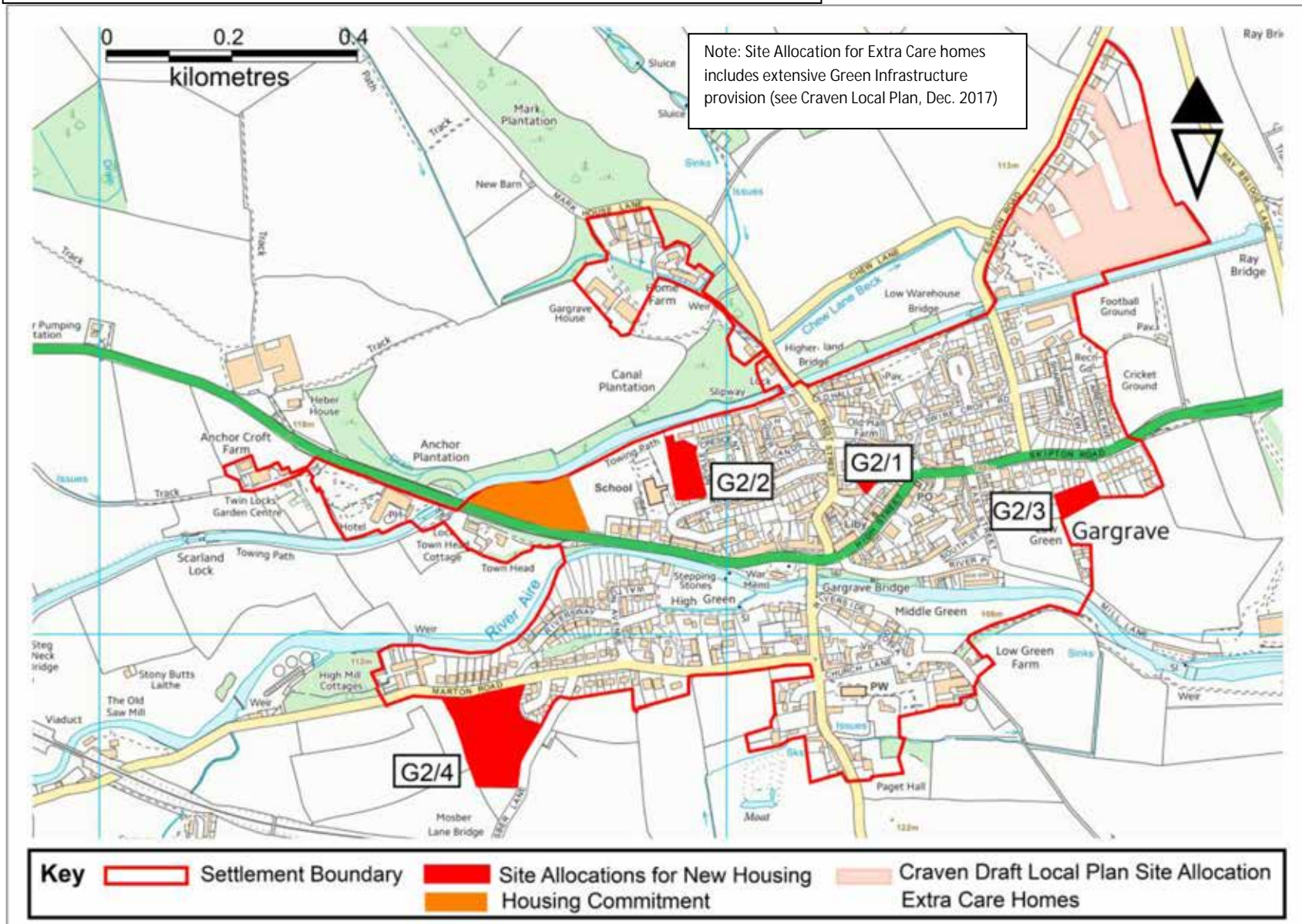


Scale: 1:15000 @ A4
Based on Ordnance Survey Mapping
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Ordnance Survey 100024694

| (Key continued) | |
|-----------------|--|
| | Conservation Area |
| | Listed Building |
| | Scheduled Ancient Monument |
| | Open Space, Civic Space, Sport and Recreation Facilities |
| | Leeds-Liverpool Canal |

Appendix III: Natural and Built Landscape Features in and around Gargrave Village

Appendix IV: Proposed Residential Site Allocations in Gargrave (Gargrave NP, 2018)



Appendix V: Review of Plan Policies and Potential Effects on SEA Interests

| Reference of policy option | Policy Summary | Relation to potential impact(s) on SEA interests | Likelihood and Severity of Effects | Are mitigation measures required? |
|---|--|---|--|---|
| <p>G1 - New Housing within the Settlement Boundary (NP: page 36)</p> | <p>Within the defined settlement boundary for Gargrave village, new housing development proposals will be permitted when they meet all of the eleven listed criteria. Developments which support opportunities for self-build projects will be encouraged, subject to other planning policies.</p> | <p>The neighbourhood plan will take a positive and proactive approach to the consideration of development proposals that reflects the presumption in favour of sustainable development that is contained in the NPPF.</p> | <p>There is likely to be no significant negative environmental effects if the policy is implemented efficiently. New housing is required in Gargrave to encourage those aged 18-40 years old to stay, and in some cases move to the village, to counter the financial and socio-economic difficulties of having a large cohort of the population aged 65 years old and over. There are likely to be positive socioeconomic effects if the policy can be successful in its objective.</p> | <p>Yes, setting the appropriate boundaries of the greenfield site chosen. Building designs should reflect local building characteristics.</p> |

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|--|--|--|--|---|
| <p>G2 – Site Allocations, New Housing (LP: page 40)</p> | <p>The policy names the following sites for potential development:</p> <p>Site Allocation G2/1, Land to the east of West Street;</p> <p>Site Allocation G2/2, Neville House, Neville Crescent;</p> <p>Site Allocation G2/3, Paddock at Knowles House;</p> <p>Site Allocation G2/4, Land to the west of Walton Close.</p> | <p>A number of sites are identified for new housing development in Gargrave. A number of other sites made available are not being taken forward at the current time as there was insufficient community consensus or support. Also it is believed that the housing requirement can be met from the allocated sites identified.</p> | <p>There is likely to be no significant environmental negative effects if the policy is implemented efficiently. This are likely to be positive socioeconomic effects if the policy can be successful in its objective, in terms of encouraging people between 18-40 years old to stay and move to the village. This can provide some counterbalance to the large cohort of retired and elderly people in the village.</p> | <p>Yes, setting the appropriate boundaries of the greenfield site chosen. Building designs should reflect local building characteristics.</p> |
|--|--|--|--|---|

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|---|---|---|---|--|
| <p>G3 – Ensuring an appropriate range of tenures, types and sizes of housing (NP: page 46)</p> | <p>Residential development of at least 150 units will be supported over the plan period, subject to policies G1 and G2. All proposals for new housing development will have to demonstrate how they contribute to maintaining a mix of tenures, types and size of dwelling in the Parish.</p> <p>On housing schemes of 6 to 10 units, a financial or off site contribution to affordable housing will be required. On schemes of 11 or more units, on site contributions for affordable housing will be required. A target of 40% affordable housing will be sought in all schemes but this will be subject to viability.</p> | <p>The Craven Strategic Housing Market Assessment (SHMA) Update 2016 provides some relevant information in terms of identifying and planning for future housing requirements in the Craven area including Gargrave.</p> | <p>The policy makes provision for a number of additional dwellings during the total plan period, subject to policies G1 and G2. The range of houses in terms of types and sizes should benefit affordable housing provision and allow a wider range of people to obtain access to home ownership. This hence should have positive social impacts.</p> | <p>Yes, building designs should reflect local building characteristics.</p> |
| <p>G4 – Supporting Care Home Provision in Gargrave (NP: page 47)</p> | <p>Proposals for a new care home facility in Gargrave will be supported.</p> | <p>The new facility will be required to: Be located in an accessible location with good access to facilities and amenities; Support the re-provision of accommodation for residents in the existing facility at Neville House; Be located within the settlement boundary; Respond positively to design and other planning policies in the plan.</p> | <p>It is not envisaged that the facility site chosen would have an adverse effect on environmental interests, given the stated location requirements. Strong, positive social effects are envisaged as the large cohort of elderly people in the village and surrounding areas will have the available option of Extra Care home provision.</p> | <p>Effective mitigation is possible through the stated locational requirements for the facility.</p> |

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|---|---|---|--|--|
| <p>G5 – Tourism and Rural Business Development (NP: page 51)</p> | <p>Appropriate tourism related development which is in keeping with the village’s rural location, setting and historic character will be supported.</p> | <p>Development for small scale business and tourism related activities will be supported where: Development is appropriate to the village setting in terms of design and materials; Proposals demonstrate consideration of impact on infrastructure and incorporate appropriate mitigation measures to minimise any adverse impacts; Adequate car parking is provided for employees and visitors; Development enhances and complements the existing important tourism industry in Gargrave, and does not impact negatively on the character and rural feel of the village; Proposals are for small scale business/start up units and facilities which support local tourism linked to the enjoyment of the countryside.</p> | <p>Proposals which include the redevelopment or re-use of existing buildings or previously used sites will be given priority over proposals using green field locations. There are positive socio-economic effects due to the promotion of tourism and rural business.</p> | <p>Effective mitigation is possible through the stated locational requirements for the facility.</p> |
| <p>G6 – Protecting Local Heritage Assets (NP: page 63)</p> | <p>Designated and non-designated heritage assets enhance local distinctiveness and should be preserved in a manner appropriate to their significance.</p> | <p>All development should seek to protect and, where possible enhance, both designated and non-designated heritage assets and historic landscape character, and put in place measures to avoid or minimise impact or mitigate damage.</p> | <p>The implementation of this policy will assist to ensure the preservation of key heritage assets which has strong social and economic benefits.</p> | <p>The policy itself is designed to act as a mitigation measure.</p> |

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| G7 – New Development in the Conservation Area (NP: page 64) | New development in the Conservation Area is required to respond positively to the area's distinctive character and should be designed to enhance the setting of existing buildings and open spaces. | The policy has a positive relationship to socioeconomic interests due to its intention to protect and improve the conservation area. | The implementation of this policy will assist to ensure the preservation of the village's distinctive character and key heritage assets which has strong social and economic benefits. | The policy itself is designed to act as a mitigation measure. |
| G8 – Promoting High Quality Design (NP: page 66) | All new development proposals will be required to demonstrate how they have taken account of the seven listed requirements. | The policy has a positive relationship to socioeconomic interests in terms of promoting high quality design. | The implementation of this policy will assist to ensure the preservation of the village's distinctive character and key heritage assets which has strong social and economic benefits. | The policy itself is designed to act as a mitigation measure. |
| G9 – Planning Out Crime (NP: page 67) | Proposals will be expected to demonstrate how the design has been influenced by the need to plan positively to reduce crime and the fear of crime, and how this will be achieved. The advice should be sought of a Police Designing Out Crime representative for all developments of 10 or more dwellings. | The policy is aimed at reducing crime and so the objective is positive in social terms. | Future design proposals for new buildings can be designed to provide for the reduction of crime in the area. There hence are positive social effects envisaged. | The policy itself is designed to act as a mitigation measure. |
| G10 – Local Green Spaces (NP: page 70) | The named eight sites in this policy are designated as local green space sites. | The policy identifies eight sites within the settlement boundary as preferred local green space sites. | The local green space sites should act to take some recreational pressure from the designated European natural sites to the north and northeast (SACs and SPAs), and also other important biodiversity interests. Social impacts are positive as some new recreational space is created. | None required. |

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| <p>G11 – Protecting and Enhancing Local Recreational Facilities (NP: page 72)</p> | <p>This policy seeks to protect local recreational facilities. There will be a presumption in favour of the re-use of such facilities for recreational, health, and community type uses.</p> | <p>Development which contributes towards the improvement of existing, or provision of new recreational facilities will be encouraged. A Green Infrastructure (GI) approach will be promoted for all new public open space proposals in order to support community access and protect and enhance the natural and historic environment.</p> | <p>This policy is likely to have a positive effect on the designated natural European sites, as there will be a reduction in recreational pressure on them. Social impacts are positive as some new recreational space is created.</p> | <p>The policy itself is designed to act as a mitigation measure.</p> |
| <p>G12 – Protecting and Enhancing the Rural Landscape Setting and Wildlife of Gargrave (NP: page 78)</p> | <p>This policy covers the enhancement of landscape setting and wildlife, soils, Yorkshire Dales National Park, and the Pennine Way.</p> | <p>New development is required to carefully consider the landscape setting of Gargrave. Proposals should demonstrate a positive contribution to the stated nine landscape design principles.</p> <p>The area's soils are valued as a finite multi-functional resource which underpins well-being and prosperity. Development proposals should take full account of their impact on soils, their intrinsic character and the sustainability of the many ecosystem services they deliver.</p> <p>Great weight is given to the need to conserve and enhance the Yorkshire Dales National Park for its landscape and scenic beauty. Development proposals within the 2 km buffer of the Yorkshire Dales National Park Boundary should consider the potential impacts on the natural beauty and special qualities of the National Park. Proposals should set out how any adverse effects on</p> | <p>All of the sub-sections of this policy should act in a positive and effective manner to mitigate against any negative impacts on landscapes and other environmental features. Therefore there should be then also positive socio-economic impacts.</p> | <p>The policy itself is designed to act as a mitigation measure.</p> |

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| | | <p>wildlife sites such as Haw Crag Quarry SSSI, and the National Park will be avoided or mitigated.</p> <p>Proposals within the 2 km buffer of the Pennine Way National Trail should consider the potential impacts on the National Trail with adverse effects avoided or mitigated for.</p> <p>Overall, development should be located away from the most sensitive areas to minimise any negative environmental impacts. Mitigation measures should be considered only when this is not possible.</p> | | |
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| <p>G13 – Significant Views (NP: page 80)</p> | <p>The named views are identified as significant in the Conservation Area Appraisal and are indicated on an accompanying map in the neighbourhood plan. Development should be sited and designed to enhance and better reveal these views and should not obstruct them. The approach should be set out clearly in any design and heritage settlements.</p> | <p>The policy is aimed at protecting socio-economic interests through protecting views into and out of the Conservation Area Appraisal.</p> | <p>This policy should have positive socio-economic impacts through encouraging development to be sited and designed to enhance and better reveal key views.</p> | <p>The policy itself is designed to act as a mitigation measure.</p> |
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| <p>G14 – Supporting Improvements to Accessibility (NP: page 85)</p> | <p>Proposals to improve existing public transport links to local towns and facilities and to improve routes and networks for walking and cycling in the Parish will be supported.</p> | <p>The policy places emphasis in improving non private vehicle usage to and from the village. This can reduce air emissions contributing to climate change, and can improve local air quality. Recreational usage can also be improved using this policy.</p> | <p>Implementation of this policy is likely to have a positive influence on the health of local residents and on the aforementioned designated European natural sites, through reducing local air pollution.</p> | <p>None required.</p> |
| <p>G15 – Development in Areas of Flood Risk from Water Courses and Surface Water (NP: page 87)</p> | <p>Until adequate surface water drainage measures / waste water treatment facilities have been installed to protect both existing properties and any new development, proposals for new development in Gargrave will only be considered acceptable in flood zone 1 and areas at low or very low risk from surface water or any other source with low or very low risk as identified on the most up-to-date Environmental Agency flood maps for planning.</p> | <p>Development proposals will be required to provide effective surface water drainage measures to protect existing and future residential areas from flooding. Opportunities will be sought to reduce the overall level of flood risk in the area through the layout and form of the development, and the appropriate application of sustainable drainage systems.</p> | <p>This is a policy which aims to enable the settlement to grow in a way that respects the potential risk of flooding and take adequate recognition of this. This policy should then act in a positive manner for social, environmental and economic interests.</p> | <p>None required.</p> |

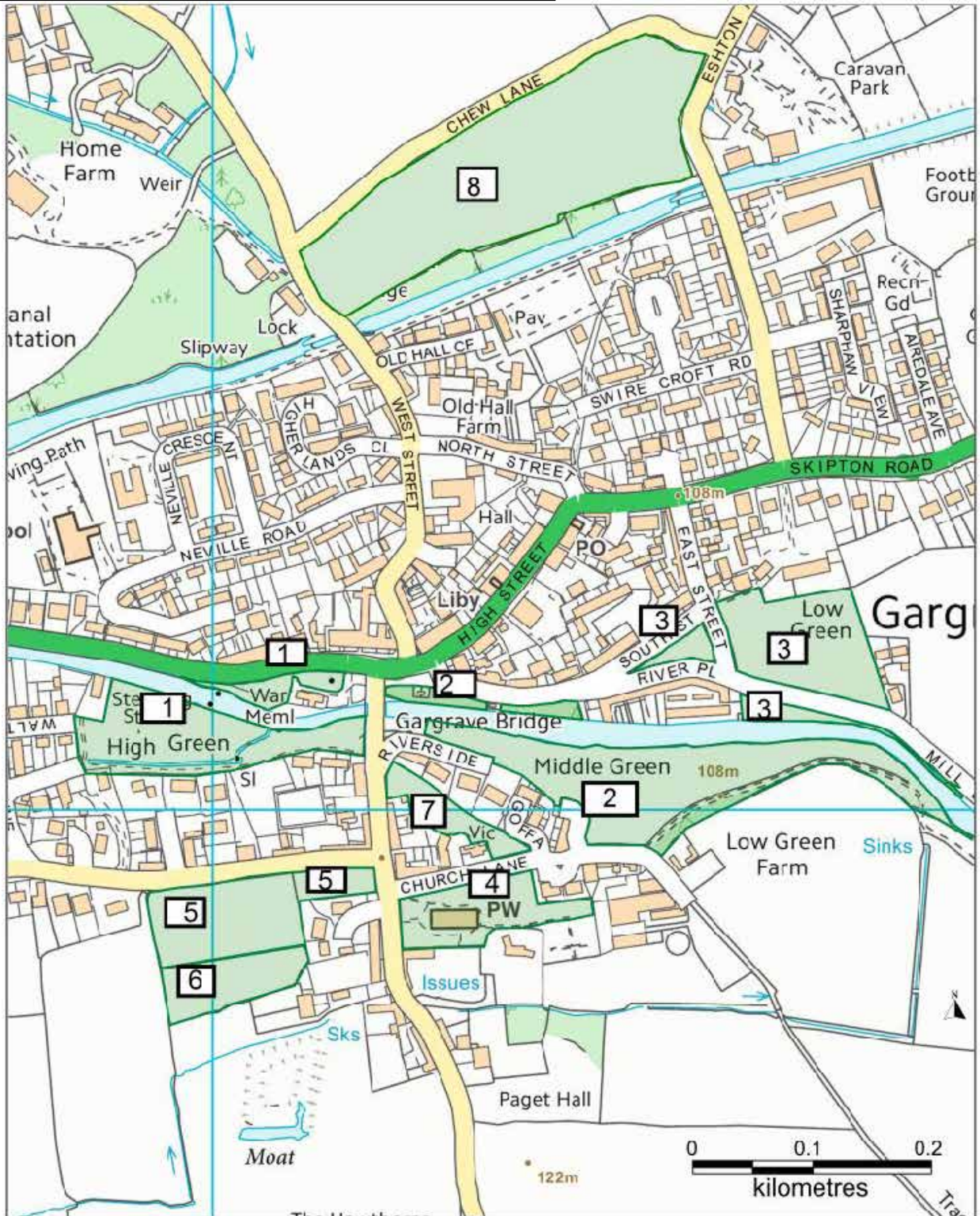
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| <p>G16 – Design for Flood Resilience and Resistance (NP: page 88)</p> | <p>All new development in Gargrave is required to be flood resilient. Development must be designed to reduce the consequences of flooding and to facilitate recovery from the effects of flooding.</p> | <p>The policy is designed at reducing costs to local people and businesses in the event of any flooding occurrences.</p> | <p>This policy is expected to act in a positive manner for public and private socioeconomic interests.</p> | <p>None required.</p> |
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| <p>G17 – Design to Reduce Surface Water Run Off (NP: page 88)</p> | <p>New development must be designed to maximise the retention of surface water on the development site and to minimise runoff. Sustainable drainage systems must be implemented wherever possible.</p> | <p>The design of new buildings and infrastructure must take account of existing topography to manage the flow of water along specific flow routes away from property and into appropriate storage facilities.</p> <p>Water attenuation facilities such as lagoons, ponds and swales must be provided within development sites.</p> <p>Sustainable design of buildings such as use of “green” or “living” roofs and “blue roofs” which support rain water harvesting are supported. Storage of rain water for non-drinking water purposes such as watering gardens and flushing toilets is encouraged.</p> | <p>This should be a beneficial policy for homes and businesses, in addition to the natural environment. There are likely to be no significant negative effects.</p> | <p>None required.</p> |
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Appendix VI: Review of Proposed Residential Sites and Potential Effects on SEA Interests

| Site Reference Number and Location | Net Developable Area (hectares) and Expected Yield | Site Description | Any environmental, social or economic interests potentially affected, and likelihood and severity of effects | Description of mitigation measures if required |
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| G2/1 (NP) and GA003 (LP) – Land to the east of West Street | 0.05 hectares and 2 dwellings | This is a very small infill site surrounded by residential dwellings in the centre of the village. | There are no environmental effects envisaged from this small site in the centre of the village. As a village centre site, it is important to ensure compatibility of built form and building materials to neighbouring dwellings to ensure the integrity of the conservation area. | The policy states that dwellings will be built using appropriate materials which reflect the distinctive local character of Gargrave village centre. Development of this small site at the rear of High Street should protect the privacy of neighbouring occupiers, and should not exceed two storeys in height. |
| G2/2 (NP) and GA004 (LP) – Neville House, Neville Crescent | 0.425 hectares and 14 dwellings | This is a brownfield site in the village built environs, and to the west of the conservation area. The site currently contains a building which operates as a care home for senior citizens. | There are no environmental effects envisaged provided construction operations are appropriately controlled, given the site's location next to the Leeds-Liverpool canal. There are opportunities for improvement of the built environment. | The policy states that development should reflect the location by having its principle elevation face the waterfront. The scale, massing and positioning of new development shall be respectful of existing single storey housing in Neville Crescent and the adjoining primary school. |
| G2/3 (NP) and GA010 (LP) – Paddock at Knowles House | 0.222 hectares and 1 to 8 dwellings | This small site is located on the south-eastern edge of village's built environment, bordering the conservation area. This site is dependent on the demolition of a neighbouring property for access to the A65 road. | The site is not developable at present, given that it has no access to the nearby road. Access is dependent on the demolition of a neighbouring residential property. | Any demolition of a neighbouring dwelling would be likely to be outside the conservation area, but it would still need to be sensitive to the built environment. |

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| <p>G2/4 (NP) and GA031 – Land to the west of Walton Close</p> | <p>1.5 hectares and 44 dwellings</p> | <p>This site provides a major development opportunity for Gargrave and is the largest site allocation in the NDP. Development will require a careful and imaginative design solution and should address the named criteria.</p> | <p>Environmental or landscape impacts should be negligible, with the mitigation measures proposed.</p> | <p>The original site allocation area has been reduced in the southern half of the area, to prevent visual intrusion on the Pennine Way to the south. The policy states that a buffer or landscaping scheme should be provided to mitigate any adverse impacts on the Pennine Way, which runs within close proximity of the site. Designs should respond positively to the sloping topography of the site to create visual interest at a range of different levels. Building lines should follow the natural contours of the slopes.</p> |
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Key Local Green Spaces