



Sustainability Appraisal

(Incorporating Strategic Environmental Assessment)

Interim Report

Mid Ulster Council Local Development Plan 2030

November 2016



Comhairle Ceantair
Lár Uladh
Mid Ulster
District Council

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1. Sustainability Appraisal / Strategic Environmental Assessment (SA/SEA)

(i) Legislative Context

- 1.1 It is a statutory requirement that all plans and programmes that are likely to have a significant environmental effect are subject to an environmental appraisal, more commonly referred to as a Strategic Environmental Assessment (SEA). The SEA Directive '2001/42/EC' states that an SEA is mandatory for plans/programmes which are:

“prepared for agriculture, forestry, fisheries, energy, industry, transport, waste/water management, telecommunications, tourism, town and country planning or land use and which set the framework for future development consent of projects listed in the EIA Directive”.

This directive has been transposed into local legislation in the form of The Environmental Assessment of Plans and Programmes Regulations (Northern Ireland) 2004. The Mid Ulster Area Plan 2030 is a qualifying plan for a Strategic Environmental Assessment (SEA) under this legislation.

- 1.2 In addition to the SEA, Section 5 of the Planning Act (Northern Ireland) 2011 requires that all councils adhere to the objective of furthering sustainable development. In particular, sections 8 and 9 of the Planning Act (NI) 2011, requires councils to carry out a Sustainability Appraisal (SA) of their Local Development Plans (LDP). Similar to SEA, a SA must be carried out from the outset and in parallel with the local development plan preparation process. Whilst the requirement to carry out an SA and SEA are distinct, it is possible to satisfy both these requirements through a combined appraisal process. Government guidance suggests an integrated approach can be followed, so that the Sustainability Appraisal (SA) incorporates the SEA. For this reason, Mid Ulster Council has chosen to produce a Sustainability Appraisal, incorporating Strategic Environmental Assessment (SA/SEA). The SA/SEA process has the potential to make a real contribution to the plan preparation through ensuring that environmental, social and economic effects of the LDP Strategy, policies and proposals are fully understood before arriving at the most appropriate choices for Mid Ulster.

(ii) SA/SEA Stages

- 1.3 The list below sets out the 7 stages of the SA/SEA process as outlined in guidance issued by the Department for Infrastructure (DfI) (previously DOE)

Stage A1 SA/SEA Scoping Report - Preparation of the evidence base to inform the appraisal, establishing the SA/SEA framework and objectives for undertaking the appraisal and seeking agreement with Consultation Body;

Stage A2 - SA/SEA Interim Report - Consists of SA/SEA Scoping Report, assessment of reasonable alternatives against agreed SA/SEA framework and undertaking public consultation along with the Preferred Options Paper;

Stage B - Assessment of alternatives and any likely significant effect of the draft plan against the SA/SEA framework - taking into account the evidence base and where necessary, proposing mitigation measures for alleviating any adverse effects;

Stage C - SA/SEA Report - to document the appraisal process and findings;

Stage D - Consultation - with the public, environmental authorities and any EU

member state affected by the sustainability appraisal report and draft plan;

Stage E - SA/SEA Statement – to show how the SA/SEA and options / consultations have been taken into account, the reasons for choosing the plan as adopted and the proposed measures to monitor the plan;

Stage F - Monitoring – establishing arrangements to monitor the significant effects of the implementation of the plan, to identify unforeseen adverse effects and undertake appropriate remedial action.

(iii) **SA/SEA Interim Report: Context and Methodology**

1.5 Following on from the preparation of the Scoping Report (attached at Appendix B) the next stage of the SA/SEA process is the preparation of the SA/SEA Interim report (Stage A2). The SA/SEA Interim Report involves an appraisal of reasonable alternatives, i.e. the realistic options for delivering the objectives of the Mid Ulster Plan, against the agreed SA framework as set out in the Scoping Report. This appraisal is carried out in tandem with the preparation of the Preferred Options Paper. Its findings will be used to determine preferred options for the preparation of subsequent development plan documents i.e. the Plan Strategy and the Local Policies Plan.

1.6

The agreed SA/SEA Objectives are as follows:

1. To reduce poverty and social exclusion
2. To improve the health and wellbeing of the population
3. To improve the education and skills of the population
4. To provide everybody with the opportunity to live in a decent home
5. To reduce crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society
7. To improve accessibility to key services, especially for those most in need
8. To reduce the effect of traffic on the environment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply
10. To improve air quality
11. To conserve and enhance biodiversity
12. To maintain and enhance the character and quality of landscapes and townscapes
13. To conserve and where appropriate enhance the historic environment and cultural assets
14. To reduce contributions to climate change and reduce vulnerability to climate change
15. To reduce flood risk and the adverse consequences of flooding
16. To minimise the production of waste production and use of non-renewable materials
17. To conserve and enhance land quality and soil resources.
18. To encourage sustainable economic growth
19. To offer everybody the opportunity for rewarding and satisfying employment
20. To reduce disparities in economic performance and promote sustainable regeneration
21. To encourage and accommodate both indigenous and inward investment
22. To encourage efficient patterns of movement in support of economic growth.

1.7 In order to establish the potential environmental, social and economic effects of the proposed plan options, a matrix method has been used whereby each plan option is

assessed against each of the agreed SA/SEA Objectives. The temporal scale of each potential effect was considered based on the implementation of each option, over various periods of time i.e. short, medium and long term.

- 1.8** Colour-coding has been used to highlight the relationship between each agreed SA/SEA objective and the proposed strategic/policy option (see chart below). Likely 'Negative' and 'Positive' relationships are highlighted in pink and green respectively, 'Major Positive' and 'Major Negative' relationship (also referred to as Significant Effects) are coloured dark green and dark red respectively, 'Neutral' is beige, 'Uncertain' is yellow and 'No Relationship', indicated in white, is annotated where there is no clear relationship. General comments are also provided to justify assessment scorings. Completed assessment matrices for each policy topic can be found in Appendix A.

Positive	Negative	Neutral	Uncertain	Major (Significant Positive)	Major (Significant Negative)	No Relationship
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- 1.9** Following this stage of the appraisal it was concluded that there is potential for significant effects, both negative and positive, from the options proposed. Paragraphs 2.1 to 2.24 below provides a summary of the potential environmental, social and economic effects that have been identified under each policy topic heading, focusing in particular on likely significant positive effects and likely significant negative effects.
- 1.10** Where the appraisal has identified any likely significant negative effects, information has been provided on the potential measures envisaged to prevent, reduce and as fully as possible, offset them. Wherever possible secondary, cumulative and synergistic effects have been identified, including where there will likely be a number of impacts in particular locations or on specific features.
- 1.11** Up to this point the SA/SEA has made best use of available information on the proposed policy options, but it is possible that as they are taken forward into more specific plans or projects, the options could evolve and change. Many of the specific effects arising from the spatial options in particular will depend on their local interpretation, as well as the context within which they are applied. The next stage of the LDP is also subject to SA/SEA, and it is at this later stage that these effects can be more fully established. This is a natural feature of a strategic level assessment, and does not undermine the benefits of undertaking SA/SEA at this level. Any uncertainties or likely dependencies have been identified and taken into account throughout the assessment process.

2 Appraisal of Alternative Options

2.1 Housing Options– Strategic Approach

Reasons for Alternatives Considered

The RDS introduced fundamental and significant changes to the manner in which area plans must provide for future housing requirements. The approach now taken is known as “Plan, Monitor and Manage” which seeks to ensure that plans become more sustainable, balanced and integrated. The RDS 2035 sets policy direction for the provision of housing that aims to deliver development in a more sustainable manner. The RDS sets a regional target of 60% of new housing to be located in appropriate ‘brownfield’ sites within the urban footprints of settlements greater than 5,000 population. Within Mid Ulster this applies to the towns of Dungannon, Cookstown, Magherafelt and Coalisland. The availability of brownfield land within these settlements may not meet the 60% target as set out. Individual zonings will be brought forward at the local policies plan stage that will assist in addressing this target.

In making housing allocations Councils should apply the RDS Housing Evaluation Framework and take account of the Housing Needs Assessment (NIHE), existing commitments (built, approved, and likely to be approved) and potential windfall. It also advises that in preparing a plan a council should undertake an urban capacity study and where appropriate transport assessments. The guidance sets a sequential approach to site identification, adopting existing urban sites first, before expansions to towns and cities and treating major expansion of a village or small rural settlement only in exceptional circumstances, and the creation of new settlements in the last resort.

Housing Growth Indicators (HGI)

Housing Growth Indicators (HGIs) provide an estimate of future housing need in Northern Ireland. The figures use household projections produced by NISRA as their basis. The figures are therefore based on current population/household formation trends making the assumption that these trends will continue into the future. They should therefore be used for guidance rather than seen as a cap on housing development in the area or a target to be achieved.

The latest HGIs use 2012 figures based on household projections and will therefore be calculated for the time period 2012-2025. The HGIs have been calculated for Northern Ireland and also for each of the 11 Local Government Districts (LGDs). Based on published data for Mid Ulster the projected New Dwelling requirement for the period 2012-2025 is 9500. If we extrapolate this figure over the plan period (2030) we arrive at the total of approximately **11,000** new dwellings needed up to 2030.

Options for Housing Allocation

It is considered that the settlement growth strategy which was part of the MUDC Population and Growth Paper should be adhered to when deciding how housing should be allocated across the settlement hierarchy. The settlement growth strategy aims to;

- ❖ **Focus major population and economic growth on the 3 main hubs. In terms of housing, this means large scale housing land being zoned in these hubs.**
- ❖ **Provide balanced growth in smaller towns with a degree of housing**

- development being provided for.
- ❖ **Maintain villages as important local service centres with small housing developments being acceptable.**
- ❖ **Provide opportunities for individual dwellings or small groups of dwellings in the open countryside or in Dispersed Rural Communities.**

Three options are identified below, taking account of the settlement growth strategy, regional policy and existing housing levels:

Option 1- status quo- equitable 'Fair share' for all settlements based on 2011 housing projections. Remainder allocated to the countryside

Option 2- Urban focus- 60% to hubs as per RDS and 'fair share' to settlements and remainder to countryside

Option 3: Balance between approach 1 and 2. 43.6% going to hubs

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

There are no major positive / negative effects for options 1 and 3. There is likely to be major social effects for option 2, urban focus, in terms of improving accessibility to key services.

Minor Positive / Negative Effects

All three options will likely have broadly positive impacts as through the provision of new homes to meet the needs of different groups e.g. social housing, housing for the elderly, small families, single people.

Environmental

Major Positive / Negative Effects (significant effects)

There are no major positive / negative effects for options 1 and 3. Option 2 is likely to have a significant major environmental effect on the objective to improve air quality as the concentration of housing within hub's could result in more AQMA's.

Minor Positive / Negative Effects

Overall option 1 is likely to have a minor negative effect on environmental objectives. This is due to the rural area getting a maximum of 40% share which impacts on objectives to improve accessibility to key services and negatively effects the objective to maintain and enhance the character and quality of landscapes and townscapes. Options 2 and 3 have a mix of both positive and negative minor environmental effects as there is greater opportunity to protect and enhance biodiversity when housing is focused on hubs as opposed to greenfield sites however there could be an increase in AQMA's with a more urban focus.

Economic

Major Positive / Negative Effects (significant effects)

No major positive / negative effects for any option.

Minor Positive / Negative Effects

With regards economic effects options 1 and 3 are broadly positive as they are likely to have a positive impact on the construction and industry related employment sectors. These options will result in a greater allocation to hubs and settlements thereby improving accessibility to employment land and public transport routes. Option 1 is broadly positive however it will not encourage efficient patterns of movement in support of economic growth.

Mitigation

In terms of the major environmental negative effect identified for option 2 there is scope to ensure that this can be mitigated through the application of urban design policy to ensure that adequate provision is made for public and private open space.

2.2 Housing Growth Options for Magherafelt, Cookstown and Dungannon

Reasons for Alternatives Considered

Initial investigations suggest that at present there is no strategic need for additional housing zoning in any of the Main Towns. However future growth in both Dungannon and Cookstown will benefit from the availability of Phase 2 housing land that has not been released. Magherafelt on the other hand does not benefit from this option. During the process of developing the Magherafelt Area plan no Phase 2 housing land was identified and this was also compounded by restrictive settlement limits.

Unlike the other topic headings the Council has no identified preferred option for these suggested housing growth areas. The purpose of these is to initiate discussion regarding the potential direction of growth but not the extent at this stage. To align the strategic approach to the three main hubs and accommodate future growth, options have been identified at the locations listed below and also shown on the Strategic Settlement Maps within the 'Settlement' section of the Preferred Options Paper;

- Magherafelt Potential Housing Land – x 4 options;
 - 1) Lands East of Roshure Road and Northwest of 'Mossbawn' housing development
 - 2) Lands to the South of Mullaghboy Road accessed from existing housing zone MT25
 - 3) Lands West of Coolshiney Heights and South of Megary Road
 - 4) Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits
- Cookstown Phase 2 Housing Land – x 1 option;
 - 1) Phase 2 lands Northwest of Cookstown, (North and south of Orritor Road)
- Dungannon Phase 2 Housing Land – x 1 option;
 - 1) Phase 2 lands North and South of Bush Road

As no preferred options have been identified at this stage, all of the above housing growth options have been summarised together generally, focusing only where necessary on the significant positive / negative effects raised by site specific issues.

Appraisal of the Policy Options

Social

It is considered that none of the above options across the three main towns are likely to raise any **significant negative** effects in relation to the Social objectives of the SA/SEA framework.

Minor Positive / Negative Effects

As a general summary it is considered that all of the above options across the three main towns are likely to have minor positive effects on the social objectives of the SA/SEA given that all the options relate to the provision of new homes. All of these options are likely to contribute positively to social SA objectives such as; reducing poverty and social exclusion, improving health and well-being of the population, providing people with an opportunity to live in a decent home, encouraging a sense of community and improving accessibility to key services.

Environmental

Site Specific Major Positive / Negative Effects (significant effects)

Magherafelt

Option 1 - Lands East of Roshure Road and Northwest of 'Mossbawn' housing development.

Likely significant negative effect on SA/SEA objective no.11 (to conserve and enhance biodiversity), due to encroachment on nearby Sounding Hill quarry and adjacent habitats.

Option 3 – Lands West of Coolshiney Heights and South of Megary Road.

Likely significant negative effect on SA/SEA objective no.11 (to conserve and enhance biodiversity), particularly due to loss of greenfield land and potential encroachment on linear landscape feature and two blocks of woodland.

Likely significant negative effect on SA/SEA objective no.13 (to conserve and where appropriate enhance the historic environment and cultural assets), as this option may impact on a historic settlement cluster which has influenced the evolution of local landscape character.

Option 4 - Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits.

Likely significant negative effect on SA/SEA objective no.11 (to conserve and enhance biodiversity) particularly due to loss of greenfield land, and potential encroachment on priority grassland habitat.

Minor Positive / Negative Effects

Considered generally the above growth options for housing across the three main towns will likely have a minor negative effect on the environmental objectives of the SA/SEA framework, as the construction of new housing, irrespective of careful site selection, has the potential to detrimentally affect biodiversity,

More housing may result in increased car dependency and therefore increased car emissions, potentially resulting in reduced air quality.

Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works.

New home building will involve the use of non-renewable materials and will likely involve an increase in waste produced by the new residents. Housing taking place on these greenfield sites will conflict with the SA/SEA objective to conserve land quality and soil resources.

Economic

It is considered that none of the above options across the three main towns are likely to raise any significant negative effects in relation to the Economic objectives of the SA/SEA framework.

Minor Positive / Negative Effects

As a general summary it is considered that all of the above options across the three main towns are likely to have minor positive effects on the economic objectives of the

SA/SEA given that all the options relate to the construction of new dwellings. The designation of additional housing land at any of the above sites will likely have a positive effect on the economy and on the construction sector in particular.

Mitigation

Potential for mitigation for loss of biodiversity through identification of features that can be incorporated into the design and layout of the overall development in a suitable manner, through key site requirements of the LDP.

Potential for mitigation of increased car dependency through policy encouragement for sustainable forms of transport such as walking and cycling application of policies requiring.

There is potential for mitigation of damage to existing landscape/townscape character by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings.

2.3 Economic Development Options – Strategic Approach

Reasons for Alternatives Considered

In order to assess the provision of economic development land over the plan period it is necessary to consider the present picture of business and the labour market across the district. In providing employment, Mid Ulster has a higher proportion of jobs in manufacturing than the regional average. This is a key strength of the new Council area and it has proved to be more resilient than other sectors such as construction which has been seriously affected by the downturn. Within the district over a quarter of all jobs are in manufacturing compared to a regional average of fewer than 11%. The presence of regionally important sand, gravel and clay resources within the District has meant that mining and quarrying is a significant employer along with associated concrete production and companies specialising in the manufacture of mining and quarrying equipment. Food manufacture and the agri-food business is also well represented in the district. Service jobs are comparatively lower in proportion than the Northern Ireland average. Jobs in manufacturing are particularly important to male employment accounting for 41% of all male employment in the district. Businesses are typically small in size and the district also has higher levels of self-employment.

The fastest growing sectors within the economy are invariably those which are service related and exportable. These sectors are currently underrepresented as employers in Mid Ulster (compared to the regional average). Mid Ulster's DEAs are all underrepresented in the employment sectors which are expected to grow most over the next decade (IT, professional services and admin services).

The Cookstown Area Plan 2010 zoned approximately 65.6 hectares of land for industry/mixed business use across seven main sites within the town of Cookstown. A further 12.4 hectares are located outside the settlement limit at Loughry College for the purpose of an Agri-Food Park. 9.2 hectares is also specifically zoned for industry/mixed business use at Ardboe Business Park. 78% of the land zoned for industrial/business use in the Plan has not been developed although all of the sites apart from one, may be described as 'active' in that work has already commenced or a planning permission has been obtained or applied for on part or all of the land. The old airfield at Ardboe has historically been under pressure for economic development however the infrastructure in the area, particularly roads, has not been of an adequate standard to support comprehensive development.

The Dungannon and South Tyrone Area Plan 2010 Plan zoned 75 hectares of land for industrial and business use at Dungannon across five sites. Four of these sites are located within Dungannon and the fifth is at the industrial estate at Granville some three kilometres south west of Dungannon. In Coalisland 18 hectares of land are zoned across two sites. 82% of zoned industrial land remains undeveloped.

Magherafelt Area Plan 2015 zoned a total of 47 hectares of land across the whole of the district for industrial use. The Magherafelt Area Plan was only adopted in 2011, therefore the take up of zoned industrial land has been small – less than 4%. There are also pockets of vacant or undeveloped land available within areas identified as existing industry within Magherafelt, Maghera and the four villages.

A survey of employment on industrial estates in Omagh and Strabane (Planning Service, 2006) suggests that for every hectare of operational industrial land, 50 jobs are provided. Mid Ulster Council Position Paper 3 – Employment and Economic Development calculated at least 8500 new jobs are required by 2030. If these opportunities were to be provided on economic

zonings this would mean that a minimum of 170 hectares is required over the plan period. It implicitly assumes all new jobs will be on zoned land, which will not be the case, this however ensures a degree of flexibility will allow the plan to provide a choice of sites at different locations and of different sizes to encourage economic growth.

In seeking to address the issues outlined it is considered that there are three options for the policy approach in relation to this subject;

Option 1 – Equal Share – Provide each of the towns an equal share aiming to provide around 55-60 hectares zoned in each town to provide an equal spread of economic zonings.

Option 2 – Hinterlands and Catchment - Designation of economic zonings based on catchments in the former districts. 45ha for Magherafelt, 70 ha for Dungannon and 55ha for Cookstown.

Option 3 – Population of Town - Designation of economic zonings based on the size of the population in the towns. 45-50ha for Magherafelt, 60ha for Cookstown and 60-65ha for Dungannon.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

No major positive or major negative effects envisaged for any of the three options.

Minor Positive / Negative Effects

All three options are likely to have a minor negative effect across the majority of the Social SA/SEA objectives, as each of them seek to facilitate employment creation which will have its obvious associated benefits for the wider community.

Environmental

Major Positive / Negative Effects (significant effects)

All three options are likely to have a significant negative effect on SA/SEA objective no. 12, to maintain and enhance the character and quality of landscapes and townscapes. All 3 options will likely involve new development, particularly on green-field land, and has the potential to impact upon urban and rural landscapes, particularly over the medium to long term. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity.

Minor Positive / Negative Effects

It is considered that generally all three options will impact negatively upon the Environmental SA/SEA objectives due to the likely increase in traffic and increase in industrial waste/emissions.

Economic

Major Positive / Negative Effects (significant effects)

A number of significant positive effects are likely for all three options with regard the Economic SA/SEA objectives (nos. 18, 19, and 21) relating to encouraging sustainable economic growth, offering everybody the opportunity for satisfying employment and to encourage economic investment.

Minor Positive / Negative Effects

All three options are considered to have a likely positive effect across all of the Economic SA/SEA objectives, as all three seek to provide sufficient zoned land to generate job creation and attract indigenous and inward investment.

Mitigation

The only significant negative effect envisaged for all three options is the potential impact the development of green-field sites could have on the quality of landscapes and townscapes. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised.

2.4 Economic Growth Options for Magherafelt, Cookstown & Dungannon

Reasons for Alternatives Considered

Whilst on the surface there appears to be a large supply of zoned industrial land for uptake, this masks a market failure. Uptake has been small primarily due to land owners not releasing land for industrial development. Where accessible serviced sites have been provided up take has been high in the case of Invest NI's Granville Industrial and Business Park.

The most recent industrial land up take figures provided by the DOE are 2014 and this may not be reflective of the current situation as most of the business' acquiring land are still at the early stages of the development process. However, questions still remain as to whether all of the sites are deliverable in terms of their being a willing seller and someone necessary to invest in any infrastructural requirements. Due to the issue of uptake of zoned land and issues around a lack of accessible serviced sites, Mid Ulster District Council wishes to address this matter within their plan strategy. It is therefore advised that a full survey should be conducted to test whether the owners of existing zonings are willing to provide their land for economic development at market value and whether there are any other land owners willing to provide land. An evaluation of sites will be undertaken before final zoning are included in the Local Policies and Proposal Plan. The strategic approach to the main settlements are listed below and have also been indicated on the Strategic Settlement Maps within the 'Settlement' section of the Preferred Options Paper;

Magherafelt Potential Economic Zonings – x 2 options;

- 1) Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard
- 2) Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard

Cookstown Potential Economic Zonings – x 3 options;

- 1) Lands to the East of 'The Dales' housing development and West of the proposed by pass route
- 2) Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate
- 3) Lands to the West of the Sandholes Road attached to Kilcronagh Business Park

Dungannon Potential Economic Zonings – x 3 options;

- 1) Lands to the North of existing development limit
- 2) Lands to the South East - extending existing Industry and Mixed Used Business land
- 3) Lands to the South of the A4 and M1 Transport corridors

Granville Potential Economic Zonings – x 3 options;

- 1) Lands to the East of the A45 Granville Road and South of the existing settlements limits
- 2) Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park
- 3) Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park

As no preferred options have been identified at this stage, all of the above potential Economic zonings options have been summarised together generally, focusing only where necessary on the **significant negative** effects raised by site specific issues.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

Generally it is considered that all of the above options are likely to result in some significant **positive** effects in relation to the Social objectives of the SA/SEA framework, particularly with regards reducing poverty and social exclusion and improving the health and well-being of the population.

Minor Positive / Negative Effects

As a general summary it is considered that all of the above options are likely to have minor positive effects on the remaining social objectives of the SA/SEA given that all the options relate to the employment creation.

Environmental

Site Specific Major Positive / Negative Effects (significant effects)

Magherafelt

No likely significant positive or negative effects with regards the environmental SA/SEA objectives.

Cookstown

No likely significant positive effects envisaged for any of the options in relation to the Environmental SA/SEA objectives.

Option 1 - Lands to the East of 'The Dales' housing development and West of the proposed by pass route.

Likely significant negative effect on SA/SEA objective no.13 (to conserve and enhance the historic environment and cultural assets), has potential to negatively impact on two archaeological sites of local importance, a 17th Century castle site and also an enclosure.

Option 3 - Lands to the West of the Sandholes Road attached to Kilcronagh Business Park.

Likely significant negative effect on SA/SEA objective no.11 (to conserve and enhance biodiversity), as this option is likely to restrict development in some locations within the quarry to maintain the earth science feature.

Likely significant effect on SA/SEA objective no.13 (to conserve and enhance the historic environment and cultural assets), as it has potential to negatively impact on the setting of a registered Historic Park (Loughery) and also an archaeological site of local importance, and enclosure in the townland of Strifehill, and draft ASAI Tullyhogue located further south east.

Dungannon

No likely significant positive effects envisaged for any of the options in relation to the Environmental SA/SEA objectives.

Option 1 - Lands to the North of existing development limit.

Likely significant negative effect on SA/SEA objective no.13 (to conserve and enhance the historic environment and cultural assets), as it has potential to negatively impact on two archaeological sites of local importance, including an ecclesiastical site and on a former mining landscape of industrial archaeological interest. The ecclesiastical site is likely to have been much more extensive in the past and the adjacent land could have considerable archaeological potential.

Option 3 - Lands to the South of the A4 and M1 Transport corridors.

Likely significant negative effect on SA/SEA objective no.15 (to reduce flood risk and the adverse consequences of flood risk), as a strip of land to the south and west fall within a flood risk area i.e. the 1 in 100 year flood plain and also within the reservoir flood extent area (draft). Growth may therefore be restricted in this particular direction. Likely negative effect from increase in overland flow/run off as a result of more hard surfaces.

Granville

No likely significant positive effects envisaged for any of the options in relation to the Environmental SA/SEA objectives.

Option 1 - Lands to the East of the A45 Granville Road and South of the existing settlements limits.

Likely significant negative effect on SA/SEA objective no.15 (to reduce flood risk and the adverse consequences of flood risk), as lands nearest to Granville Road fall within flood risk area and are unsuitable for development although avoiding this area would not preclude development of adjacent lands. Likely negative effects from increased overland flow/run off as a result of more hard surfaces.

Option 2 - Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park.

Likely significant negative effect on SA/SEA objective no.13 as it could potential have a significant negative impact on the setting of a State Care Monument Killyliss, a bivallate rath. Area also has potential for ancient settlement evidence given its proximity to a crannog and Eskra Lough.

Minor Positive / Negative Effects

Considered generally the above economic growth options will likely have a minor negative effect on the environmental objectives of the SA/SEA framework, as the construction of new housing, irrespective of careful site selection, has the potential to detrimentally affect biodiversity and landscapes/townscapes.

More economic development may result in increased car dependency and therefore increased car emissions, potentially resulting in reduced air quality.

Additional economic development could result in. It will also put additional strain on existing Waste Water Treatment Works.

New home building will involve the use of non-renewable materials and will likely involve an increase in waste produced by the new residents. Housing taking place on these greenfield sites will conflict with the SA/SEA objective to conserve land quality and soil resources.

Economic

Major Positive / Negative Effects (significant effects)

It is considered that none of the above options are likely to raise any significant negative effects in relation to the Economic objectives of the SA/SEA framework.

Generally a number of significant positive effects have been identified across all of the options for potential economic zonings due to the likelihood of facilitating economic development and potential job creation.

Minor Positive / Negative Effects

As a general summary it is considered that all of the above options across are likely to have minor positive effects on the economic objectives of the SA/SEA given that all the options relate to the construction of new economic development. The designation of additional economic zonings land at any of the above sites will likely have a positive effect on the economy.

Mitigation

In relation to the site specific significant negative effects highlighted above it is considered that further comprehensive analysis is required to ascertain potential impact and mitigation if possible.

In a general sense there is potential for mitigation for loss of biodiversity through identification of features that can be incorporated into the design and layout of the overall development in a suitable manner, through key site requirements of the LDP.

Potential for mitigation of increased car dependency through policy encouragement for sustainable forms of transport such as walking and cycling application of policies requiring.

2.5 Transportation and Connectivity Options– Strategic Approach

Reasons for Alternatives Considered

In preparing the Local Development Plan (LDP) for Mid Ulster it is important to assess transport and connectivity requirements within the plan area and to ensure that appropriate consideration is given to transportation issues in the allocation of land for future development. Consideration should also be given to the DRD Regional Transportation Strategy and the relevant Transport Plans. This will ensure that the LDP and Transport Plans have a complementary role to play in promoting greater integration of transportation and land use planning.

Consultation will be required with Transport NI when considering land use allocations and future development sites. This will allow for a detailed assessment of the impact of proposed development on the highway network and the possibility of providing suitable access. In the long term public transport may have a more important role, particularly if rail links are extended into the district. It is suggested that there are three options open to the Council in how they can approach transportation provision within Mid Ulster:

Option 1- Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster

Option 2- Centred on maximising the use of roads and encouraging the use of the private car as the primary mode of travel within mid ulster

Option 3- Maximise the use of roads while promoting the use of public transport through measures such as: designating for buses within our settlements, park and ride facilities.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

Option 1 has no major positive or negative effects. Option 2 has a major negative effect with regards improving accessibility to key services. As this option is centred on maximising the use of roads this may decrease the level of investment in public transport thereby decreasing access to those most in need such as rural dwellers who don't have a car. Option 3 has a major positive effect in that this approach provides the greatest choice of transport to urban and rural dwellers, encourages use of public transport and efficient use of car through provision of park and ride facilities and carpooling facilities at key locations across the district.

Minor Positive / Negative Effects

Both options 1 and 3 are broadly positive. Option 2 has negative social effects as it encourages the use of the car and may indirectly result in reduced public transport

investment. This approach is also likely to discourage walking and cycling thereby not helping to improve health or well-being.

Environmental

Major Positive / Negative Effects (significant effects)

There are no major environmental effects with option 3. Promoting the use of the car as per option 2 has major environmental effects including increasing car emissions thereby increasing pollution and congestion. Option 1 has broadly positive however it also has a major positive environmental effect in that encouraging the use of public transport will decrease our carbon footprint by lowering emissions.

Minor Positive / Negative Effects

Option 2 and 3 have broadly negative environmental effects as both options accommodate the use of the car and thereby are not environmentally friendly. Option 1, promoting public transport use, has several positive environmental effects including improving air quality due to less vehicles being on the road.

Economic

Major Positive / Negative Effects (significant effects)

As everyone in Mid Ulster does not have access to a car the economic effects of option 2 are broadly negative due to persons not being able to avail of employment opportunities. Focusing improvements only on roads infrastructure may increase journey numbers and in the long term may result in congestion. Promoting the use of the car is a significant negative environmental effect as it discourages sustainable economic growth. Option 3 has major economic effects as it encourages public transport use and improved roads infrastructure thereby improving access to education, training, employment and development opportunities.

Minor Positive / Negative Effects

Option 1 is likely to be broadly positive across the Economic SA/SEA objectives, in that it aims to improve access to public transport likely to make access to employment easier.

Mitigation

Significant negative effects have been identified for option 2 which focuses on roads and private transport. It is considered that there are no mitigation measures to alleviate the major negatives identified.

2.6 Environment Protection Options (Strategic Approach)

Reasons for Alternatives Considered

In preparing the Local Development Plan for Mid Ulster it is important to address the potential impacts of development on the environment and consider the options for assessing and controlling any potential impact within the plan area. There is a need to ensure that appropriate consideration is given to environmental issues in the allocation of land for future development.

It is suggested that there are three options open to the Council in how they can approach the management of the Environment in Mid Ulster:

Option 1- Developer led approach- individual assessment of each application against potential impacts of proposed development.

Option 2- Plan led approach- identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets.

Option 3- Balanced approach- areas of constraint, alongside appropriate policy to ensure its consistent application.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

No major positive / negative social effects envisaged for all options.

Minor Positive / Negative Effects

Broadly neutral social effects although option 3 would be the more positive in terms of providing a balance between protecting Mid Ulster's natural and built assets and still allowing development.

Environmental

Major Positive / Negative Effects (significant effects)

Option 2 has major positive environmental effects with regard to offering the greatest protection to landscapes and historic and cultural assets. Neither option 1 or 3 have major positive or negative effects.

Minor Positive / Negative Effects

Generally option 3 has minor positive environmental effects on water quality and protecting vulnerable landscapes. Option 1 has a few negative effects as it is likely to lead to more development in the countryside.

Economic

Major Positive / Negative Effects (significant effects)

Option 2 is likely to have major negative effects as the Areas of Constraint may disadvantage persons living in such areas in terms of not being able to develop and start new businesses. Neither options 1 or 3 have any major positive / negative effects.

Minor Positive / Negative Effects

Both options 1 and 3 are likely to have positive economic effects for the Mid Ulster area. Option 2 has scored broadly negative due to the more restrictive nature of this option.

Mitigation

A significant negative effect has been identified for Option 2 due to the effect of introducing Areas of Constraint. Mitigation for these impacts can be achieved through the facilitating of economic development at more suitable locations throughout other parts of the District.

2.8 Economic Development – Policy Options

Reasons for Alternatives Considered

Mid Ulster requires the creation of 8,500 new jobs between 2015 – 2030. The Plan must therefore ensure there is an adequate supply of land to allow for this growth and also ensure that there are appropriate planning policies in place which facilitate economic development, whilst at the same time protecting the environment and ensuring no undue harm is caused to the amenity of nearby land uses.

More than 25% of jobs in the district are found in manufacturing and this is more than double the Northern Ireland average. A further 8% of the jobs within Mid Ulster are construction based, compared to 4% in Northern Ireland.

It is not anticipated that the manufacturing sector will grow in the coming years and this means that the Plan will need to promote diversity in a range support the growth of office based / IT type jobs to supplement any decline in the traditional employment generating industries in Mid Ulster.

In seeking to address the issues outlined and in working to meet the various objectives it is considered that there are two options for the policy approach in relation to this subject;

Option 1 – Maintain the status quo and adopt a policy approach similar to the existing policy of Planning Policy Statement 4 and SPPS.

Option 2 – Tailor the existing policy to reflect the local needs of Mid Ulster. This approach would simplify the current approach and would allow for a more flexible policy.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

No major positive or major negative effects envisaged for either option.

Minor Positive / Negative Effects

Options 1 and 2 will both likely have a minor positive effects on the social objectives as they seek to provide more jobs throughout the district and aim to develop skills in new business sectors, such as office based services. Option 2 scored more positively than option 1 in terms of promoting a sense of community as it will allow for greater economic opportunities within the rural areas.

No minor negative effects envisaged for either option.

Environmental

Major Positive / Negative Effects (significant effects)

No major positive or major negative effects envisaged for either option.

Minor Positive / Negative Effects

Option 1 broadly scored 'uncertain' across the environmental objectives due to being largely dependent upon the type of industries that are allowed. Option 1 would likely have a positive effect on reducing the effect on traffic on the environment as it would focus commercial traffic within the hubs.

With respect to the objective for the reducing the effect of traffic on the environment option 2 will likely have a minor negative effect due to the increased commercial traffic outside of the main hubs. Similarly option 2 will have a negative effect on SA objectives relating to maintaining biodiversity, maintaining landscapes/townscapes and conservation of the historic environment, as it would likely result in an increase in industry in the rural area and the potential associated effects of developing green-field sites.

Economic

Major Positive / Negative Effects (significant effects)

No major positive or major negative effects envisaged for either option.

Minor Positive / Negative Effects

Option presents the most sustainable form of economic growth as it will focus development within the hubs on zoned sites well service by existing infrastructure. Both options will provide greater opportunities for employment and have both scored minor positive against SA/SEA objective no.19.

As option 2 allows for greater opportunity for new business throughout the district as it is not solely focused on the hubs thereby likely to reduce inequality in economic performance across the district. Conversely option 1 has scored a minor negative in this regard.

Both options are viewed as having a minor positive effect on the objective relating to encouraging both indigenous and inward investment, albeit they have different spatial approaches as to where investment should be located.

Option 1 will likely have a minor positive effect encouraging efficient patterns of movement as it seeks to focus economic development within the hubs. Option 2 is considered to have a negative effect as it could potentially result in higher levels of traffic on the rural road network. However the counter point to this is that there could be significantly less need for a daily commute.

Mitigation

Whilst no significant negative effects are envisaged for either option there is scope to ensure that the minor negative effects of economic development in the countryside, allowed under the preferred approach, are properly mitigated against through an appropriate criteria based policy. Such a policy could ensure that issues such as biodiversity, residential amenity and rural character are given appropriate weight in the determination of such proposals.

2.9 Transportation – Policy Options

Disused Transport

Routes Car Parking

Access to Protected Routes

Reasons for Alternatives Considered

Within Mid Ulster District there is a high reliance on the private car which is explained in part by the high proportion of rural dwellers within the district. Whilst there is a high reliance on the private car it is important to note that 75% of employed people living within Mid Ulster work in Mid Ulster making connectivity an important consideration as well as promoting and encouraging the use of public transport and protecting and enhancing walking/cycling routes.

Mid Ulster council wishes to facilitate improvements to roads infrastructure whilst encouraging more sustainable modes of transport. This is reflected in the strategic planning guidelines which encourages improvement to public and private transportation including provision of cycleways and walkways as well as improvements to the road network.

The key policy areas which the plan strategy needs to address are protecting new transport routes as well as disused transport routes; protecting car parks and the issue of access onto protected routes.

Given the above it is considered that there are 3 options available to Mid Ulster in terms of both Disused Transport Routes and Access to Protected Routes, while there are 2 options available in relation to Car Parking;

Disused Transport Routes

Option 1 – Do nothing and await the local policies plan.

Option 2 – A blanket ban on development that would prejudice the future use of a disused transport route.

Option 3 – A blanket ban with exceptions.

Car Parking

Option 1 – Do nothing and await the Local Policies Plan.

Option 2 – Develop an operational planning policy which states that until such time as the Local Policies Plan is adopted, there will be a presumption against development in existing car parks.

Access to Protected Routes

Option 1 - Lessen protected route policy with the key test being road safety.

Option 2 – Existing policy simplified and tailored.

Option 3 – Stricter policy which provides for less exceptions.

Appraisal of the Policy Options - Disused Transport Routes

The appraisal of each option is summarised below;

Social

Disused Transport Routes

Major Positive / Negative Effects (significant effects)

Major positive effect of Option 3 in relation to SA / SEA objective 2 in so far as it protects former transport corridors which have benefits for health and wellbeing either through re use for transport purposes, nature conservation or recreation and leisure.

Minor Positive / Negative Effects

Minor negative effect of option 1 in relation to SA /SEA objective 2 as it fails to recognise and offer sufficient protection to disused transport routes which have benefits for health and wellbeing wither through re use for transport purposes, nature conservation or recreation and leisure.

Minor positive effect of Option 2 in relation to SA / SEA objective 2 because it places a blanket ban on development which would prejudice dis used transport routes which in turn have benefits for health and wellbeing either through re use for transport purposes, nature conservation or recreation and leisure. However this is not considered a significant effect because it fails to recognise that some routes have no potential of coming forward for reuse and therefore the potential of these routes which could be developed for recreational purposes will not be realised under this option.

Protected Routes

Major Positive / Negative Effects (significant effects)

No likely significant effects identified.

Minor Positive / Negative Effects

Minor negative effect of Option 1 in relation to SA / SEA objective 2 because by reducing protected route policy, more accesses and intensification of existing accesses will be permitted onto former protected routes and this will reduce traffic speeds, affecting access to hospitals and will also cause more traffic accidents. Likewise Option 2 is considered a minor positive effect in relation to SA / SEA objective 2 because the reasoning behind the status of option 1 as a minor negative is directly reversed in this scenario. Option 3 is also considered a minor positive in relation OBJECTIVE 2 because whilst it protects protected routes thus reducing travel times and the risk of accidents it also allows access where they are needed for things such as new hospitals.

All of the above reasoning can also be applied to SA / SEA objective 7 for all 3 options to produce the same minor negative effect for Option 1 and minor positive effects for Options 2 & 3.

Car Parking

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Minor negative effects of Option 1 in relation SA / SEA objectives 2, 6 & 7. Option 1 would result in an inconsistent approach across the district and may not offer sufficient

protection to car parking in the former Magherafelt District which could affect the ability to ensure access to services. Therefore, levels of equality and inclusiveness and accessibility would not be the same throughout the District. For the exact opposite reasons, Option 2 is identified as a minor positive effect.

Environmental

Disused Transport Routes

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Approach 1 is broadly negative in terms of its impact on the environment as it fails to recognise the importance of dis-used transport routes for biodiversity; the character and quality they add to townscapes and landscapes; and their importance as historic and cultural assets (SA/SEA objectives nos. 11, 12 & 13) and opening them up to most forms of development with the potential to detrimentally impact upon them.

Approach 2 on the other hand is largely positive across the same SA/SEA objectives as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use and out of all three approaches this one leaves them open to the least likelihood of development with the potential to detrimentally impact on them and their environmental quality.

Approach 3 is similar to approach 2 in that it offers dis-used routes protection, however recognising both some dis-used routes have no potential to come forward and their potential for recreation, nature conservation or tourism it may allow for more forms of development, which may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Protected Routes

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Approach 1 could have a negative impact upon the environment in terms air quality, biodiversity, quality of landscapes / townscapes, its historic and cultural assets and its land quality and soil resources due to the potential increase in infrastructure (SA/SEA objectives nos. 10, 11, 12, 13 and 17). For example the requirement for sightlines on a trunk road is greater meaning more hedge/vegetation removal is needed furthermore there is the accompanying development this approach may enable to consider.

Approach 2 is the direct opposite to 1, for that reason it scores positively as it allows for less exceptions to protected routes policy and therefore perhaps for the least likelihood of development that may negatively impact on the environment.

Approach 3 is a balance of approach 1 and 2.

Car Parking

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Approach 2 with a consistent application of policy protecting car parking across the District unlike approach 1, should have broadly positive environmental impacts, as adequate parking provision can help reduce the effects of traffic and traffic congestion on the environment i.e. in terms of air pollution. Sufficient parking may result in less unnecessary travel, traffic congestion and emissions from, for example, vehicles circling the towns looking for spaces.

Approach 2 may also have a minor positive in that again unlike approach 1 it may result in less need for on-street car parking and traffic congestion which could reduce the attractiveness of the town's features of historical and cultural value and their accessibility. Furthermore the less unnecessary travel, traffic congestion and emissions it encourages may go some way to reduce our carbon footprint in support of reducing climate change although not so far as to warrant a positive scoring.

Economic

Disused Transport Routes

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Approach 1 is generally negative/neutral as it fails to recognise and offer protection to former dis-used transport routes which have the potential through re-use for transportation to encourage sustainable economic growth and more efficient patterns of movement in support of economic growth.

Approach 2 and 3 are largely positive as they do recognise their importance for re-use however approach 3, unlike approach 2, recognises that some dis-used routes have no potential to come forward and in also recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Protected Routes

Major Positive / Negative Effects (significant effects)

Approach 3 is likely to have significant positive effects on a number of the Economic SA/SEA objectives, including nos.18, 21 & 22, in that it recognises that some accesses are unavoidable even desirable to encourage sustainable economic growth, both indigenous and inward investment and efficient patterns of movement.

Minor Positive / Negative Effects

No likely minor positive effects are envisaged.

Car Parking

Major Positive / Negative Effects (significant effects)

No likely significant effects identified

Minor Positive / Negative Effects

Through a consistent application of policy protecting car parking across the District approach 2 should have broadly positive economic impacts, as adequate parking provision may result in less unnecessary travel, traffic and traffic congestion by encouraging efficient patterns of movement, which may in turn encourage sustainable economic growth by helping to improve the economic performance of town centres and promoting sustainable regeneration.

Mitigation

No likely significant effects are envisaged for any of the above options.

2.10 Telecommunications, Overhead Cables and High Structures

Reasons for Alternatives Considered

With regard to telecommunications, provision in Mid Ulster District is relatively poor. Mobile broadband provision in Northern Ireland as a whole is among the poorest in the UK and at a local level, the former Magherafelt District has some of the poorest provision in Northern Ireland. Strong connectivity to data services is vital to help keep businesses competitive and to ensure that rural communities do not feel cut off or isolated.

Overhead power cables are important in a rural district like Mid Ulster because they allow us to have a good electricity distribution network to serve both existing and new rural homes.

It is therefore important to facilitate the development of overhead powerlines and telecommunications development although this should not be achieved at the expense of the environment. In sensitive areas such development which often involves the erection of high structures can have a negative impact on the landscape and character of the area as well as sites of natural or built heritage and nearby residential amenity. Appropriate development management policies must be put in place to protect such sites from these potential impacts.

It is considered that there are two policy options for the Mid Ulster Area:

Option 1- Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables

Option 2- Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by introduction of Special Countryside Areas and Areas of Constraint on High Structures.

Appraisal of the Policy Options

There are no significant negative effects for either of the options listed above, the appraisals of these options has been summarised generally below.

Social

Major Positive / Negative Effects (significant effects)

No major positive / negative social effects envisaged for either option.

Minor Positive / Negative Effects

Both options have similar minor positive effects as they recognise the need to develop telecommunications in rural areas and consider the effect that telecommunications / overhead cables can have on health.

Environmental

Major Positive / Negative Effects (significant effects)

Option 1 is unlikely to have any major positive / negative environmental effects. However option 2 proposes introducing Areas of Constraint which should have positive impacts on biodiversity in the Mid Ulster area. This option would also have

positive impacts upon landscape quality as it offers greater visual protection from very high structures.

Minor Positive / Negative Effects

Minor environmental effects are likely for option 1 as proposals will still have to meet the general planning principles of protecting amenity, mast and site sharing. Option 2 is likely to have minor positive effects including making it easier to work from home thereby reducing the need to travel.

Economic

Major Positive / Negative Effects (significant effects)

No major positive / negative social effects envisaged for either option

Minor Positive / Negative Effects

Generally option 1 has minor positive economic effects in terms of improving broadband and other telecommunication coverage and as such would assist new and current businesses to develop and help businesses to remain competitive. Option 2 has a mix of both positive and negative effects in that it would introduce Areas of Constraint which could deter new businesses from investing in Mid Ulster but also advocates a better broadband connection especially in rural areas.

Mitigation

Although there are no envisaged major negatives for either option there are some minor negative effects envisaged for a small number of SA /SEA objectives in option 2. There is scope to ensure that these minor negative effects are mitigated against through appropriate criteria based policy including compliance with ICNIRP guidelines and that new proposals would depend very much on their exact location.

2.11 Renewable Energy

Reasons for Alternatives Considered

The Strategic Energy Framework (DETI 2010) states that Northern Ireland will seek to achieve 40% of electricity consumption from renewable sources by 2020.

The main source of renewable energy in Northern Ireland and Mid Ulster is from wind. In 2015, 91% of renewable electricity generated in Northern Ireland came from wind energy. Due to its nature, and its overall contribution to renewable energy generation, wind energy development has the greatest potential for creating adverse impacts on our built, natural and landscape heritage.

In seeking to address the issues outlined and in working to meet the various objectives it is considered that there are two options for the policy approach in relation to this subject;

Option 1 – Maintain the status quo and adopt a policy approach similar to the existing policy of Planning Policy Statement 18 and SPPS.

Option 2 – Adopt a policy approach that recognises the value of renewable energy but gives greater weight to environmentally sensitive areas, affords greater protection to neighbouring amenity and has greater regard to the tourism industry through introduction of constraint areas.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

Option 2 is considered likely to have a significant positive effect on SA/SEA objective 2, to improve health and wellbeing of the population, as it will provide greater protection to residential amenity through greater protection of neighbouring amenity and environmentally sensitive areas.

Minor Positive / Negative Effects

Option 1 will provide for minor positive effects with regards SA/SEA objective 2 as the permissive nature of existing policy will ensure that the direct and indirect benefits of renewable technologies on human health will continue to be realised.

Option 1 is likely to have a minor negative effect on SA/SEA objective 4, to provide everybody with the opportunity to live in a decent home, as there is likely to be continued issues about amenity from single turbines. Option 2 is considered to have a minor positive effect on this SA/SEA objective as the introduction of Areas of Constraint and a standard separation distance of 500 metres for all wind energy development will likely benefit the amenity population of the district.

Environmental

Major Positive / Negative Effects (significant effects)

It is considered that Option 1 is likely to have a number of significant positive effects on the environmentally focused SA/SEA objectives. The continuation of the existing policy will continue to have a significant positive effect on climate change, SA/SEA objective 14. Similarly option 1 will likely reduce emissions to greenhouses gases as it

seeks to facilitate renewable energy and therefore is considered to have a significant positive effect on the SA/SEA objective relating to flood risk. Option 2 for similar reasons is considered to have a significant positive effect on this SA/SEA objective also.

Greater protection afforded to environmentally sensitive areas through option 2 will likely result in a significant positive effect on SA/SEA objective 11, conserve and enhance biodiversity. Similarly option 2 and the introduction of Areas of Constraint will likely have a significant positive effect on SA/SEA objectives relating to protection of historic, environmental and historic assets. It is also considered that option 2 will have a significant positive effects on reducing the effects of flooding and also the production of non-renewable materials.

Option 1 is viewed as having a significant negative effect on maintaining and enhancing the character of landscapes, SA/SEA 12, as it is likely to have a negative impact on the Mid Ulster's most sensitive landscapes in the longer term.

Minor Positive / Negative Effects

As both options 1 and 2 are permissive towards renewable energy sources they will have a minor positive effect on improving air quality. Option 1 will also potentially have a positive effect on conserving environmental, historic and cultural assets.

Economic

Major Positive / Negative Effects (significant effects)

Both option 1 and 2 will likely have a significant positive effect on encouraging sustainable economic growth, SA/SEA 18, as both will encourage a vibrant renewable energy industry.

Minor Positive / Negative Effects

Both options are considered to have minor positive effects on providing opportunities for employment and accommodating indigenous and inward investment (SA/SEA objectives 19 and 21) within the renewable energy sector.

Mitigation

The significant long term negative effect envisaged of option 1 on the character and quality of landscapes and townscape could potentially be mitigated through considered application of policy in order to achieve the sensitive siting of proposed renewable developments to maintain / enhance landscapes and townscape.

2.12 Minerals & Minerals Reserve Policy Areas

Strategic Approach – Areas of Constraint on Mineral Development

Mineral Reserve Policy Areas

Reasons for Alternatives Considered

Minerals development in Mid Ulster presents a key challenge in how to sustainably facilitate mineral development whilst protecting our important landscapes and areas of nature conservation interest and environmental assets as well as ensuring that the amenity of local residents is not unduly harmed.

Minerals are an important resource for Mid Ulster. Minerals Development in Mid Ulster employs over 1,250 people, considerably more than any other District in Northern Ireland. Quarries in Mid Ulster produce approximately 3.2 million tonnes of aggregates each year and this equates to an annual value of around £10 million.

Mid Ulster has a lot of areas of high landscape quality, including areas which have been identified as vulnerable landscapes in addition to the existing Area of Outstanding Natural Beauty (AONB). These important landscapes, by their nature, tend to be remote, rural areas where mineral deposits are commonly located. Therefore the extraction of important minerals can often conflict with the need to protect important landscapes.

In addition to this Mid Ulster possesses numerous Priority Habitats in Northern Ireland and the destruction of these through development of minerals is a legitimate concern.

Bearing all this in mind, the Plan will need to recognise the importance of minerals development while at the same time ensuring that our environment is protected and that the impacts of mineral development on the amenity of neighbouring land uses is minimised.

Given the above, the Plan needs to have appropriate policy approaches for Areas of Mineral Constraint and Areas of Mineral Protection (Mineral Reserve Policy Areas)

Strategic Approach – Areas of Constraint on Mineral Development

Option 1 – Consider all applications for minerals development regardless of their location against a criteria based policy.

Option 2 – Develop a strategy based on Areas of Constraint and Mineral Policy Areas to protect areas of intrinsic landscape, amenity or scientific value from mineral development

Mineral Reserve Policy Areas

Option 1 – Retain Mineral Reserve Policy Areas

Option 2 – Modify the existing Areas

Option 3 - Remove Mineral Reserve Policy Areas from the Plan

Appraisal of the Policy Options Social

Strategic Approach – Areas of Constraint on Mineral Development

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Minor negative effects for both options in relation to SA / SEA objective 4 because having a quarry near your home will have a negative impact on the amenity of that property.

Minor positive effects of both options in relation SA/ SEA objectives 1 & 3 because both approaches will allow quarrying activity and this will increase job creation and improve skills. Minor positive effect of option 1 in relation to SA / SEA objective 6 the promotion of quarrying in the area will increase jobs in the rural area and will keep people living and working in the area.

Mineral Reserve Policy Areas

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Approach 1 and 2 are broadly positive as by recognising the economic value of minerals to the Mid Ulster economy in sustaining jobs it may help to reduce poverty and social exclusion. This will assist in helping people to continue to live and work within Mid Ulster in the minerals industry.

Environmental

Strategic Approach – Areas of Constraint on Mineral Development

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Minor negative effects of Option 1 in relation to all SA / SEA objectives (excluding objective 15) because less spatial constraints and restrictions on quarrying will mean that there are more quarries in the District and this will lead to increased traffic flows to and from the sites which will be harmful to air quality. As well as this, more quarrying activity will mean more water consumption and potential pollution to watercourses. More quarrying activity will also cause more harm to biodiversity through loss of sites for flora / fauna and wildlife as well as having a negative impact on sensitive landscapes and historic environment and cultural assets.

Minor positive effects of Option 2 in relation to all SA / SEA objectives (excluding objective 15) because more spatial constraints and restrictions on quarrying activity will mean that the visual impact of quarrying upon sensitive landscapes will be less than in Option 1. Similarly, the smaller volume of quarrying under this option will mean that there is less impact from traffic and in turn, less harm caused to air quality, biodiversity, built cultural landscapes.

Mineral Reserve Policy Areas

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Options 1 and 2 are likely to have negative environmental impacts as the land is being protected for future minerals quarrying so there is the potential for negative effects on biodiversity, air quality, landscape, waste and historic and cultural assets. It is uncertain the environmental impacts on approach 3 as this will open the land up for surface development of uses other than minerals.

Economic

Strategic Approach – Areas of Constraint on Mineral Development

Major Positive / Negative Effects (significant effects)

Major positive effects of Option 1 in relation SA / SEA objective 18 and 19 because the positive approach towards mineral development, being unrestricted subject to criteria. This will help grow the mineral industry which is a significant employer and which also drives other sections of the economy.

Minor Positive / Negative Effects

Minor positive and negative effects of Option 2 in relation to SA / SEA objective 18 and 21 because Areas of Constraint will impact negatively upon the economic production from the mineral industry whilst Policy Reserve Areas will restrict all other kinds of development thus impacting on the ability for economic growth and the attraction of inward investment.

Minor positive effects of Option 2 in relation to SA / SEA objectives 19 and 22 in so far as the provision of quarries albeit restricted in certain areas will help to generate employment and the provision of restriction will encourage minerals development to be located away from remote rural areas, thus moving people closer to towns and supporting more efficient patterns of movement. Likewise, not providing areas of Constraint will see more quarrying in remote areas which will mean more travel to these areas for employment and this will generate less efficient patterns of movement, thus creating a minor negative effect.

Mineral Reserve Policy Areas

Major Positive / Negative Effects (significant effects)

Significant positive effects of Option 2 in relation to Economic SA / SEA objectives because option 2 is likely to slightly greater economic benefits as land can be released from the protection area to allow it to be considered for other appropriate development.

Minor Positive / Negative Effects

Options 1 and 2 are likely to have positive impacts as important mineral reserves are being protected from surface development. Option 3 is likely to have negative impacts as there will be no protection for minerals reserves and this could sterilise the areas and mean they can no-longer be used for minerals. This would open the sites up for other types of surface development.

Mitigation

No significant negative effects identified

2.13 Tourism

Reasons for Alternatives Considered

The tourism industry in Mid Ulster is relatively small and this is borne out by the following information obtained from NISRA;

- ❖ Mid Ulster experiences the third lowest number of overnight trips of all the 11 council districts.
- ❖ Mid Ulster receives the second lowest amount of expenditure during overnight stays.
- ❖ Mid Ulster has the third lowest number of beds available in licensed accommodation in Northern Ireland.
- ❖ Mid Ulster generates less employment from tourism than any other district.

One way in which we can increase our holiday / leisure appeal is to promote appropriate activity tourism at sites such as Lough Neagh (fishing, cruising, and water sports) and the Sperrins (hill walking, nature watching).

There are some existing tourism assets within the District such as Beaghmore and some well-known activity tourism sites. These sites must be utilised in order to attract more people to the district but not in a manner which will harm our sensitive landscapes and areas of scientific and nature conservation importance.

Taking all this into account, tourism policies in the LDP must protect any existing tourism assets and also contribute towards increasing the number of tourist visitors and the number of bed spaces available, whilst still ensuring there is adequate environmental protection afforded to sensitive sites.

To address the key issues within Mid Ulster in terms of ensuring protection of existing tourism assets as well as facilitating tourism in settlements and supporting appropriate tourism development in rural areas, there are three options open to the Council at a policy level;

Option 1 – Adopt existing development plan approach. Maintain the existing Tourism Opportunity Zones alongside existing policies

Option 2 – Adopt a developer led approach. Wherein each case considered based on defined criteria set out within planning policy, regardless of its location.

Option 3 – Balanced and sustainable plan led approach that targets the areas with the most to offer through the protection of existing and designation of new Tourism Opportunity Zones and Tourism Conservation Zones and in conjunction with a set of policies tailored to Mid Ulster.

Appraisal of the Policy Options

Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for any of the 3 policy approaches.

Major Positive Effects (significant effects)

Option 2 is likely to have significant positive effects on a number of Social SA/SEA objectives, including SA/SEA objectives relating to reducing poverty and social exclusion, improving education/skills of population and encouraging a sense of community (SA/SEA objectives nos.1, 3 and 6). The developer led approach is more likely to provide opportunities for tourism development so creating jobs and improving income levels. Likely that tourism developments / facilities could promote a sense of community and a better understanding of different cultures, fostering a more inclusive society.

Minor Positive / Negative Effects

Generally all 3 options will likely provide for minor positive effects across most of the social SA/SEA objectives as they will cater for new tourism development to varying degrees.

Environmental

No likely significant positive or negative effects were identified in relation to the Environmental objectives of the SA/SEA for any of the policy approaches.

Major Positive/Negative Effects (significant effects)

No significant positive or negative effects identified.

Minor Positive / Negative Effects

Option 1 will likely have a minor positive effect on Environmental SA/SEA objectives (nos. 11, 12 & 13). Existing policy seeks to direct new tourism development towards settlements, meaning rural areas are relatively untouched by tourism allowing biodiversity to thrive. Similarly it will reduce pressures on the rural landscape and historical assets in the rural areas, although this is balanced by the additional pressures placed on urban townscapes and historical assets within settlements.

Option 2 generally scores minor negatives across the Environmental SA/SEA objectives due to each tourism proposal being considered on a case by case basis. This would result in a reduction in control of where such development could be located and could result in harm to biodiversity, landscapes and historical/cultural assets.

Option 3 has generally been given a dual positive/negative scoring across the Environmental SA/SEA objectives, as the Tourism Opportunity Zones could negatively affect environmental assets whereas Tourism Conservation Zones are likely to protect environmental assets.

Economic

No likely significant negative effects were identified in relation to the Economic objectives of the SA/SEA for any of the policy approaches.

Major Positive Effects (significant effects)

Option 2 is likely to have a significant positive with regards SA/SEA objective no. 21 (to encourage and accommodate indigenous and inward investment) and this option will likely allow for greater number of tourism development given its more pragmatic case by case approach.

Minor Positive / Negative Effects

All approaches are likely to have positive economic impacts as they do encourage tourism development both accommodation and tourist amenities and attractions. However as approaches 2 and 3 are more flexible approaches they are likely to encourage greater economic growth in settlements and the surrounding areas in Mid Ulster. There may be questions whether approach 2 is sustainable to consider proposals on a case by case basis regardless of location. Approaches 2 and 3 may also create more movement of traffic towards the countryside as opposed to approach 1 which is concerned with keeping tourism in the settlements.

Mitigation

Although there are no envisaged major negatives envisaged there are a number of minor negative effect envisaged with regards the Environmental SA/SEA objectives in particular. It is considered that through a proper criteria based policy, to ensure that proposals are located with minimal environmental impacts, and appropriate compensatory measures the majority of these impacts could be mitigated.

2.14 Agriculture, Forestry & Rural Development

Agriculture, Forestry & Rural Development

Farm Diversification

Conversion and Reuse of Buildings for Non-Residential Use

Reasons for Alternatives Considered

Mid Ulster has a long established link to agriculture, forestry and rural development. In 2014 there were 24,200 active farms in Northern Ireland. The Agricultural Census confirmed that out of this 4,155 farms were registered in Mid Ulster, this was second only to Fermanagh and Omagh. The overwhelming majority (3,227) of these 4,155 farms are classified as very small.

The Key issue is therefore how best to facilitate agricultural, forestry and other rural development that contributes to vibrant rural communities to ensure sustainable growth.

The SPPS adopts a policy approach based on clustering, consolidating and grouping new development, with existing established buildings and the re-use of previously used buildings. It also states that all new development in the countryside must integrate, respect rural character and be appropriately designed.

In relation to farm diversification the current policy and the SPPS seek to sustain rural communities and allow for established farms to subsidise their income and allows for the reuse and conversion or exceptionally new buildings to be constructed and run in conjunction with the farm business.

Given the above it is considered that there are two policy options available for Mid Ulster in terms of Agriculture and Forestry Development and in relation to Farm Diversification and Re-use of Buildings for Non-Residential Use there is only one option available for each. These are set out below;

Agriculture and Forestry Development

Option 1 – Adopt the current policy approach contained within PPS21 or; Option 2 - adopt a more simplified policy approach that allows greater flexibility.

Farm Diversification

Option 1 - Adopt the current policy approach contained within CTY 11 of PPS 21.

Conversion and Reuse of Existing Buildings for Non-Residential Use

Option 1 - Amend policy CTY 4 of PPS 21 to limit the reuse of buildings for non-residential purposes to locally important buildings of special character or interest (such as former school houses, churches and older traditional barns and out buildings)

Appraisal of the Policy Options

As no significant negative effects are envisaged for any of the options listed above, the appraisals of these options has been summarised generally below.

Social

Major Positive Effects (significant positive effects)

No significant positive effects likely in terms of the Social SA/SEA objectives for any of the options listed above.

Farm Diversification

No significant positive effects likely in terms of the Social SA/SEA objectives for the above option.

Conversion and Reuse of Existing Buildings for Non-Residential Use

No significant positive effects likely in terms of the Social SA/SEA objectives for any of the options listed above.

Minor Positive / Negative Effects

Agriculture and Forestry Development

Generally the options proposed for the above topic headings are likely to have a minor positive effect across the Social SA/SEA objectives, due to the flexibility built into the options which allow for the facilitation of new development within the rural area. All are deemed likely to have a minor positive effect due to their potential to create employment opportunities.

Farm Diversification

It is likely there will be minor positive effects on a number of the Social SA/SEA objectives, namely nos. 1, 2, 3, 4, and 6 as there could be potential minor positive effects linked to increased employment opportunities and improved family incomes.

Conversion and Reuse of Existing Buildings for Non-Residential Use

Generally the option proposed is likely to have a minor positive effect across many of the SA/SEA objectives, by aiding the development of alternative recreational/employment uses in rural locations.

Environmental

Major Positive Effects (significant positive effects)

Agriculture and Forestry Development

No likely significant positive effects envisaged for this option.

Farm Diversification

No likely significant positive effects envisaged for this option.

Conversion and Reuse of Existing Buildings for Non-Residential Use

There is a significant positive effect likely for this option with regard SA/SEA objective no.13, as locally important buildings of special character or interest can form an important part of the rural landscape and local heritage. A policy which encourages conversion and re-use for a variety of alternative uses will help secure their upkeep and retention.

Minor Positive / Negative Effects

Agriculture and Forestry Development

Some minor negative effects envisaged for both option 1 & 2 in relation to water and air quality (SA/SEA objectives no.9 and 10) as increased farm development could lead to a greater risk of water/groundwater contamination incidents.

Minor negative effects envisaged for both options in relation to maintaining character and quality of landscapes and townscape (SA/SEA objective no.12) as even with good design and siting the introduction of a new building in the landscape will likely have a negative effect on the landscape.

Farm Diversification

Minor negative effects are likely for Environmental SA/SEA objectives nos. 9 and 11 (to improve water quality & to conserve biodiversity). It is likely to have a negative impact on objective no.9 as increased development on a farm is likely to lead to increased water consumption and increased risk of pollution. With regards objective 11 there is potential to have a negative effect on biodiversity through re-use of existing buildings and impact on for example, nesting birds.

Minor positive effects are likely in relation to SA/SEA objectives nos. 12 and 13 (quality of landscapes/townscape & conservation of historic environments/cultural assets) as there is potential for positive impacts on rural landscapes by securing the upkeep of existing farm buildings which might otherwise become dilapidated or fall into a state of disrepair. New builds, which are only allowed in exceptional circumstances, should be satisfactorily integrated with existing group of farm buildings.

Conversion and Reuse of Existing Buildings for Non-Residential Use

Potential minor negative effect with regards SA/SEA no.11, as the reuse of existing buildings could result in the loss of biodiversity e.g. bird nests and/or bat roosts

Economic

Major Positive Effects (significant positive effects)

Agriculture and Forestry Development

A number of significant positive effects envisaged for option 2 with regards a number of Economic SA/SEA objectives. In particular SA/SEA objectives relating to encouraging sustainable economic growth and offering everybody the opportunity for rewarding employment. Significantly positive as this option introduces greater flexibility for farmers to gain a new building on their farm holdings. Given the importance of agriculture to the Mid Ulster District this option may facilitate businesses to sustain a strong rural economy.

Farm Diversification

A number of significant positive effects are likely with regards the Economic SA/SEA objectives, in particular objectives nos. 18, 19, 20 & 21.

Agriculture is a major employer in the rural economy and helping farms to diversify will help to sustain the sector. It may encourage business start-ups within existing farm or forestry holdings and keep people working and living in rural areas. This approach may also provide employment in a variety of sectors from leisure, tourism and agri-food

There are also likely significant positive effect by facilitating the development of home grown indigenous businesses which is a key feature of the Mid Ulster district.

Conversion and Reuse of Existing Buildings for Non-Residential Use

No likely significant positive effects

Minor Positive / Negative Effects

Agriculture and Forestry Development

There are potentially positive economic outcomes from both approaches by facilitating development at existing farm holdings. This can assist helping sustain the agricultural and forestry sector which is an important employer for the predominantly rural Mid Ulster area. The matrix has also highlighted a negative for both approaches in that it can be difficult for someone not already involved in agriculture/forestry to start a new business, as policy requires the holding to be established for at least 6 years. The matrix also shows that Approach 2 can be particularly beneficial due to its less prescriptive nature which may make it easier for farmers to obtain planning permission for a new building and help develop their business.

Farm Diversification

No minor positive effects are likely with regards the Economic SA/SEA objectives.

Conversion and Reuse of Existing Buildings for Non-Residential Use

A number of likely positive effects linked to the Economic SA/SEA objectives nos. 17, 18, 19, 20, and 21, as through facilitation of conversion and reuse of existing buildings for alternative uses will likely stimulate development in areas of need.

Mitigation

In terms of the minor negative effects considered likely in terms of conserving biodiversity and quality of landscapes / townscapes, mitigation can be found in criteria based policies that require consideration of natural heritage issues and that require visual integration and additional landscaping as necessary

2.15 Housing in Settlements

Reasons for Alternatives Considered

Good quality housing is a fundamental human need that plays a significant role in shaping our lives and our communities. The planning system can play a positive and supporting role in the delivery of homes to meet the full range of housing needs of society, within the wider framework of sustainable development.

Policies are primarily to promote Good Design leading to Quality Residential Environments. In terms of the Mid Ulster experience a number of key issues have come to light post adoption of PPS7 and PPS12 that have not been fully resolved. The issues that need to be considered are:

- ❖ Housing Density
- ❖ Town Cramming
- ❖ Neighbour Amenity
- ❖ Open Space Provision
- ❖ Meeting the Needs of All

The character of an area can be protected through the use of housing density. It is important that on larger sites within towns land is efficiently used. Therefore minimum densities should be set. Given Mid Ulster has traditionally low densities, often what was termed as the ¼ acre plot, a minimum of 10 units per hectare would be appropriate to ensure that the character of our towns is retained. A maximum density of 30 units per hectare will adequately cater for a mix of house types and public open space.

Town cramming occurs when a development is imposed on a site without due regard to its surroundings, neighbour amenity, sense of place and integration into the area. In some cases higher densities may be achievable giving regard to the area. However the introduction of high rise residential buildings, narrow streets, back to back housing or other densities akin to inner city living would be inappropriate to Mid Ulster.

Neighbouring amenity can be protected by ensuring adequate separation between properties and the avoidance of tandem development. Existing guidance 'Creating Places' suggests a minimum distance of 20m together with the suggestion of a min 10m rear garden depth. There is an identified trend within the district of reduced separation distances within residential developments. This impacts on the ability of individuals to enjoy their own home.

Open space provision is often pushed to the fringes of housing developments and labelled as amenity space to satisfy current planning policy. This identified trend is prevalent in Mid Ulster and is not sufficiently addressed in current policy provision and can be detrimental to the creation of Quality Residential Environments.

Current policy and the SPPS calls for the requirements of all members of the community to be met when creating quality residential environments. Achieving balanced communities with access to a wide variety of house types, size and tenure to meet the different needs while encouraging community cohesion by providing opportunities to engage in local employment, shopping, leisure and social facilities.

In seeking to address the issues outlined and in working to meet the various objectives it is considered that there are two policy options available;

Option 1 – Adopt the current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.

Option 2 - Accord with SPPS and tailor policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed Landscaping Strategy and submission of a Design and Access Statement.

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

Significant positive effects are likely for option 2 with regards reducing poverty, improving well-being and providing everyone with an opportunity to live in a decent home (Social SA/SEA objectives nos. 1, 2 and 4). The tailored policy approach of stipulating fixed minimum separation distances, densities, open space etc. will likely put the onus on the applicant to ensure that proposals are well-designed and reduce adverse impacts on private amenity space and promoting the enjoyment of individual homes resulting in a significant positive.

Minor Positive / Negative Effects

Both options 1 and 2 are considered to likely have a minor positive effect across the Social SA/SEA objectives, as these policy focuses on the encouragement and enhancement of sustainable communities.

Environmental

Major Positive / Negative Effects (significant effects)

Options 1 and 2 are both likely to have a significant negative effect on SA/SEA objective no.15 (To reduce flood risk and the adverse consequences of flooding) as any policy that facilitates housing developments will conflict with the aims of this objective.

Minor Positive / Negative Effects

Both approaches encourage development that will result on adverse impacts on the environment. i.e. increased traffic generation, loss of greenfield sites, potential impact on the urban and rural landscapes, increased waste production and potential loss of land quality and soil resources.

Economic

Major Positive / Negative Effects (significant effects)

No significant positive or negative effects envisaged from either option with regards the Economic SA/SEA objectives.

Minor Positive / Negative Effects

Both options are likely to minor positive effects with regards the Economic SA/SEA objectives and have accordingly been both scored as such however option 2 may be slightly more negative as the policy approach sets out specific design requirements in the form of density levels, separation distances and minimum rear garden depths potentially leading to reduced housing units being accommodated on an individual site reducing the potential for economic viability for the developer.

Mitigation

The only likely significant effect is in relation to reducing flood risk and the adverse consequences of flooding. Flood risk policies should ensure any new development is kept away from flood risk areas in the first instance however mitigation measures could include, encouraging the use of permeable paving surfaces or Sustainable Urban Drainage Systems in the construction of new housing schemes to reduce any potential impacts from flooding associated with surface water run-off. This can reduce flood risk and the adverse consequences of flooding.

2.16 Housing in the Countryside

Housing in the Countryside

Dispersed Rural Communities

Temporary Caravans/mobile Homes

Reasons for Alternatives Considered

In preparing our new LDP the SPPS asserts we must bring forward a strategy to facilitate sustainable development in the countryside. It must promote clustering, consolidation, grouping new development with existing buildings and re-using previously used buildings. Other Key Issues that must be addressed is the provision of a rural policy that will provide a little more flexibility than PPS21, recognise our aging population and the increasingly important role carers play in supporting a vibrant rural community. Given the nature of the District, we must also bring forward policy to deal with Dispersed Rural Communities as well as the provision of temporary caravans or mobile homes on various sites.

A return to a policy approach based on location, siting and integration (similar to 'A Planning Strategy for Rural Northern Ireland) is not considered as a realistic option as it would result in the erection of too many dwellings and a dispersed pattern of development in the Countryside. This would be contrary to the approach of the RDS and SPPS which is to cluster and consolidate development and would not be considered sustainable.

In seeking to address the issues outlined and in working to meet the various objectives it is considered that there are 2 options in relation to each of the sub headings listed above;

Rural Housing

Option 1 – Adopt the existing policy approach as laid out in PPS 21

Option 2 – Accord with the SPPS but tailor to meet the needs of Mid

Ulster Dispersed Rural Communities

Option 1 – Remove all reference to Dispersed Rural Communities within the LDP

Option 2 – Retain and identify new Dispersed Rural Communities within the LDP

Temporary Caravans and Mobile Homes

Option 1 – Adopt the current policy approach of PPS 21

Option 2 – Adopt a simplified and relaxed approach in terms of siting

Appraisal of the Policy Options

Social

Rural Housing

Major Positive / Negative Effects (significant effects)

Major long term **positive** effect of Option 2 in relation to SA / SEA objective 4 in so far as the approach identified will, in the long term, lead to localised growth in housing.

Minor Positive / Negative Effects

Minor positive effects of both Options 1 & 2 in relation SA / SEA objectives 1, 2, 4 & 6. Both options will see the provision of new homes and this obviously provide more people with the chance to live in a decent home as well as helping to reduce social exclusion and improve the health and wellbeing of the population. Given the high proportion of rural dwellers in the district, the provision of new homes under both options will also contribute to encouraging a sense of community.

Minor negative effect of both options in relation SA / SEA objective 7 in so far as the provision of more houses in the rural area will decrease accessibility of occupants of those dwellings to key services.

Temporary Caravans and Mobile Homes

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Minor positive effects for both options in relation to SA / SEA objectives 4 & 6 because both options will provide the chance to live in a decent home even in site specific circumstances and given the rural nature of the District, the opportunity to do so in the rural area will promote a sense of community identity.

Dispersed Rural Communities

Major Positive / Negative Effects (significant effects)

Major long term negative effect on Option 1 in relation to SA / SEA objectives 4 & 6 because the removal of DRC's would not reflect the unique situation in Mid Ulster where remote rural communities are prevalent and therefore it would make it harder to obtain a dwelling in such areas. Similarly, the impact on communities would be to potentially speed up their disintegration.

Minor Positive / Negative Effects

Minor negative effects of option 1 in relation SA / SEA objectives 1, 2 4 & 6 because the removal of DRC's would lead to less possibility of people being able to live in these rural communities which may increase social exclusion leading to physical and social wellbeing and may ultimately contribute to the disintegration of these communities, particularly in the longer term.

Also minor negative effect of Option 2 in relation to SA / SEA objective 7 because the increase in people living in the rural area (DRC's) will reduce accessibility to key services.

Minor positive effect of Option 2 in relation to all SA / SEA social objectives because the designation of DRC's (existing and proposed) will lead to potentially more rural houses being built and this will reduce social exclusion, promote mental wellbeing, sustain rural schools and will reduce rural crime through clustering in clachan style developments.

Environmental

Rural Housing

Major Positive / Negative Effects (significant effects)

Major **negative** medium to long term effects of Option 2 in relation to SA / SEA objectives 8, 11, 12, 13 & 16. This is because a more relaxed rural policy is likely to increase rural traffic over the long term and also, the impact of more one off dwellings will also impact poorly upon biodiversity and local landscapes over the long term. Increased numbers of rural dwellings will also have major long term and medium term negative effects on the historic built assets of the rural area as well as eventually leading to increases in waste production in countryside areas.

Minor Positive / Negative Effects

Minor negative effects of both options in relation to all environmental SA / SEA objectives. Both policies will lead to the facilitation of new housing development in the rural areas and this will have wide ranging effects on all environmental objectives by virtue of

- Increased traffic generation resulting from new houses which will in turn cause damage to air quality and contribute to climate change
- Greater water consumption and the proliferation of septic tanks will reduce water quality
- Increases in one of housing developments will contribute to damage being caused to biodiversity as well as the cultural and historic built assets of the rural area and this will only worsen over the long term to become a major effect with regard to Option 2.
- More undeveloped land will be required for the development of houses under both options and this has the potential to harm the landscape character of rural areas.
- More development of houses under both options will lead to more impermeable surfaces which will increase flood risk.
- Development under both options will be predominantly on greenfield sites and this will reduce land quality and harm soil resources.

Temporary Caravans and Mobile Homes

Major Positive / Negative Effects (significant effects)

Major negative effect of Option 2 in relation SA / SEA objective 12 because relaxing existing policy will have potentially greater impact in terms of siting and the associated impact on visual amenity.

Minor Positive / Negative Effects

Minor negative effects identified in relation to SA / SEA objectives 8, 9, 10 & 16 in so far as both options facilitate additional development in the rural area, albeit of a temporary nature and any new development is likely to increase waste production and water consumption as well as damage water quality through greater chance of pollution to watercourses. Additional development will also increase traffic which will in turn harm air quality

Dispersed Rural Communities

Major Positive / Negative Effects (significant effects)

Major long term negative effect of Option 2 in relation to SA / SEA objectives 11 & 12 as increased development facilitated by new and existing DRC's will involve earthworks which will effect flora and fauna and will also impact upon the landscape quality.

Minor Positive / Negative Effects

Minor negative effect of option 2 in relation to all environmental SA / SEA objectives by virtue of the following;

- Increased traffic generation resulting from new houses which will in turn cause damage to air quality and contribute to climate change
- Greater water consumption and the proliferation of septic tanks will reduce water quality
- Increases in one of housing developments will contribute to damage being caused to biodiversity as well as the cultural and historic built assets of the rural area and this will only worsen over the long term to become a major effect with regard to Option 2.
- More undeveloped land will be required for the development of houses under both options and this has the potential to harm the landscape character of rural areas.
- More development of houses under both options will lead to more impermeable surfaces which will increase flood risk.
- Development under both options will be predominantly on greenfield sites and this will reduce land quality and harm soil resources.

Minor **positive** effects of option 1 in relation SA / SEA objectives 9, 11, 12, 13, 16 & 17 because the removal of DRC designations will ultimately lead to less housing and this will result in less water consumption and pollution to watercourses, less damage to biodiversity interests, soil quality, cultural built assets and landscape quality. Less new housing would also mean less waste production.

Economic

Rural Housing

Major Positive / Negative Effects (significant effects)

Major long term positive effect of Option 3 in relation to SA / SEA objective 18 because the tailored approach will see more houses built and this will promote growth in the construction sector and this will create job growth and reduce economic disparities between the rural and urban areas. The introduction of DRC's will create more positive impacts in the long term.

Major long term negative effect of Option 3 in relation SA / SEA objective 22 because the introduction of DRC's will increase clachan style development and therefore reduce need for residents to move outside their local area.

Minor Positive / Negative Effects

Minor positive effects of both options in relation to SA / SEA objectives 18-21 in so far as the additional dwellings which will result from both options will lead to additional jobs, thus creating employment and reducing economic disparities between the rural and urban area as well as encouraging inward investment. Minor negative effect of both options in relation to SA / SEA objective 22 in so far as the increased numbers of new dwellings in the rural area is unlikely to encourage people to move away from usage of the private car in support of efficient patterns of movement.

Temporary Caravans and Mobile Homes

Major Positive / Negative Effects (significant effects)

No significant effects identified

Minor Positive / Negative Effects

Minor positive effects of both options in relation SA / SEA objective 18 in so far as any provision of temporary mobiles are a means of enabling people to build their own homes, thus providing construction jobs.

Dispersed Rural Communities

Major Positive / Negative Effects (significant effects)

Major positive effects of Option 2 in relation to SA / SEA objective 19 & 20 because the designation of DRC's will facilitate people who contribute to the community economically staying within their community. In the long term this will contribute to job growth in the tourism and cottage industries. Major negative effects of option 1 in relation to SA / SEA objectives 18-21 because removing the DRC designation will only make it harder for new business start-ups and this will be reduce the chance of job creation and widen economic disparities as well as discouraging inward investment. These effects will be increasingly felt over the long term.

Minor Positive and Negative Effects

As above, minor negative effects of option 1 in relation to SA / SEA objective 18 -21 and in the short – medium term these will be minor effects, growing to significant effects over longer period of time.

Minor positive effects of option 2 in relation to SA / SEA objective 18 as the designation of DRC's will potentially encourage tourism and the cottage industries as well as facilitating house building which stimulates the construction industry, providing jobs and reducing economic disparities, all of which attract inward investment.

Minor negative effect of both options in relation to SA / SEA objective 22 in so far as the increased numbers of new dwellings in the rural area is unlikely to encourage people to move away from usage of the private car in support of efficient patterns of movement.

Mitigation

A number of significant negative effects have been identified in terms of the SA/ SEA objectives;

Social – A major negative effect of Option 1 in Dispersed Rural Communities (removing DRC's) would be to reduce the chances of people being permitted to build rural dwellings which would lead to the disintegration communities. Mitigation measures for this would be to continue to allow provision for rural dwelling outside of DRC's in order to stimulate the rural community as a whole.

Environmental – Major negative effect of option 2 in relation to relaxing rural housing policy would be the impact that increased development would have on biodiversity, landscapes, cultural and historic built assets and would also lead to an increase in waste production.

Mitigation measures for these effects would include the provision of a criteria based policy which require appropriate siting and design of new development as well as satisfactory means of waste disposal. These mitigation measures can also be applied to the major negative effects of simplifying and relaxing temporary caravans and mobile homes policy.

Economic - Major long term negative effect of Option 3 in relation SA / SEA objective 22 because the introduction of DRC's will increase clachan style development and therefore reduce need for residents to move outside their local area. Mitigation measures for these effects could include promotion and encouragement of the more robust rural public transport network.

Major negative effects of option 1 in relation to SA / SEA objectives 18-21 because removing the DRC designation will only make it harder for new business start-ups and this will be reduce the chance of job creation and widen economic disparities as well as discouraging inward investment. These effects will be increasingly felt over the long term. Mitigation measures for these effects could include the facilitation in planning policy of rural industry to expand and grow as well as the provision of workshop style development so that jobs are still being created in the rural area, albeit outside the former DRC's.

2.17 Urban Design

Reasons for Alternatives Considered

The ability to provide an urban environment that actively contributes to and enhances community cohesion by promoting positive interaction can bring both individual and commercial benefits to an area by instilling a sense of ownership and stewardship over the local town or public space.

The topic of Urban Design is not widely covered in strategic policy. Therefore MUDC consider it to be a matter for inclusion within the new LDP. Good design can change lives, communities and neighbourhoods for the better. It can create more successful places to live, bring communities together, and attract business investment.

New buildings and their surroundings have a significant effect on the character and quality of a place. They define public spaces, streets and vistas and create the context for future development. The planning system has a positive role in making successful places through its influence on the type, quantum, scale, height, massing, layout, materials, design and location of development and the use of land.

Having established the desire to address the key issues of Urban Design within the new LDP it is considered there are two options open to the Council at a policy level;

Option 1 - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.

Option 2 - Develop a tailored urban design policy in line with the SPPS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.

Appraisal of the Policy Options

Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for either of the policy approaches.

Major Positive Effects (significant effects)

Option 2 is considered likely to have a significant positive effect on SA/SEA objective 2, to improve health and wellbeing of the population, as it will likely have greater emphasis on better linkage of housing with green and blue infrastructure, schools, community facilities and public transport. Specific policies on building heights restriction and a requirement to submit Design and access Statement that address issues such as landscaping, materials and detailing, further supports the aims of this objective.

In terms of SA/SEA objective 6 option 2 is likely to have a significant positive effect in terms of encouraging a sense of community by facilitating the development of shared spaces that are accessible and attractive to all communities where differences are valued and respected. A more holistic approach to public realm development particularly supports the aims objective.

Minor Positive / Negative Effects

Generally options 2 and 3 will likely provide for minor positive effects across most of the social SA/SEA objectives as they both seek to elevate the design, layout and landscaping of new developments. Both approaches also seek to support a sustainable movement patterns such as walking, cycling and use of public transport.

Environmental

No likely significant negative effects were identified in relation to the Environmental objectives of the SA/SEA for either of the policy approaches.

Major Positive Effects (significant effects)

Option 2 is considered likely to have a significant positive effect on SA/SEA objective no.12, maintain and enhance the character and quality of landscapes and townscapes, as it has potential to have more positive outcomes by providing greater certainty of what type of urban design is appropriate to Mid Ulster. This is reflected in specific policies on restricting building heights protected to 2-3 stories (to ensure new buildings are in character with the surrounding areas), and tailoring design guidance to suit Mid Ulster. Design and Access statements, that go above and beyond normal legislative requirements, can also be beneficial in terms of for example, materials and detailing, landscape strategies.

Minor Positive / Negative Effects

Both options 1 & 2 are likely to broadly positive with regards the environmental SA/SEA objectives, as all 3 seek to promote high quality design that is sympathetic to the local context and utilise existing infrastructure and linkages to alternative modes of transport. Both options also recognise the importance of respecting the built heritage and archaeology.

Economic

No likely significant negative effects were identified in relation to the Economic objectives of the SA/SEA for either of the policy approaches.

Major Positive Effects (significant effects)

Option 2 will likely have a number of significant positive effects on a range of economic SA/SEA objectives. As option 2 will have a design criteria that addresses all types of development in urban areas it will likely bring greater certainty and consistency in design making. This will potentially allow for greater benefits in the long term as good design can attract business investment.

Minor Positive / Negative Effects

For the most part both options are envisaged to have minor positive effects on Economic SA/SEA objectives as they both encourage good design and layout which in turn can be attractors for business investment.

Mitigation

There are no negative effects envisaged for either of these policy approaches.

2.18 Health, Education and Community Uses

Reasons for Alternatives Considered

The remit of the council does not extend to the provision of health and education facilities. The council does however provide support and assistance to a range of community groups as well as maintaining buildings utilised for community uses. If in formulating the Local Development Plan any of the providers identify a land need this can be protected for this use. Equally if the providers identify any land that is surplus to requirements the LDP can decontaminize suitable alternative uses. In accordance with the regional policy the plan will seek to locate new developments which maximise efficient use of education, health and community facilities whilst keeping environmental impact to a minimum.

Strategic planning policy states that while the planning system cannot directly create policy for health and education it can play an active role in improving the health and wellbeing of people and communities. The planning system can engage with relevant authorities to reduce health impacts such as policies that reduce pollution, noise, managing the proximity of fast food outlets to schools and improve social cohesion.

Bearing this in mind, the Plan needs to have an appropriate policy to allow community uses to be developed in urban areas regardless of Plan zonings. It is considered that there is only one option to this approach;

Community Uses

Adopt the current approach to Community Uses in the existing Area Plans.

Appraisal of the Policy Options

As no significant negative effects are envisaged for the option listed above, the appraisal of the option is summarised below

Social

Major Positive Effects (significant effects)

The approach is likely to have significant positive effect on SA / SEA Objectives 2 & 6 because the approach will help achieve the objective by enabling provision of community facilities like youth clubs, leisure facilities or local community halls. These things can improve the health and wellbeing of the population as well as improving community relations and pride in the local area.

Minor Positive Effects

The approach will have a minor positive effect on SA / SEA objectives 1, 3, 5 & 7 by facilitating community facilities which will meet local need. The approach will also enable residents to complete education courses in locations which are accessible to the community as well as providing access to services for vulnerable groups. The approach will also help reduce crime and anti-social activity by virtue of providing locations to pursue recreational past times.

Environmental

The approach is likely to have a neutral effect on the environmental objectives

Economic

Minor Positive Effects (significant effects)

The approach will have a minor positive effect on all of the SA / SEA economic objectives because the provision of community facilities / uses can provide sporadic economic opportunities for local people as well as providing employment for local people both via construction and within the centres. The approach will also encourage inward investment, particularly in the sport and recreation sector.

Mitigation

No negative impacts identified so no mitigation measures required.

2.19 Built Heritage

Archaeology - Evaluation and Mitigation

Historic Parks, Gardens and Demesnes

Listed Buildings

Advertisement on Built Heritage Assets

Conservation Areas – Change of Use, Demolition and New Development

Non Listed Vernacular Buildings and Industrial Heritage

ATC's/ AVC's

Enabling Development

Local Landscape Policy Areas

Reasons for Alternatives Considered

The historic environment is an asset of enormous cultural, social, economic and environmental value, contributing to our sense of history, place and quality of life. The historic environment covers a wide range of heritage assets. This will include areas, buildings, monuments, archaeology and also the historic character of the landscape and townscape.

- ❖ 39 State Care Sites and Monuments
- ❖ 173 Scheduled Sites and Monuments
- ❖ Over 1,000 Unscheduled Sites and Monuments
- ❖ 1 Area of Significant Archaeological Interest 'Beaghmore'
- ❖ 25 Areas of Archaeological Potential
- ❖ Approximately 1,234 statutorily protected buildings and structures
- ❖ 19 Registered Historic Parks, Gardens and Demesnes
- ❖ Over 900 Industrial Heritage structures
- ❖ 5 Conservation Areas

The Council, as the responsible authority, must ensure the protection of these assets through the use of relevant planning policies.

In seeking to address the issues above Mid Ulster Council has developed and sustainably assessed a number of options for each of the above sub-headings which as a whole make up the topic of Built Heritage. The approach across the various sub headings of Built Heritage has been to consider 1; the continuation of the existing policy approach and 2; to continue with an approach that is broadly consistent with the existing policy and in addition tailor the policy to strengthen it in order to address the unique issues identified relevant to each sub heading.

Given the number and scope of alternative options that have been assessed they have been summarised below. Discussion is focused only on those options that are likely to have a significant effect.

Appraisal of the Policy Options Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for any of the policy approaches.

Archaeology - Preservation of Remains of Regional & Local Importance

Significant positive effect of option 2 on SA/SEA objectives nos. 2 & 3, concerning improving the health and well-being and improving the education of the population, as the blanket ban approach will allow for greater protection of the heritage asset.

Archaeology - Assessment, Evaluation and Mitigation

No significant effects

Historic Parks, Gardens and Demesnes

Significant positive effect of option 2 with regards improving the health and well-being of the population as the added level of protection will ensure these spaces can continue to be enjoyed in the future.

Listed Buildings

No significant effects

Advertisement on Built Heritage Assets

No significant effects

Conservation Areas – Change of Use, Demolition and New Development

Significant positive effects envisaged for option 2 on SA/SEA objectives nos. 1 & 2, in that it may promote preservation and enhancement of designated conservation areas to encourage participation in cultural and leisure activities.

By enhancing designated conservation areas option 2 will likely have a significant positive effect on SA/SEA objective no. 6, as this may foster a sense of pride in the local area and promote a more equal and inclusive society.

Non Listed Vernacular Buildings and Industrial Heritage

No significant effects

Areas of Townscape / Village Character

The more strict policy approach adopted by option 2 will provide for a number of significant positive effects with regards the social SA/SEA objectives, in particular nos. 1, 2, 3 and 6. The requirement to demonstrate appropriate redevelopment arrangements for the sites within ATCs/AVCs will ensure heritage assets are enhanced and can be enjoyed by the population in the future.

Enabling Development

No significant effects

Local Landscape Policy Areas

No significant effects

Environmental

No likely significant negative effects were identified in relation to the Environmental objectives of the SA/SEA for any of the policy approaches.

Major Positive / Negative Effects (significant effects)

Archaeology - Preservation of Remains of Regional & Local Importance

Option 2 will likely have a significant positive effect on a number of the Environmental SA/SEA objectives as it offers enhanced protection, by resisting all types of development in vulnerable areas. Option 2 is considered to have a significant positive on SA/SEA Objectives 11, 12 and 13 in that there is a higher degree of protection for heritage assets and consequently their surrounding landscape/townscape will benefit.

Archaeology – Assessment, Evaluation and Mitigation

Option 2 will potentially result in a significant positive in relation to SA/SEA objective no. 13 as the requirement for an archaeological assessment will benefit the conservation and enhancement of historic environment and cultural assets. Conversely option 2 will potentially have a significant negative effect on SA/SEA objective 13 as to remove the need for archaeological evaluation could result in historic and/or cultural assets being damaged or lost.

Historic Parks, Gardens and Demesnes

Option 2 will potentially result in significant positive effects with regards a number of environmentally focused SA/SEA objectives, in particular objectives nos. 11, 12 and 17. The stricter elements of option 2 will likely enhance biodiversity and the quality of landscapes and townscapes. The restrictions placed on new development by option 2 will likely result in a significant positive for the conservation and enhancement of land quality and soil resources.

Listed Buildings

No significant effects

Advertisement on Built Heritage Assets

No significant effects

Conservation Areas – Change of Use, Demolition and New Development

With a greater focus placed on both preserving and enhancing environments within a conservation area, Option 2 may potentially enhance the character and quality of townscapes and historical cultural assets (SA/SEA objectives nos.12 & 13).

With regard SA/SEA objective no.16, option 2 may reduce the production of waste due to the emphasis on retention of existing buildings.

Likely significant positive effect on SA/SEA objective no. 20 as the criteria to both preserve and enhance the environment within a conservation area could potentially reduce economic disparities with surrounding areas by encouraging economic investment

Non Listed Vernacular Buildings and Industrial Heritage

No significant effects

Areas of Townscape / Village Character

Option 2 will likely have a significant positive effect on SA/SEA objectives 12 & 13, as the requirement to address the redevelopment of the site for all demolition proposals will ensure the character of landscapes/townscapes are enhanced and will also likely result in enhancement of historic/cultural assets as there will be fewer vacant sites within ATCs/AVCs.

Enabling Development

No significant effects

Local Landscape Policy Areas

It is considered that option put forward will have major positive effects in the long term in relation to SA/SEA objectives nos. 11, 12 and 13. It is likely, particularly in the longer term, that the approach will have a major positive impact of continuing to offer protection to wildlife, flora and fauna, protection of landscapes/townscapes and historic/cultural assets.

This approach will have a major positive impact on SA/SEA objective no.17, maintaining land and soil quality, as development is only allowed within a LLPA where it would not harm the character and its environmental / cultural assets so there is likely to be limited development.

Economic

No likely significant negative effects were identified in relation to the Economic objectives of the SA/SEA for any of the policy approaches.

Major Positive / Negative Effects (significant effects)

Archaeology - Preservation of Remains of Regional & Local Importance

Option 2 is considered to have a significant negative effect on the economic objectives of the SA/SEA as its additional layers of protection for heritage assets could be seen to be a barrier to encouraging economic growth, job creation and accommodating both indigenous and inward investment.

Archaeology – Assessment, Evaluation and Mitigation

No significant effects

Historic Parks, Gardens and Demesnes

No significant effects

Listed Buildings

No significant effects

Advertisement on Built Heritage Assets

No significant effects

Conservation Areas – Change of Use, Demolition and New Development

Option 2 will likely have a significant positive effect on reducing disparities in economic performance (SA/SEA objective no.20)

Non Listed Vernacular

No significant effects

Areas of Townscape / Village Character

Option 2 will likely have a significant positive effect on objectives relating to economic growth and providing opportunities for rewarding employment, SA/SEA objectives 18 & 19, as the requirement to address the redevelopment of the site for all demolition proposals will likely encourage economic growth by providing a future vision for the site that potential developers can build upon.

Enabling Development

No significant effects

Local Landscape Policy Areas

No significant effects

Mitigation

A number of minor negative effects are envisaged across the range of options suggested under the theme of Built Heritage. There is scope to ensure that the negative effects envisaged for a revised set of policies for built heritage, are properly mitigated against through appropriate criteria based policies. In addition through careful site selection and appropriate design measures there is potential to avoid or mitigate any negative effects.

2.20 Natural Heritage

International Sites

National Sites Local Sites

Local Designations

Areas of High Scenic Value (AoHSV)

Areas of Outstanding Natural Beauty

Protected Species

Other Habitats, Species or Features of Natural Heritage Importance

Reasons for Alternatives Considered

Mid Ulster District is endowed with a rich and diverse range of species, habitats, landscapes and earth science features which make up its natural heritage and add to distinguishing its special character and identity. These include sites recognised as being of local, national and international importance.

The RDS recognises that effective care of the environment provides very real benefits in terms of improving health and well-being, promoting economic development and addressing social problems which result from a poor quality environment, furthermore such assets can be used to generate and promote recreation and tourism, and generate employment.

We are the custodians of some of the best nature conservation sites in the world at International, National and local level. The key question is are we providing these sites adequate protection from a range of types of development? The issue we must address is the balance between how best to meet or development needs, whilst protecting, conserving and enhancing our environment.

We must pursue our economic and social priorities while simultaneously protecting our environmental assets. This is achieved in part by designating the best sites of local, national and international conservation importance.

Given the number and scope of alternative options that have been assessed and summarised below, discussion is focused only on those options that are likely to have a significant effect. Further details of the councils assessment is constrained within the Assessment of Alternative Matrices.

Appraisal of Policy Options

Social

International Designations

Significant positive effect of Option 2 in relation to SA / SEA objectives 2 & 3 as it would allow sites to be used for recreation and open space as well as an educational resource about flora, fauna and wildlife.

National Designations

Significant positive effect of Option 2 in relation SA / SEA objective 2 as it would afford greater protection to sites and allow them to be used as places to socialise and participate in outdoor exercise and recreation.

Local Designations

No significant effects

Areas of High Scenic Value

Significant positive effect of Option 3 in relation to SA / SEA Objective 2 as it would provide greater protection leading to greater levels of enjoyment by communities for their scenic value

Areas of Outstanding Natural Beauty

No significant effects

Protected Species

Significant negative effect of Option 2 in relation to SA / SEA objective 4 given the possibility of extensive spatial restrictions on all types of development

Other Habitats, Species or Features of Natural Heritage Importance

Significant negative effect of Option 2 in relation to SA / SEA objective 4 given the possibility of extensive spatial restrictions on all types of development.

Environmental

International Designations

Significant positive effects of Option 1 on SA / SEA objectives 11, 12 & 13 given the conservation and enhancement of biodiversity which will result, the protection afforded to international and European sites which will also enhance the character of vulnerable landscapes.

Significant positive effects of Options 2 & 3 on SA / SEA objectives 9, 11, 12 & 13 due to the restrictions being imposed on development having an impact on water quality and allowing for more protection wildlife and flora and fauna. The designation of SCA's within vulnerable areas will undoubtedly bring about an enhancement in the character of landscapes as well as protecting Mid Ulster's most historic and cultural assets.

There is also a significant positive long term effect of Option 2 in relation SA / SEA objective 17 because greater restrictions placed on development, land quality and soil resources will be preserved and enhanced, particularly over the long term.

National Designations

Significant positive effect of Option 1 in relation to SA / SEA objective 11 given the effect on conservation and enhancement of biodiversity which would be achieved through close consultation with NIEA.

Significant positive effects of Option 2 in relation to SA / SEA objective 9, 11, 12, 13 because restrictions upon development will reduce the risk of water pollution, bring benefits to preservation of flora, fauna and wildlife and protect areas of landscape character and cultural assets from inappropriate development.

Significant positive effects of Option 2 in relation to SA / SEA objective 17 as less development within national designations will minimise the loss of soil and maintain soil quality.

Local Designations

Significant positive effect of Option 1 on SA / SEA Objectives 11 & 12 because continuation of the existing policy approach will mean development is only permitted in these designations if benefits outweigh the value of the site, therefore ensuring important biodiversity interests are protected. Continuation of the existing approach will also ensure protection is afforded to sensitive sites or landscape character.

Significant positive impact of Option 2 on SA / SEA Objectives 11 & 12 the approach offers significant protection to local designations by withstanding development likely to have significant adverse effects.

Areas of High Scenic Value

Significant positive long term effect of Option 3 in relation to SA / SEA objectives 8 & 9 because this approach will mean less development which over the long term will mean less traffic and less pressure on water resources.

Significant positive effect of Option 3 in relation to SA / SEA objectives 10, 11, 12 & 13 because they would restrict development and this will improve air quality as well as protecting flora and fauna and areas of landscape character.

Significant positive effect of Option 3 in relation SA / SEA objective 17 because restrictions upon development will lead to enhancement of land quality and soil resources.

Areas of Outstanding Natural Beauty

Option 1 and Option 2 do not have any significant environmental effects

Option 3 will have significant long term positive effects in relation to SA / SEA objectives 8 & 10 because the restrictions placed on development will mean less traffic and improvements on air quality over a period of time. Also significant positive effects of Option 3 in relation to SA / SEA objectives 9, 11 & 12 because restrictions on development will mean less pressure on water resources and protection would be afforded to flora/fauna and landscape character.

Again, significant positive effects of Option 3 in relation to SA / SEA objectives 13 & 17 as it affords the highest level of protection to cultural assets through less development and also high levels of protection to land and soil quality due to restricted development. There are also long term significant positive effects of Option 3 in relation to objectives 13 & 14 because over time, less development will lead to less journeys and this will reduce the impact on climate change. Less development will also mean less impermeable surfaces and therefore less flood risk.

Protected Species

Significant positive effect of Option 2 in relation SA / SEA objective 9, 11, 12, 13 & 15 because of the greater levels of protection afforded to flora as well as landscape character via Areas of Constraint. There would also be high level of protection afforded to cultural and historic environment assets by virtue of Areas of Constraint limiting development and those limits on development would also impact positively upon land quality / soil resources and water supplies. A significant long term positive impact of Option 3 would be that the limitations on development to protect species would reduce traffic emissions.

Other Habitats, Species or Features of Natural Heritage Importance

Significant positive effect of Option 2 in relation SA / SEA objective 9, 11, 12, 13 & 15 because of the greater levels of protection afforded to flora as well as landscape character via Areas of Constraint. There would also be high level of protection afforded to cultural and historic environment assets by virtue of Areas of Constraint limiting development and those limits on development would also impact positively upon land quality / soil resources and water supplies. A significant long term positive impact of Option 3 would be that the limitations on development to protect species would reduce traffic emissions.

Economic

International Designations

Significant long term negative impacts of Option 2 in relation SA/ SEA objectives 20 & 21 because the introduction of SCA's will limit the potential for economic development bringing about growth and regeneration as well as inward investment and the availability of land for business.

National Designations

Significant long term negative impacts of Option 2 in relation SA/ SEA objectives 20 & 21 because the introduction of SCA's will limit the potential for economic development bringing about growth and regeneration as well as inward investment and the availability of land for business.

Local Designations

No significant impacts

Areas of High Scenic Value

Significant negative impact of Option 3 in relation SA / SEA Objective 21 because the effective ban on all types of development would obviously restrict economic growth. However this significant negative should be balanced against the minor positive effect of the restrictions development making the area more attractive as a tourism asset and attracting investment as a result.

Areas of Outstanding Natural Beauty

Significant negative effect of Option 3 in relation to SA / SEA Objective 21 in so far as the restrictive policy would effectively ban all types of development this limiting the potential for economic growth.

Protected Species

Significant long term negative effects of Option 3 in relation SA / SEA Objectives 18-21 in so far as the restrictions on development will in the long term, prevent development which will in turn hamper economic growth. This will then limit the potential for job creation and will create economic disparities between these areas and the rest of Mid Ulster. For all of these reasons, inward investment into the area will be less likely.

Other Habitats, Species or Features of Natural Heritage Importance

Significant long term negative effects of Option 3 in relation SA / SEA Objectives 18-21 in so far as the restrictions on development will in the long term, prevent

development which in turn could hamper economic growth. This will then limit the potential for job creation and will create economic disparities between these areas and the rest of Mid Ulster. For all of these reasons, inward investment into the area will be less likely.

Mitigation

A number of significant negative effects have been identified in terms of the economic objectives. These effects will be brought about by the introduction of Areas of Constraint under Option 2 in relation to Protected Species and Other Habitats / Species / Features of Natural Heritage Importance. Mitigation for these negative impacts can be achieved through the facilitating of economic development at more suitable locations throughout other parts of the District.

2.21 Open Space, Recreation & Leisure - Strategy

Reasons for Alternatives Considered

Open space, sport and outdoor recreation provide many cultural, social, economic and environmental benefits and contribute positively to physical and mental health and a better quality of life. The Council have a key role in the provision of recreational facilities, and other bodies such as local sports clubs, schools and colleges, and Sport NI also have an important role.

In Mid Ulster we benefit from numerous Informal and Passive Recreation facilities, well distributed throughout the District, in urban areas and in the countryside providing invaluable recreational spaces.

We also benefit from Indoor Recreation and Leisure facilities such as Cookstown, Dungannon, Magherafelt and Maghera Leisure Centres, Mid Ulster Sports Arena (MUSA) and Meadowbank Sports Arena. However those which are Council owned are largely located within the regional and small towns only, with villages not benefiting from such Council owned facilities.

In terms of our play pitch provision, if the dual use of educational facilities is considered, currently Mid Ulster is well served.

Children's play park provision in Mid Ulster could be described as deficient in some areas. Cookstown is best provided for in terms of quantum, however distribution means access is not convenient for all. Dungannon and particularly Magherafelt are deficient in quantum and distribution.

To address the key issues within Mid Ulster in terms of ensuring protection of existing areas of open space as well as ensuring that everyone has access to it, there are three options open to the Council at a strategic level;

Option 1 – Leave as is in the current area plans. This option would mean that the current zonings and protection provided by the three extant area plans would remain.

Option 2 – Plan Intervention. This option would zone land for pitches and children's play (in accordance with achieving the minimum standards) and reserve sites for leisure development.

Option 3 – Balanced approach. This approach would protect existing open space through the use of appropriate planning policy and zone new open space or indoor leisure where Mid Ulster Council is financially committed to acquiring the land.

Appraisal of the Policy Options

Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for any of the policy approaches.

Major Positive Effects (significant effects)

Options 2 and 3 are considered likely to have a significant positive effect on SA/SEA objective 2, to improve health and wellbeing of the population, as they will likely provide greater level of outdoor and indoor recreation facilities. Additional benefits may include allowing the issue of a shortage of playparks in Magherafelt Area to be specifically addressed.

In terms of SA/SEA objective 4 both options 2 & 3 are likely to have a significant positive effect in terms of providing people with the opportunity to live in a decent home by safeguarding existing open space provision and ensuring that areas of open space are an integral part of any new residential development.

Minor Positive / Negative Effects

Generally options 2 and 3 will likely provide for minor positive effects across most of the social SA/SEA objectives as they both seek to safeguard existing and designate new indoor and outdoor recreation facilities.

Option 1 scores less positively and some long term minor negatives envisaged in terms of SA/SEA objectives 2 & 4, as population continues to grow this approach may not address the identified shortage in children's play parks, particularly in the Magherafelt area.

Environmental

No likely significant positive or negative effects were identified in relation to the Environmental objectives of the SA/SEA for any of the policy approaches.

Minor Positive / Negative Effects

All 3 options are likely to be broadly positive with regards the environmental SA/SEA objectives, as all 3 seek to protect existing open space.

Economic

No likely significant positive or negative effects were identified in relation to the Economic objectives of the SA/SEA for any of the policy approaches.

Minor Positive / Negative Effects

For the most part all 3 options are envisaged to have minor positive effects on Economic SA/SEA objectives as they all, to varying degrees, will facilitate employment creation within the sport and recreation industry.

Option 3 is considered likely to have a minor negative effect in the long term on SA/SEA objective no.22, relating to efficient patterns of economic growth, given the shortfall in children's play areas and issues with their accessibility in the future.

Mitigation

Although there are no envisaged major negatives envisaged there are some minor negative effects envisaged for a small number of SA/SEA objectives. It is considered that there are no mitigation measures to alleviate the minor negatives identified under the current approach.

2.21 Open Space, Recreation and Leisure – Policy Options

Reasons for Alternatives Considered

In adopting option 3, a Balanced Approach to the issue of Open Space, Recreation and Leisure and to implement the Open Space Strategy for Mid Ulster, planning policies are necessary to ensure that adequate protection is balanced against the development of facilities to address our needs and to ensure that sites are accessible and well distributed.

To address the key issues within Mid Ulster in terms of ensuring protection of existing areas of open space as well as ensuring that everyone has access to it, there are three options open to the Council at a policy level;

Option 1 – Adopt existing policy approach. Existing policy, PPS 8, will not grant permission for development that would result in the loss of existing open space or land zoned for the provision of open space, irrespective of its physical condition and appearance. An exception to this policy is where it can be clearly shown that redevelopment will bring substantial community benefits decisively outweighing the loss of the open space. Another exception is where it can be demonstrated the loss of open space will have no significant detrimental impact on the amenity, character or biodiversity of an area subject to other alternative provision and small scale development criteria.

Option 2 – More flexible policy approach. There would still be a presumption against the loss of open space and any exception would only be accepted where demonstrated either redevelopment would bring substantial community benefit that outweighs the loss of the open space; or its loss will have no significant detrimental impact.

Option 3 – Strengthened policy approach. This option would combine the two exceptions to policy outlined by PPS 8 and SPPS. In this option the only exception to the presumption against the loss of open should be where it's demonstrated that redevelopment would bring substantial community benefit that outweighs the loss of the open space **and** (not or) where its loss will have no significant detrimental impact on open space provision, amenity, character or biodiversity of an area. Compensation for the loss of open space when required would also form part of this option.

Appraisal of the Policy Approaches

Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for any of the 3 policy approaches.

Major Positive Effects (significant effects)

Options 2 is considered likely to have a significant positive effect on SA/SEA objective 2, to improve health and wellbeing of the population, as it will likely provide more scope for development of recreational facilities outside of settlements in rural areas.

Minor Positive / Negative Effects

Generally all 3 options will likely provide for minor positive effects across most of the social SA/SEA objectives as they both seek to safeguard existing and provide for a degree of new indoor and outdoor recreation facilities.

Environmental

No likely significant negative effects were identified in relation to the Environmental objectives of the SA/SEA for any of the policy approaches.

Major Positive Effects (significant effects)

Option 2 is likely to have a significant effect on SA/SEA objective no.11, relating to the conservation and enhancement of biodiversity, as it affords stronger protection to important river corridors in addition to safeguarding semi-natural urban green spaces and informal recreational areas.

Minor Positive / Negative Effects

All 3 options are likely to broadly positive with regards the environmental SA/SEA objectives, as all 3 seek to protect existing green and blue open space.

A minor negative is considered likely in the long term with regards option 2 and its relationship with SA/SEA no.12. The removal of the cap and a more relaxed policy generally may lead to the loss of important areas of open space and result in visually obtrusive developments in rural areas, particularly in the long term.

Economic

No likely significant positive or negative effects were identified in relation to the Economic objectives of the SA/SEA for any of the policy approaches.

Minor Positive / Negative Effects

For the most part all 3 options are envisaged to have minor positive effects on Economic SA/SEA objectives as they all, to varying degrees, will facilitate employment creation within the sport and recreation industry as well as recreational tourism industry.

Mitigation

Although there are no envisaged major negatives envisaged there is one minor negative effect envisaged with regards enhancing the character and quality of landscapes and townscapes. It is considered that through proper application of policy and appropriate compensatory measures this impact could be mitigated.

2.23 Flood Risk Management

Flood Risk Management

Development in Proximity to Reservoirs

Reasons for Alternatives Considered

The term ‘*flooding*’ means the temporary covering by water of land not normally covered by water. This shall include floods from rivers, mountain torrents, Mediterranean ephemeral water courses, and may exclude floods from sewerage systems. The term ‘*flood risk*’ means the combination of the probability of a flood event and of the potential adverse consequences for human health, the environment, cultural heritage and economic activity associated with a flood event.

It is important to note that there are three key themes with regard to Flood Risk Management. These themes are:

Prevention: the avoidance of, where possible, new development in areas of flood risk; Promoting appropriate land use, agricultural and forestry practices.

Protection: Structural and non-structural measures to reduce the likelihood and impact of floods.

Preparedness: Flood warning; flood emergency planning; informing the public about flood risk and what to do in the event of a flood to their property; Adapting existing property to the risk of flooding.

Given the above, for the Mid Ulster area it is considered that there are two policy options in relation to Flood Risk Management and three options in relation to Development in Proximity to Reservoirs:

Flood Risk Management

Option 1- Retain existing policy- PPS 15 Planning and Flood Risk, policies FLD 1-4

Option 2- More restrictive approach.

Development in Proximity to Reservoirs

Option 1- Retain existing policy – FLD 5 Development in Proximity to Rivers

Option 2- Blanket Ban Approach

Option 3- No Policy on Development in Proximity to Reservoirs

Appraisal of the Policy Approaches

Social

Major Positive / Negative Effects (significant effects)

Flood Risk Management

Option 2 is likely to have a more positive effect than option 1 in terms of giving added protection to existing communities and infrastructure.

No major negative effects envisaged.

Development in Proximity to Reservoirs

There are no likely major positive or negative social effects of either option 1 or 2. However option 3, would result in an increased likelihood of flooding and cause physical damage to housing stock, particularly for those properties located within the reservoir inundation area. This option could also have localised and widespread detrimental effects on health and well-being.

Minor Positive / Negative Effects

Flood Risk Management

Options 1 and 2 will both likely have minor positive effects on the social objectives as they seek to reduce flood risk to new and existing communities and by ensuring a good quality of water supply and retention of green infrastructure.

No minor negative effects envisaged for either option.

Development in Proximity to Reservoirs.

Both options 1 and 2 will have minor positive social impacts in terms of reducing flood risk to new or existing households, infrastructure and communities. Accessibility to key services may be a minor negative effect if option 3 were to be implemented.

Environmental

Major Positive / Negative Effects (significant effects)

Flood Risk Management

Option 2 scored more positively than option 1 on the environmental objectives in terms of affording greater protection to the built environment and ensuring vulnerable landscapes are kept free from development.

No major negative effects envisaged for either option.

Development in Proximity to Reservoirs.

There are no major positive or negative environmental effects with Option 1. Option 2 has a number of positive environmental effects including improving water quality and protecting strategic networks of green and blue infrastructure. There are likely to be major environmental effects of option 3 as this approach could compromise the ability to provide sustainable sources of water supply.

Minor Positive / Negative Effects

Flood Risk Management

Option 1 is likely to have minor positive effects on SA / SEA objectives 9,11- 15 and 17 by conserving and enhancing biodiversity and that new development is directed away from areas of flooding.

No minor negative effects envisaged for either option.

Development in Proximity to Reservoirs

Generally Option 1 is likely to have a minor positive effect across many of the SA / SEA objectives by ensuring that new development is directed away from flood risk areas unless specified criteria are met. Option 2 will also have minor positive effects by preventing development within flood inundation areas. Option 3 would likely have a few negative impacts on local biodiversity and could increase the potential for historical and cultural assets to be impacted upon.

Economic

Major Positive / Negative Effects (significant effects)

Flood Risk Management

No major positive / negative effects for either option.

Development in Proximity to Reservoirs

No major positive / negative effects for Options 1 or 2. Option 3 could have a major impact as policy which allows business development within reservoir inundation areas would not be sustainable in the long term.

Minor Positive / Negative Effects

Flood Risk Management

With regard to encouraging efficient patterns of movement in support of economic growth both options are likely to have minor positive effects. Option 1 has minor positive effects in terms of ensuring new business is located away from flood plains or within flood risk areas subject to appropriate flood alleviation measures thereby allowing for some development in defended brownfield sites in certain circumstances.

As option 2 is a more stricter policy this may likely have minor negative economic effects on SA / SEA objectives 19-21 as it could stifle development and create uncertainty and / or delay application processing times.

Development in Proximity to Reservoirs

Both options 1 and 2 will have minor positive effects in terms of encouraging sustainable economic growth. Option 2 could potentially have a negative economic effect as it would restrict development in areas where it had been deemed acceptable. Regards Option 3, there would be a lot of uncertainty and may depend on the extent of inundated areas.

Mitigation

Flood Risk Management - Although there are no envisaged major negatives for either option there are some minor negative effects envisaged for a small number of economic SA/SEA objectives in option 2. It is considered that there are no mitigation measures to alleviate the minor negatives identified in option 2.

Development in Proximity to Reservoirs- Option 3, the preferred option, could result in major social, environmental and economic effects. Under this approach Mid Ulster would not provide operational policy on development in proximity to reservoirs. However this option would not result in a policy void since operational planning policy contained within PPS 15 remains in place until the Plan Strategy is adopted and Strategic Policy is contained within the SPPS.

It is hoped that this matter will have been progressed further with Rivers Agency by the time that the plan strategy is published and that an agreed and workable solution will have been arrived at.

2.24 Waste Management

Reasons for Alternatives Considered

Waste management makes an important contribution towards sustainable development in the Mid Ulster District. The aim of sustainable development is supported by government policy such as The Waste Framework Directive and the Northern Ireland Waste Management Strategy.

The EU Waste Framework Directive has a target to increase recycling rates to 50% of household waste by 2020. In NI the amount of household waste recycled has doubled from 18.2% in 2004/2005 to 40.6% in 2013/2014. In Mid Ulster District, recycling rate of household waste has roughly matched the NI figure, with 23.9% in 2004/2005 and 46.1% in 2013/2014.

The EU Landfill Directive set a target to reduce municipal waste going to landfill to 50% of 1995 production levels by 2013. Mid Ulster District achieved the 2013 target with 48.6% in 2013/2014. The focus for the District therefore is to maintain this decrease and meet the target of 35% of 1995 production levels by 2020.

In February 2016, a Joint Waste Management Plan was prepared by Mid Ulster District Council, Omagh and Fermanagh Council and Armagh City, Banbridge and Craigavon Borough Council. The plan sets out joint arrangements for the management of controlled waste arising within the Joint Councils over the period 2016 to 2020. The objectives of the Joint Waste Management Plan are as follows.

- To minimise the amount of waste produced within the region;
- To maximise resource efficiency;
- To minimise the amount of waste disposed of to landfill;
- To minimise environmental impacts;
- To let contracts either separately or collectively to meet the needs of the councils;
- To ensure that the identified services are in place in time to enable councils to meet their statutory targets and obligations;
- To ensure that the actions and measures identified in the Plan are deliverable, practical and affordable.

To address the issues outlined and to meet these objectives it is considered that there are 2 options to the policy approach in relation to Waste Management;

Option 1 – Adopt existing policy approach.

Option 2 – Tailor existing policy. This option would remove those general policy considerations that apply to all development and also remove the policy relating to Land Improvement thereby aligning with the SPSS.

Appraisal of the Policy Options

Social

No likely significant negative effects were identified in relation to the Social objectives of the SA/SEA for either of these policy approaches.

Major Positive Effects (significant effects)

Options 2 is considered likely to have a significant positive effect on SA/SEA objective 2, as with less focus on landfilling and greater emphasis on recycling, there is less

potential for pollution to air, land and water or contamination of plants or animals and therefore potentially more positive effects on health and wellbeing.

Minor Positive / Negative Effects

Where options 1 & 2 are considered to have an effect on the social SA/SEA objectives there are considered to be generally positive as both options seek to manage waste in a sustainable manner and promote the location of such facilities at easily accessible locations.

Environmental

No likely significant negative effects were identified in relation to the Environmental objectives of the SA/SEA for any of the policy approaches.

Major Positive Effects (significant effects)

Options 1 & 2 are likely to have a significant positive effect on SA/SEA objective no.14, relating to climate change and reduce vulnerability to climate change, as they both have the potential to contribute positively to climate change through the link to emissions of GHG from landfill sites and energy use.

Both options have the potential to have minor positive effect on SA/SEA objective no.16, the overall of production of waste. Option 1 will have a significant positive effect due to its emphasis on the waste management hierarchy and helps facilitate a Reduce, Reuse, Recycle approach to waste management. It supports new or enhanced waste facilities that will in turn assist in increasing rates of waste recycling and recovery. Option 2 will also have a significant positive effect as it is set in the context of the Northern Ireland Waste Management Strategy 'Delivering Resource Efficiency' which emphasises waste as a resource and an opportunity. The strategy recognises that smarter use of scarce resources is both a strategic necessity and an economic opportunity.

It is likely that both options 1 & 2 will have a significant positive effect in the long term on the conservation and enhancement of land quality (SA/SEA objective no.17), as both will ensure the closure of the remaining landfill sites within the district, in line with the waste management hierarchy, thereby reducing the risk of land contamination.

Minor Positive / Negative Effects

It is considered that both approaches could have a minor negative effect on a number of environmental SA/SEA objectives. Both options will likely impact negatively on the effect of traffic on the environment (SA/SEA objective no.8) as waste production is likely to increase as the population increases, thereby producing more haulage journeys.

Both options are envisaged to impact negatively on SA/SEA objectives nos. 9 & 10, relating to water quality and air quality respectively. Problems can arise from surface water run-off, landfill leachate and the discharge of wastewater from waste management operations such as composting and recycling plants. In terms of air quality both options have the potential to create dust, noise and odours and as such have both been scored a minor negative as there is potential to control these effects through planning conditions and the waste management licensing regime.

Economic

No likely significant negative effects were identified in relation to the Economic objectives of the SA/SEA for any of the policy approaches.

Major Positive Effects (significant effects)

Option 2 has been given a significant positive scoring for SA/SEA objection no.18, to encourage sustainable economic growth, as the waste management strategy recognises that the smarter use of scarce resources is both a strategic necessity and an economic opportunity and it is likely that this approach can play its part in the creation of 'green' jobs in the future.

It is considered that option 2 will have a significant positive effect in encouraging indigenous and inward investment as this approach can facilitate the creation of job opportunities in the waste management sector as dealing with waste is increasingly seen as an opportunity, rather than a necessity.

Minor Positive / Negative Effects

It is likely that both options could have minor positive effects on Economic SA/SEA objectives as they both will facilitate employment creation within the waste management industry.

Mitigation

Although there are no envisaged major negatives envisaged there are a number of negative effects envisaged with regards the environmental SA/SEA objectives. However both approaches allow for mitigation through measures such as; appropriate planning conditions, the waste management licensing regime and importantly the impact of new facilities would depend very much on their exact location.

2.25 Special Policy Areas at Coalisland & Maghera

Reasons for Alternatives Considered

Coalisland

Option - The introduction of Special Policy Area for Recreation and Economic Development in Coalisland.

In Coalisland a Special Policy Area is suggested as a potential location for Recreation and Mixed Use/Economic Development. The land lies outwith the settlement limit of the town and is the subject of a proposal for development of this nature. The views of the public are sought on the introduction of this Special Policy Area in Coalisland.

Maghera

Option - The introduction of Policy Area for Economic Development at the former High School Site in Maghera.

In Maghera a Special Policy Area is suggested for a potential location for Economic Development. The site is located within the settlement limit of Maghera and it lies within a Local Landscape Policy Area. The views of the public are sought on the introduction of this Special Policy Area in Maghera.

The above potential zoning options have been summarised together generally below;

Appraisal of the Policy Options

Social

Major Positive / Negative Effects (significant effects)

Coalisland

No significant likely positive or negative effects envisaged for this option across the Social SA/SEA objectives.

Maghera

No significant likely positive or negative effects envisaged for this option across the Social SA/SEA objectives.

Minor Positive / Negative Effects

Coalisland

This option is likely to have a minor positive effect across the majority of the Social SA/SEA objectives as it seeks to facilitate employment creation and improvement in wages through economic development. In addition potential recreational development may lead to the encouragement of community participation leading to a reduction in social exclusion. However the potential loss of a Site of Local Nature Conservation may reduce public interaction in this area.

Maghera

This option is likely to have a minor positive effect across the majority of the Social SA/SEA objectives as it seeks to facilitate employment creation and improvement in wages through economic development. In addition this will likely have a direct positive link to related social objectives, such as improving education and skills and promotion of a more equal and inclusive society.

It is likely that there may be a minor negative with regards the potential loss of a Major Area of Open Space may have negative impacts on the health and wellbeing of the population by discouraging physical activity.

Environmental

Major Positive / Negative Effects (significant effects)

Coalisland

No significant positives are envisaged for this option.

This option will likely have a significant negative effect on SA/SEA objective no.11, to conserve and enhance biodiversity, due to potential impacts on existing biodiversity from proposed economic and recreational development through the loss of a Site of Local Nature Conservation Importance and close proximity to a Local Landscape Policy Area. The proposed policy area site is in close proximity to the Torrent River, along which, is a long established woodland, any development may have negative impacts on this site.

Maghera

No significant positives are envisaged for this option.

This option will likely have a significant negative effect on SA/SEA objective no.12, to maintain / enhance the character and quality of landscapes/townscapes, as the potential loss of designated area of major open space and local landscape policy area, has the potential to impact negatively upon urban and rural landscapes.

Minor Positive / Negative Effects

Coalisland

This option is likely to have generally negative effects across the majority of Environmental SA/SEA objectives due to the potential loss of a Site of Local Nature Conservation Importance and close proximity to a Local Landscape Policy Area.

Maghera

This option is likely to have generally negative effects across the majority of Environmental SA/SEA objectives due to the potential loss of a major area of open space as designated on the Magherafelt Area Plan 2015 and potential impact on LLPA. The proposed policy area site is also in close proximity to Ballynahone Bog which benefits from SAC, ASSI and RAMSAR designation, any development may have negative impacts on this site.

Also potential negative impact in relation to SA/SEA objective no.15, to reduce flood risk, as the entire southern portion of the proposed site is located within a present day floodplain and present day surface water area as detailed on flood maps published by the Department of Infrastructure. Any proposed development may potentially lead to increased flood risk and risks associated with adverse consequences of flooding.

Economic

Major Positive / Negative Effects (significant effects)

Coalisland

This option is likely to have a significant positive effect on SA/SEA objective no. 21, to encourage indigenous and inward investment, through the provision of adequate economic and recreational development land locally for Coalisland, contributing to Mid Ulster as a whole over the plan period.

Maghera

This option may have a significant positive impact on the Economic SA/SEA objectives, as the introduction of a policy area to promote economic development has the potential to have a positive impact in the local area and the district as a whole by encouraging both inward and indigenous investment for the creation of employment opportunities.

Minor Positive / Negative Effects

Coalisland

It is considered that this option will generally have a minor positive impact across the majority of the Economic objectives as it provides sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration and may provide the opportunity for rewarding and satisfying employment.

Maghera

Likely to have a major positive effect through the provision of adequate economic development land locally for Maghera contributing to Mid Ulster as a whole over the plan period.

Mitigation

Coalisland

The proposed policy area site is in close proximity to the a number of important environmental assets and any development may have negative impacts on this site, however compatible forms of sensitive recreational development may be possible to mitigate any potential negative effects.

Maghera

Significant portion of the site lies within the designated floodplain and mitigation measures may be considered, including consideration of compatible forms of sensitive recreational development.

3 Next Stages - Consulting on the SA Interim Report

This SA/SEA Interim Report, consisting of the SA/SEA Scoping Report and appraisal of alternatives will be published for consultation along with the Preferred Options Paper (POP). This will facilitate a more meaningful public consultation process by enabling interested parties to make more informed judgements when submitting representations on the POP.

The POP and the Interim SA/SEA are consultation papers to promote debate on issues of strategic significance which are likely to influence the shape of future development within Mid Ulster. The intention is to stimulate a wide-ranging, yet focused, debate and encourage feedback from a wide variety of interests. Any representations or views received as a consequence of its publication will be considered whilst formulating the Draft Plan Strategy. Further details of the above community consultation process are set out in greater detail within the Council's Statement of Community Involvement.²

² Statement of Community Involvement (SCI) for the new Mid Ulster Local Development Plan 2030 and Development Management Functions, May 2016. <https://www.midulstercouncil.org/getmedia/f96377b0-910f-4b9f-b14a-cd8f28beb249/Statement-of-Community-Involvement-with-appendices.pdf?ext=.pdf>

Appendix A

Assessment of Options

Compatibility Matrices

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo – Equitable split for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS, equitable split to settlements and remainder to countryside				Balance between Approach 1 and 2 – growth still focused on the hubs but smaller settlements and rural areas also sustained.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				This option is likely to ensure those residents in rural areas have access to housing and not just urban areas so there is likely to be lower social exclusion.				This option is likely to ensure everyone has access to houses but those in rural areas may feel more socially excluded as only 7% is allocated to rural areas and 33% to settlements.				Broadly positive outcomes through provision of new homes that meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
2. To improve the health and wellbeing of the population				Broadly positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Greater potential for negative impacts in urban areas/designated settlements, for example, via noise and nuisance in urban areas/designated settlements possibly outweighed by greater accessibility to leisure and social facilities and scope for mitigation for example increase levels of open space. The need for green spaces are becoming increasingly important to the wellbeing of inhabitants in urban areas. As densities increase, these spaces may be lost. Extent of impact will be governed by both site specific housing zonings and application of prevailing regional policy on Open space and Recreation.				Broadly positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Greater potential for negative impacts in urban areas/designated settlements, for example, via noise and nuisance in urban areas/designated settlements possibly outweighed by greater accessibility to leisure and social facilities and scope for mitigation for example increase levels of open space. The need for green spaces are becoming increasingly important to the wellbeing of inhabitants in urban areas. As densities increase, these spaces may be lost. Extent of impact will be governed by both site specific housing zonings and application of prevailing regional policy on Open space and Recreation.				Broadly positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Greater potential for negative impacts in urban areas/designated settlements, for example, via noise and nuisance in urban areas/designated settlements possibly outweighed by greater accessibility to leisure and social facilities and scope for mitigation for example increase levels of open space. The need for green spaces are becoming increasingly important to the wellbeing of inhabitants in urban areas. As densities increase, these spaces may be lost. Extent of impact will be governed by both site specific housing zonings and application of prevailing regional policy on Open space and Recreation.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
3. To improve the education and skills of the population				Increased activity in the construction sector will provide greater opportunities for development of skills associated with jobs in this employment sector.				Increased activity in the construction sector will provide greater opportunities for development of skills associated with jobs in this employment sector.				Increased activity in the construction sector will provide greater opportunities for development of skills associated with jobs in this employment sector.
4. To provide everybody with the opportunity to live in a decent home				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
5. To reduce crime and anti-social activity				Overall, this aspect of the plan strategy will have a minimal effect on crime and anti-social activity. This issue is largely dictated by matters outside of the plan process such as Policing and Community Safety Partnerships. The plans influence will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety.				Overall, this aspect of the plan strategy will have a minimal effect on crime and anti-social activity. This issue is largely dictated by matters outside of the plan process such as Policing and Community Safety Partnerships. The plans influence will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety.				Overall, this aspect of the plan strategy will have a minimal effect on crime and anti-social activity. This issue is largely dictated by matters outside of the plan process such as Policing and Community Safety Partnerships. The plans influence will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is likely to ensure that all sectors of the Mid Ulster community have access to housing. Also that there is adequate provision for those who want to live in settlements and the countryside and ensuring vibrant rural communities.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people. However this option may also be negative those living in rural areas as this approach has a strong urban focus.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
7. To improve accessibility to key services, especially for those most in need				Greater focus on housing allocations in rural areas and settlements will lead to less accessibility to key services such as health and education facilities.				With a greater urban focus and associated better public transport infrastructure there is greater accessibility to leisure, community, social, shopping and employment facilities.				This option ensures a balanced approach and both urban and rural residents have access to key services such as health and education.
8. To reduce the effect of traffic on the environment				This option allows for a greater focus on housing in rural areas and settlements, thus there will be more car journeys.				A stronger urban focus = greater accessibility to services = lesser journeys plus shorter journey times.				A stronger urban focus = greater accessibility to services = lesser journeys plus shorter journey times.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative implications in terms of water pollution, particularly for development outside of settlements relying on non-mains sewerage i.e. assuming there are adequate WWTW facilities in urban areas. There is greater potential for run-offs and localised flooding in urban, built up areas, although potential for mitigation via the SUDS systems and permeable surfaces. Application of local policy re: flooding may dictate how effective this is. Location of housing zonings can ensure areas prone to flooding are kept free from development.				Likely to have minimal impact on water quality and water resources.				Likely to have minimal impact on water quality and water resources.
10. To improve air quality				Increase in housing numbers generally = greater household emissions and consequent negative impact on air quality. Potential for increase in AQMA's with more urban focus, and increased traffic emissions.				Increase in housing numbers generally = greater household emissions and consequent negative impact on air quality. Potential for increase in AQMA's with more urban focus, and increased traffic emissions.				Increase in housing numbers generally = greater household emissions and consequent negative impact on air quality. Potential for increase in AQMA's with more urban focus, and increased traffic emissions?

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
11. To conserve and enhance biodiversity				This option focuses on more housing within rural areas and settlements as opposed to an urban focus. This would mean more development on greenfield sites and this would disturb flora, fauna and wildlife.				Greater opportunity to protect and enhance biodiversity when housing focused on hubs away from greenfield sites. Developments in close proximity to ecologically sensitive sites can give rises to significant environmental pressures. Increase population densities in main hubs can result in loss of biodiversity value within these areas, loss of green space and loss of common urban species eg.bats. Local policies re open space and natural heritage should provide sufficient safeguards.				Greater opportunity to protect and enhance biodiversity when housing focused on hubs away from greenfield sites. Developments in close proximity to ecologically sensitive sites can give rises to significant environmental pressures. Increase population densities in main hubs can result in loss of biodiversity value within these areas, loss of green space and loss of common urban species eg.bats. Local policies re open space and natural heritage should provide sufficient safeguards.
12. To maintain and enhance the character and quality of landscapes and townscapes				This option focuses on more housing within rural areas and settlements as opposed to the main towns. This would mean more development on greenfield sites and this would have a negative impact on the the visual amenity and character of rural areas.				Less housing development in rural locations will help maintain landscape quality. Also greater opportunity for introducing designations that will protect and enhance landscape/townscape quality.				Less housing development in rural locations will help maintain landscape quality. Also greater opportunity for introducing designations that will protect and enhance landscape/townscape quality. This option still has an urban focus but that housing is still needed in rural areas

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This option would propose more housing in rural areas and settlements and these locations naturally contain most of Mid Ulster's historical assets and there is more potential for them to be negatively impacted				With a greater urban focus there will also be pressure on built heritage in towns. Mitigation will be appropriate policies i.e. buffer zonings				With a greater urban focus there will also be pressure on built heritage in towns. Mitigation will be appropriate policies i.e. buffer zonings
14. To reduce contributions to climate change and reduce vulnerability to climate change				Increasing the number of houses means more household emissions, more applications. Application of policies regarding flood risk can mitigate against effects of climate change i.e. increased flood risk				Increasing the number of houses means more household emissions, more applications. Application of policies regarding flood risk can mitigate against effects of climate change i.e. increased flood risk				Increasing the number of houses means more household emissions, more applications. Application of policies regarding flood risk can mitigate against effects of climate change i.e. increased flood risk
15. To reduce flood risk and the adverse consequences of flooding				Potential for increase in overland flow, particularly in urban context - Extent will depend on application of local policies such as PPS 15 flood risk, SUDS systems and permeable/semi-permeable surfaces.				Potential for increase in overland flow, particularly in urban context - Extent will depend on application of local policies such as PPS 15 flood risk, SUDS systems and permeable/semi-permeable surfaces.				Potential for increase in overland flow, particularly in urban context - Extent will depend on application of local policies such as PPS 15 flood risk, SUDS systems and permeable/semi-permeable surfaces.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
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	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents
17. To conserve and enhance land quality and soil resources				Development on greenfield sites will have a more negative impact when compared with development of brownfield sites as it may result in the loss of the best and most versatile land.				There may also be more opportunities for environmental enhancement within built up areas. Given the evidence gap in relation to contaminated land sites, their decontamination is dealt with on case by case basis, and the impact of the plan would be negligible.				There may also be more opportunities for environmental enhancement within built up areas. Given the evidence gap in relation to contaminated land sites, their decontamination is dealt with on case by case basis, and the impact of the plan would be negligible.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
18. To encourage sustainable economic growth				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors. This option will also ensure that there is adequate housing provision for those in rural areas and helping maintain the rural economy for those who want to live and work here				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors.				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors.
19. To offer everybody the opportunity for rewarding and satisfying employment				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors.				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors. With a greater urban focus this will also be easier access to jobs located within the hubs				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors. With a greater urban focus this will also be easier access to jobs located within the hubs
20. To reduce disparities in economic performance and promote sustainable regeneration				This option is likely to promote regeneration in rural areas and small settlements and assist in addressing the disparity between urban and rural areas in Mid Ulster				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors.				Ensuring adequate housing is provided over the plan period will have an overall positive impact on the construction industry and related employment sectors.

Assessment of Housing Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Status Quo - 'Fair share' allocation for all settlements based on 2011 housing projections. Remainder allocated to countryside.				Urban focus - 60% to Hubs as per RDS and 'fair share' to settlements and remainder to countryside				Balance between approach 1 and 2. 43.6% going to hubs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				This option is likely to have positive outcomes in terms of indigenous and inward investment.				This option is likely to have positive outcomes in terms of indigenous and inward investment.				This option is likely to have positive outcomes in terms of indigenous and inward investment.
22. To encourage efficient patterns of movement in support of economic growth				This option is likely to lead to more housing in rural areas and small settlements so there will be an increased number of car journeys in the countryside to get to employment and facilities in the main towns				Greater allocation to the main towns is likely to mean greater accessibility to employment and public transport routes.				Greater allocation to the main towns is likely to mean greater accessibility to employment and public transport routes.

Summary

Social

All 3 options recognise the impact that housing can have on people's lives and that it plays a significant role in shaping our lives and our communities. Thus all options will assist in reducing social exclusion, improving a sense of community and education and skills.

Approach 3 provides the most balanced approach as there is still an urban focus but this will not impose greater constraint on the rural areas and this will ensure the vitality and viability of the rural communities in Mid Ulster.

Environmental

Approach 1 is likely to have negative environmental effects as there will be a greater focus on rural areas and this will have a greater impact on biodiversity, traffic, waste and landscape.

Approaches 2 and 3 are likely to have more positive impacts on the environment as there is a greater urban focus so less impact on the landscape and biodiversity.

Economic

All 3 options are broadly positive on improving economic objectives within Mid Ulster as they are facilitating housing which will create jobs within the construction and related industry.

All approaches all recognise that facilitating housing can also assist in regenerating an area and stimulating economic growth and it keeps places alive where people want to live and work.

Assessment of Options Housing Growth Options at Magherafelt

KEY																
SA / SEA Objectives	Approach 1. Lands East of Roshure Road and Northwest of 'Mossbawn' housing development				Approach 2. Lands to the South of Mullaghboy Road accessed from existing housing zone MT25				Approach 3 Lands West of Coolshiney Heights and South of Megary Road				Approach 4 Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups , social housing, housing suitable for elderly, small families, single people.				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups , social housing, housing suitable for elderly, small families, single people.				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups , social housing, housing suitable for elderly, small families, single people.				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups , social housing, housing suitable for elderly, small families, single people.
2. To improve the health and wellbeing of the population				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g.. leisure and social facilities and adequate open space provision.				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g.. leisure and social facilities and adequate open space provision.				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g.. leisure and social facilities and adequate open space provision.				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g.. leisure and social facilities and adequate open space provision.
3. To improve the education and skills of the population		N/R				N/R				N/R				N/R		
4. To provide everybody with the opportunity to live in a decent home				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
5. To reduce crime and anti-social activity				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety
6. To encourage a sense of community and promote a more equal and inclusive society				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
7. To improve accessibility to key services, especially for those most in need				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure and more sustainable movement patterns.				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure and more sustainable movement patterns.				Likely to have neutral effect due to distance from town centre and less accessibility to key services				Likely to have neutral effect due to distance from town centre and less accessibility to key services
8. To reduce the effect of traffic on the environment				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% V57% - NISRA). Given its proximity to the town centre this option has greater potential than options 3 and 4 to offset increase in car travel by supporting more 'sustainable' patterns of travel. Policy can provide some mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% V57% - NISRA). Given its proximity to the town centre this option has greater potential than options 3 and 4 to offset increase in car travel by supporting more 'sustainable' patterns of travel. Policy can provide e mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% V57% - NISRA). Policy can provide some mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% V57% - NISRA). Policy can provide some mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.

Assessment of Options Housing Growth Options at Magherafelt

KEY																
SA / SEA Objectives	Approach 1. Lands East of Roshure Road and Northwest of 'Mossbawn' housing development				Approach 2. Lands to the South of Mullaghboy Road accessed from existing housing zone MT25				Approach 3 Lands West of Coolshiney Heights and South of Megary Road				Approach 4 Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works.				Additional housing will naturally result in increased water consumption. It will also put added strain on existing Waste Water Treatment Works.				Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works.				Additional housing will naturally result in increased water consumption. It will also put added strain on existing Waste Water Treatment Works.
10. To improve air quality				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments. This will encourage people to use their car less so reducing emissions of key pollutants.				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments and requiring the use of alternative modes of transport to provide access for those without a vehicle.				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments. This will encourage people to use their car less so reducing emissions of key pollutants.				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments and requiring the use of alternative modes of transport to provide access for those without a vehicle.
11. To conserve and enhance biodiversity				Likely negative effect, due to encroachment on nearby sounding hill quarry and adjacent habitats. Potential for mitigation, for e.g. through identification of features that can be incorporated into the design and layout of the overall development in a suitable manner.				Although no significant constraints identified, a negative effect is likely due to loss of greenfield land. There is potential for mitigation for e.g. by identification of features that can be incorporated into the design and layout of the overall development in a suitable manner.				Likely negative effect, particularly due to loss of greenfield land and potential encroachment on linear landscape feature and two blocks of woodland .Potential for mitigation for e.g. identification of features that can be incorporated into the design and layout of the overall development in a suitable manner.				Likely negative effect, particularly due to loss of greenfield land, and potential encroachment on priority grassland habitat. Potential for mitigation for e.g. identification of features that can be incorporated into the design and layout of the overall development in a suitable manner.
12. To maintain and enhance the character and quality of landscapes and townscapes				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This can enhance the character of landscapes and townscapes reducing/or offsetting negative effects.				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This can enhance landscapes and townscapes reducing/or offsetting negative effects.				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This can enhance the character of landscapes and townscapes reducing/or offsetting negative effects.				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This can enhance the character of landscapes and townscapes reducing/or offsetting negative effects.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral effect.				Likely neutral effect.				Potentially negative effect. This option may impact on a historic settlement cluster which has influenced the evolution of local landscape character. Potential for mitigation by protecting and incorporating identified features into the design and layout of the overall development in a suitable manner. This approach can ensure negative impacts are avoided, mitigated (for e.g., by restricting extent of any zoning and include buffer area), and in some cases enhanced.				Likely neutral effect.

Assessment of Options Housing Growth Options at Magherafelt

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SA / SEA Objectives	Approach 1. Lands East of Roshure Road and Northwest of 'Mossbawn' housing development				Approach 2. Lands to the South of Mullaghboy Road accessed from existing housing zone MT25				Approach 3 Lands West of Coolshiney Heights and South of Megary Road				Approach 4 Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling.				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling.				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling.				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling.
15. To reduce flood risk and the adverse consequences of flooding				likely neutral effect. Not within a flood risk areas. Surface water flooding can generally be mitigated and should not cause significant constraints on development.				likely neutral effect. Not within a flood risk areas. Surface water flooding can generally be mitigated and should not cause significant constraints on development.				likely neutral effect. Not within a flood risk areas. Surface water flooding can generally be mitigated and should not cause significant constraints on development.				likely neutral effect. Not within a flood risk areas. Surface water flooding can generally be mitigated and should not cause significant constraints on development.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.
17. To conserve and enhance land quality and soil resources				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.
18. To encourage sustainable economic growth				Likely positive effect on this objective, and on the construction sector in particular.				Likely positive effect on this objective, and on the construction sector in particular.				Likely positive effect on this objective, and on the construction sector in particular.				Likely positive effect on this objective, and on the construction sector in particular.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive effect on the economy by facilitating regeneration.				Likely to have a positive effect by facilitating regeneration.				Likely to have a positive effect on the economy by facilitating regeneration.				Likely to have a positive effect by facilitating regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure more sustainable movement patterns.				Likely to have a positive effect due to proximity to town centres, greater accessibility to services, use of existing infrastructure more sustainable movement patterns				Likely to have to have neutral effect due to distance from town centre.				Likely to have to have neutral effect due to distance from town centre.

Assessment of Options Housing Growth Options at Magherafelt

													KEY						
													+	-	0	?	++	---	N/R
													Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship
SA / SEA Objectives	Approach 1. Lands East of Roshure Road and Northwest of 'Mossbawn' housing development				Approach 2. Lands to the South of Mullaghboy Road accessed from existing housing zone MT25				Approach 3 Lands West of Coolshiney Heights and South of Megary Road				Approach 4 Lands East of Magherafelt along the Aughrim Road directly outside existing settlement Limits						
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments			

Summary

Social

All options have the potential to have positive social effects in relation to improving wellbeing, reducing poverty and social exclusion, community inclusiveness and providing opportunities to live in a decent home. Options 1 and 2 score slightly better due to their greater accessibility to the town centre and the public transport network.

Environmental

The environmental impacts are likely to be broadly negative for all 4 options. Options 1, 3 and 4 have potential to have significant adverse effects on areas of nature conservation although this will depend on the extent and direction of growth. Option 3 has potential to negatively impact on a historic settlement cluster that has influenced the evolution of local landscape character. There is scope however to mitigate or avoid.

Economical

All options have the potential to have positive economic effects by facilitating regeneration and growth in the construction sector in particular and encouraging local investment.

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of OrritorRoad)			
	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups , social housing, housing suitable for elderly, small families, single people.
2. To improve the health and wellbeing of the population				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g.. leisure and social facilities and adequate open space provision.
3. To improve the education and skills of the population		N/R		
4. To provide everybody with the opportunity to live in a decent home				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
5. To reduce crime and anti-social activity				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of Orritor Road)			
	Short Term	Med Term	Long Term	Comments
6. To encourage a sense of community and promote a more equal and inclusive society				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
7. To improve accessibility to key services, especially for those most in need				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure and more sustainable movement patterns.
8. To reduce the effect of traffic on the environment				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% V57% - NISRA). Given its proximity to the town centre this option has potential to offset increase in car travel by supporting more sustainable patterns of travel. Policy can provide some mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works.

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of OrritorRoad)			
	Short Term	Med Term	Long Term	Comments
10. To improve air quality				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments. This will encourage people to use their car less so reducing emissions of key pollutants.
11. To conserve and enhance biodiversity				Potentially significant negative impact. This area drains into the Upper Ballinderry Special area of Conservation and ASSI. One of the designation features is the Fresh Water Pearl Mussel (Margaretifera Margaretifera), which is highly sensitive to poorer water quality. Significant mitigation will be required to ensure large scale development in this area does not impact on downstream river quality for example, site specific Key site Requirements for SUDS system and large buffers to the tributaries within the developments to treat surface water run-off.
12. To maintain and enhance the character and quality of landscapes and townscapes				It is inevitable that any new development, particularly if greenfield land, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This approach can leads to enhancing the character of landscapesand townscapes reducing/or offsetting negative effects.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral effect. No significant constraintsidentified.

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of Orritor Road)			
	Short Term	Med Term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increased overland flow. Not within a flood risk area. Surface water flooding can generally be mitigated and should not cause significant constraints on development.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect. Any increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.
17. To conserve and enhance land quality and soil resources				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.
18. To encourage sustainable economic growth				Likely positive effect on this objective, and on the construction sector in particular.

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of Orritor Road)			
	Short Term	Med Term	Long Term	Comments
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive effect on the economy and on the construction sector in particular.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive effect on the economy by facilitating regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive effect on the economy and on the construction sector in particular.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure more sustainable movement patterns.

Assessment of Housing Growth Options at Cookstown

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands Northwest of Cookstown, (North and South of Orritor Road)			
	Short Term	Med Term	Long Term	Comments

Summary

Social

There is potential to have positive social effects in relation to improving wellbeing, reducing poverty and social exclusion, community inclusiveness and providing opportunities to live in a decent home.

Environmental

NIEA have highlighted the potential for significant adverse environmental impacts as the area drains into the Upper Ballinderry Special Area of Conservation and ASSI. Significant mitigation would be required to ensure development of this area would not impact on downstream river quality such as the use of SUDS and large buffers to the tributaries within the developments to treat surface water run-off.

Economic

There is potential for positive economic effects by facilitating regeneration and growth in the construction sector in particular and encouraging local and foreign investment.

Assessment of Housing Growth Options at Dungannon

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands North and South of Bush Road			
	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely positive outcomes through provision of new homes. Mixed housing tenure can help meet the needs of different groups, social housing, housing suitable for elderly, small families, single people.
2. To improve the health and wellbeing of the population				Likely positive impacts on human health through provision of new homes to meet the needs of different groups, e.g. elderly, small families, single people. Potential negative impacts for example, via noise and nuisance in densely populated areas outweighed by greater accessibility to key services e.g. leisure and social facilities and adequate open space provision.
3. To improve the education and skills of the population		N/R		
4. To provide everybody with the opportunity to live in a decent home				Broadly positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.
5. To reduce crime and anti-social activity				Impact will largely depend on how relevant policies are applied on a case by case basis, for example in terms of how the layout of a development can deter crime and promote personal safety.
6. To encourage a sense of community and promote a more equal and inclusive society				Potentially positive through provision of new homes to meet the needs of different groups e.g., social housing, housing for elderly, small families, single people.

Assessment of Housing Growth Options at Dungannon

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Short Term	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure and more sustainable movement patterns.
8. To reduce the effect of traffic on the environment				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% v's 57% - NISRA). Given its proximity to the town centre this option has potential to offset increase in car travel by supporting more 'sustainable' patterns of travel. Policy can provide some mitigation by requiring schemes to demonstrate movement patterns that support walking and cycling.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works.
10. To improve air quality				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments. This will encourage people to use their car less so reducing emissions of key pollutants.

Assessment of Housing Growth Options at Dungannon

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands North and South of Bush Road			
	Short Term	Med Term	Long Term	Comments
11. To conserve and enhance biodiversity				Likely negative effect. Although no significant constraints identified, likely negative impact due to potential loss of trees/hedgerow and natural habitats.
12. To maintain and enhance the character and quality of landscapes and townscapes				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. There is potential for mitigation by requiring housing developments to be designed drawing upon on the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This approach can leads to enhancing the character of landscapes and townscapes reducing/or offsetting negative effects.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral effect. No significant constraints identified
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling application of polices requiring.

Assessment of Housing Growth Options at Dungannon

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Phase 2 lands North and South of Bush Road			
	Short Term	Med Term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increased overland flow. Not within a flood risk area. Surface water flooding can generally be mitigated and should not cause significant constraints on development.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect. Any increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.
17. To conserve and enhance land quality and soil resources				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources.
18. To encourage sustainable economic growth				Likely positive effect on this objective, and on the construction sector in particular.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive effect on the economy and on the construction sector in particular.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive effect on the economy by facilitating regeneration.

Assessment of Housing Growth Options at Dungannon

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Short Term	Med Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive effect on the economy and on the construction sector in particular.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a positive effect due to proximity to town centre, greater accessibility to services, use of existing infrastructure and more sustainable movement patterns.

Summary

Social

There is potential to have positive social effects in relation to improving wellbeing, reducing poverty and social exclusion, community inclusiveness and providing opportunities to live in a decent home.

Environmental

Although there is potential for some negative environmental effects it is considered at this stage that these are unlikely to be significant.

Economical

There is potential for positive economic effects by facilitating regeneration and growth in the construction sector in particular and encouraging local and foreign investment.

Assessment of Economic Development Strategic Options

KEY

+	-	0	?	++	Major	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		No Relationship

SA / SEA Objectives	Approach 1. Equal Share–				Approach 2. Hinterlands and Catchment–				Approach 3. Population of Town –			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation and improvement in wages.				Likely to have positive effect by facilitating employment creation and improvement in wages				Likely to have positive effect by facilitating employment creation and improvement in wages.
2. To improve the health and wellbeing of the population				Likely to have positive effects as creating more jobs can give people a better quality of life and improve overall wellbeing.				Likely to have positive effects through creation of jobs will improve well-being and give people a better quality of life				Likely to have positive effects through as job creation can give people a better quality of life and improve wellbeing generally
3. To improve the education and skills of the population				Likely to have direct and indirect positive effects through provision of zoned land at right locations that attracts investment and greater opportunity for developing skills in various employment sectors.				Likely to have direct and indirect positive effects through provision of zoned land at right locations that attracts investment and greater opportunity for developing skills in various employment sectors.				Likely to have direct and indirect positive effects through provision of zoned land at right locations that attracts investment and greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements
5. To reduce crime and anti-social activity				Unlikely to impact on crime and anti-social activity				Unlikely to impact on crime and anti-social activity				Unlikely to impact on crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.
7. To improve accessibility to key services, especially for those most in need				Unlikely to impact on accessibility to key services.				Unlikely to impact on accessibility to key services.				Unlikely to impact on accessibility to key services.
8. To reduce the effect of traffic on the environment				An increase in industry will lead to increase in traffic. Equal share approach may have a less negative impact given Magherafelts closer proximity to Key Transport corridor (M2) in comparison to Cookstown. In may however impact negatively on Dungannon given its higher population, associated greater need for local employment and the possibility of having to travel further to work.				An increase in industry will lead to increase in traffic.				An increase in industry will lead to increase in traffic.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increase in discharges from industrial development.				Likely negative effect due to increase in discharges from industrial development.				Likely negative effect due to increase in discharges from industrial development.
10. To improve air quality				Increase in traffic will lead to increase in travel and likely negative effect on air quality. Potential localised impact in Cookstown area due to greater no. of exports associated with quarrying industry and longer travelling distances.				Increase in traffic will lead to increase in travel and likely negative effect on air quality. Potential localised impact in Cookstown area due to greater no. of exports associated with quarrying industry and longer travelling distances				Increase in traffic will lead to increase in travel and likely negative effect on air quality. Potential localised impact in Cookstown area due to greater no. of exports associated with quarrying industry and longer travelling distances

Assessment of Economic Development Strategic Options

KEY

+	-	0	?	++	+	-	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		No Relationship

SA / SEA Objectives	Approach 1. Equal Share–				Approach 2. Hinterlands and Catchment –				Approach 3. Population of Town –			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
11. To conserve and enhance biodiversity				Likely effect is uncertain. Potential negative effects can be mitigated through application of Habitat Regulation Assessment and local policies.				Likely effect is uncertain. Potential negative effects can be mitigated through application of Habitat Regulation Assessment and local policies.				Likely effect is uncertain. Potential negative effects can be mitigated through application of Habitat Regulation Assessment and local policies.
12. To maintain and enhance the character and quality of landscapes and townscapes				New development, particularly on greenfield land, has the potential to impact upon urban and rural landscapes. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised.				New development, particularly on greenfield land, has the potential to impact upon urban and rural landscapes. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised.				New development, particularly on greenfield land, has the potential to impact upon urban and rural landscapes. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential effect is uncertain and will largely depend on how local policies are applied on a case by case basis.				Potential effect is uncertain and will largely depend on how local policies are applied on a case by case basis.				Potential effect is uncertain and will largely depend on how local policies are applied on a case by case basis.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effects due to increased industrial emissions, particularly given high proportion working in manufacturing sector.				Likely negative effects due to increased industrial emissions, particularly given high proportion working in manufacturing sector.				Likely negative effects due to increased industrial emissions, particularly given high proportion working in manufacturing sector.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increased overland flow/run off due to more hard surfaces. Potential for mitigation under local policies.				Likely negative effect due to increased overland flow/run off due to more hard surfaces. Potential for mitigation under local policies.				Likely negative effect due to increased overland flow/run off due to more hard surfaces. Potential for mitigation under local policies.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect with increase industrial waste production and increased fuel consumption.				Likely negative effect with increase industrial waste production and increased fuel consumption				Likely negative effect with increase industrial waste production and increased fuel consumption.
17. To conserve and enhance land quality and soil resources				Increased industrial development may result in loss of greenfield sites, less soil resources and degradation in land quality.				Increased industrial development may result in loss of greenfield sites, less soil resources and degradation in land quality.				Increased industrial development may result in loss of greenfield sites, less soil resources and degradation in land quality.
18. To encourage sustainable economic growth				Likely positive effects by facilitating industrial development.				Likely positive effects by facilitating industrial development.				Likely positive effects by facilitating industrial development.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by facilitating employment growth				Likely positive effects by facilitating employment growth				Likely positive effects by facilitating employment growth

Assessment of Economic Development Strategic Options

KEY

+	-	0	?	++	+	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Equal Share–				Approach 2. Hinterlands and Catchment–				Approach 3. Population of Town–			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Allows sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration.				Allows sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration.				Allows sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a major positive effect through the provision of adequate industrial land for the whole plan period.				Likely to have a major positive effect through the provision of adequate industrial land for the whole plan period.				Likely to have a major positive effect through the provision of adequate industrial land for the whole plan period.
22. To encourage efficient patterns of movement in support of economic growth				Potentially positive impact on Magherafelt area given its close proximity to Key transport corridor (i.e. M2) and shorter journeys for exporting goods. Also potentially positive due to less travel to work distances for those living in close proximity to Magherafelt. It may however impact negatively on Dungannon given its higher population, associated greater need for local employment and the possibility of having to travel further to work.				Likely positive effect due to urban centric approach and utilising existing road infrastructure.				Likely positive effect due to urban centric approach and utilising existing road infrastructure.

Summary

Given that each option would provide a generous supply of industrial land, economic effects of each approach are likely to be positive. Due to the nature of industrial development and employment creation, there is a high potential for negative environmental effects. The likely environmental effect however are likely to be similar, irrespective of the approach taken. There are also likely to be broadly positive social effects from each approach.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.
2. To improve the health and wellbeing of the population				Likely to have positive effects through job provision and improved quality of life and wellbeing. Area lies within or near Glebe 2 Magherafelt ward which is one of the most deprived areas in Magherafelt (NISRA)				Likely to have positive effects through job provision and improved quality of life and wellbeing.
3. To improve the education and skills of the population				Likely to have positive effects by attracting investment with greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment with greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effect. Increased job potential may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential may lead to increased opportunity in housing market and/or home improvements.
5. To reduce crime and anti-social activity		N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effect on community pride and local inclusiveness through job creation.				May indirectly have positive effect on community pride and local inclusiveness through job creation.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely neutral impact on this objective.				Likely neutral impact on this objective.
8. To reduce the effect of traffic on the environment				Any increase in economic development will lead to increase in traffic generation and related emissions.				Any increase in economic development will lead to increase in traffic generation and related emissions
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increase potential for discharges from economic development.				Likely negative effect due to increase potential for discharges from economic development.
10. To improve air quality				Likely negative effect due to increased economic development and emissions from associated traffic generation.				Likely negative effect due to increased economic development and emissions from associated traffic generation.
11. To conserve and enhance biodiversity				Although no significant constraints identified, possible negative impact due to habitat interest associated with nearby LLPA MT 34. This area however can be avoided without restricting growth in this general direction.				Although no significant constraints identified, potential negative impact on woodland and hedgerows. Potential for mitigation through their retention.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes. This option may encroach on adjacent LLPA whose features include localised landforms that contribute to the towns setting.				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral impact on this objective.				Likely neutral impact on this objective.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect due to increased economic development.				Likely negative effect due to increased economic development.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces. Surface water flow however can generally be mitigated and should not cause significant constraints on development.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces. Surface water flow however can generally be mitigated and should not cause significant constraints on development.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption.
17. To conserve and enhance land quality and soil resources				Likely negative impact. Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Likely negative impact. Will result in loss of greenfield sites, less soil resources and degradation in land quality.
18. To encourage sustainable economic growth				Likely significant positive effects by facilitating economic development and job creation.				Likely significant positive effects by facilitating economic development and job creation.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effects on economic performance and sustainable regeneration. Area lies within or near Glebe 2 Magherafelt ward which is one of the most deprived areas in Magherafelt (NISRA).				Likely positive effects on economic performance and sustainable regeneration.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				Likely significant positive effect through provision of adequate economic development land.				Likely significant positive effect through provision of adequate economic development land.
22. To encourage efficient patterns of movement in support of economic growth				Likely negative impact due to distance away from town centre and less potential for sustainable travel at the local level. May also lead to increased congestion on new bypass. Proximity to bypass however leaves site easily accessible to visitors and utilises infrastructure associated with existing employment area located adjacent.				Likely negative impact due to distance away from town centre and less potential for sustainable travel at the local level. May also lead to increased congestion on new bypass. Proximity to bypass however leaves site easily accessible to visitors which can relieve/prevent congestion in the town centre. It can also benefit from the use of existing infrastructure associated with adjacent employment land.

Assessment of Economic Growth Options at Magherafelt

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Lands to the East of the Ballyronan Road attached to Acheson and Glover Yard				Lands to the East of the Moneymore Road attached to existing industry at Henrys Yard			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments

Summary

Social

All options have the potential to have significant positive social effects in relation to improving wellbeing and reducing poverty and social exclusion at a localised level.

Environmental

There are potentially negative environmental impacts for both approaches. Evidence indicates both options may adversely impact on historical assets due to their proximity to archaeological sites of local importance. Further comprehensive analysis would be required to ascertain the full extent of this impact and the potential for mitigation. No significant constraints have been identified in relation to the nature conservation value of either site, and in any case growth can be directed in such a way to ensure that vulnerable areas are avoided.

Economical

All options have the potential to have significant positive economic effects by facilitating employment creation and encouraging local and foreign investment. Although, both options score negatively in terms of their proximity to the town centre and less potential for sustainable movement patterns, this may be largely offset due to its accessibility from main traffic routes.

Assessment of Economic Growth Options at Cookstown

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the East of 'The Dales' housing development and West of the proposed by-passroute				Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate				Lands to the West of the Sandholes Road attached to Kilcronagh Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have a positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.
2. To improve the health and wellbeing of the population				Likely to have positive effects through job provision and improving well being.				Likely to have positive effects through job provision and improving well being.				Likely to have positive effects through job provision and improving well being.
3. To improve the education and skills of the population				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increase job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.
5. To reduce crime and anti-social activity		N/R				N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.
7. To improve accessibility to key services, especially for those most in need				Likely neutral effect on this objective.				Likely neutral effect on this objective.				Likely neutral effect on this objective.

Assessment of Economic Growth Options at Cookstown

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of 'The Dales' housing development and West of the proposed by-passroute				Approach 2. Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate				Approach 3. Lands to the West of the Sandholes Road attached to Kilcronagh Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
8. To reduce the effect of traffic on the environment				Any increase in economic development will lead to increase in traffic. Greater potential for mitigation due to close proximity to town centre.				Any increase in economic development will lead to increase in traffic.				Any increase in economic development will lead to increase in traffic. Greater potential for mitigation due to increased accessibility and better opportunity for public transport use.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increase potential for discharges from industrial uses.				Likely negative effect due to increase potential for discharges from industrial uses.				Likely negative effect due to increased potential for discharges from industrial uses.
10. To improve air quality				Likely negative effect due to increased emissions from economic development associated traffic generation.				Likely negative effect due to increased emissions from economic development and associated traffic generation.				Likely negative effect due to increased emissions from economic development and associated traffic generation.
11. To conserve and enhance biodiversity				Although no significant constraints identified, likely negative impact due to loss of greenfield site.				Although no significant constraints identified, likely negative impact due to loss of greenfield site.				Ballysudden ASSI is located to the south of this option within the quarry. The ASSI is designated for geological features. This is likely to restrict development in some locations within the quarry to maintain the earth science features. Opportunity to protect blocks of woodland in this area by way of mitigation.
12. To maintain and enhance the character and quality of landscapes and townscapes				New economic development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.				New economic development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.				New economic development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.

Assessment of Economic Growth Options at Cookstown

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of 'The Dales' housing development and West of the proposed by-passroute				Approach 2. Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate				Approach 3. Lands to the West of the Sandholes Road attached to Kilcraugh Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Has potential to negatively impact on two archaeological sites of local importance, a 17th Century castlesite and also an enclosure. Further comprehensive analysis required to ascertain the possible extent of impact and potential formitigation.				Likely neutral impact on this objective				Has potential to negatively impact on the setting of a registered Historic Park (Loughery) and also an archaeological site of local importance, and enclosure in the townland of Strifehill, and draft ASAI Tullyhogue located further south east. Further comprehensive analysis would be required to ascertain the possible extent of impact and potential for mitigation.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect due to increased emissions associated with economic development.				Likely negative effect due to increased emissions associated with economic development				Likely negative effect due to increased emissions associated with economic development.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces although this can generally be mitigated against.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces although this can generally be mitigated against.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces although this can generally be mitigated against.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption.
17. To conserve and enhance land quality and soil resources				Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Will result in loss of greenfield sites, less soil resources and degradation in land quality.

Assessment of Economic Growth Options at Cookstown

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of 'The Dales' housing development and West of the proposed by-passroute				Approach 2. Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate				Approach 3. Lands to the West of the Sandholes Road attached to Kilcronagh Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
18. To encourage sustainable economic growth				Likely positive effects by facilitating industrial development. By comparison with Options 2 & 3, greater opportunity for public transport use to and from this area.				Likely positive effects by facilitating industrial development.				Likely positive effects by facilitating industrial development.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effects on economic performance and sustainable regeneration.				Likely positive effects on economic performance and sustainable regeneration.				Likely positive effects on economic performance and sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effect through provision of adequate industrial land.				Likely positive effect through provision of adequate industrial land.				Likely positive effect through provision of adequate industrial land.
22. To encourage efficient patterns of movement in support of economic growth				By comparison with growth options 2 & 3, greater opportunity for more sustainable transport use due to its location close to town centre.				Easily accessible from Mid Ulster's North -South transport Corridor (A29).				Easily accessible from off Mid Ulster's North - South transport corridor (A29).

Assessment of Economic Growth Options at Cookstown

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the East of 'The Dales' housing development and West of the proposed by-passroute				Lands to the East of the Sandholes Road attached to Ballyreagh Industrial Estate				Lands to the West of the Sandholes Road attached to Kilcronagh Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments

Summary

Social

All options have the potential to have significant positive social effects in relation to improving wellbeing and reducing poverty and social exclusion at a local level.

Environmental

There are potentially negative environmental impacts from all approaches. Option 1 has the greatest potential to offset the increase in local traffic generation due to its proximity to the town centre. Evidence indicates that option 1 may adversely impact on a 17th Century castle site and also an enclosure. Option 3 has potential to adversely impact on the setting of a registered Historic Park (Loughery), an archaeological site of local importance, and enclosure in the townland of Strifehill, and Tullyhogue located further south east. Further comprehensive analysis would be required to ascertain the full extent of any impact and the potential for mitigation. Baseline data also suggests that Option 3 may adversely impact on Ballysudden ASSI which is located further south.

Economical

All options have the potential to have significant positive economic effects by facilitating employment creation and encouraging local and foreign investment.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.
2. To improve the health and wellbeing of the population				Likely to have positive effects through job provision and improving quality of life and well-being. Falls within or near one of the most deprived wards in Dungannon i.e. Ballysaggart (NISRA).				Likely to have positive effects through job provision and improving quality of life and well-being.				Likely to have positive effects through job provision and improving quality of life and well-being.
3. To improve the education and skills of the population				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.
5. To reduce crime and anti-social activity		N/R				N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effects on community pride and local inclusiveness.				May indirectly have positive effects on community pride and local inclusiveness.				May indirectly have positive effects on community pride and local inclusiveness.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Potential positive effect due to close proximity to town centre.				Likely neutral impact on this objective.				Likely neutral impact on this objective.
8. To reduce the effect of traffic on the environment				Any increase in industry will lead to increase in traffic. Greater potential for mitigation at this location due proximity to town centre and better opportunity for public transport use.				Any increase in industry will lead to increase in traffic.				Any increase in industry will lead to increase in traffic.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increased potential for discharges from industrial uses.				Likely negative effect due to increase potential for discharges from industrial uses.				Likely negative effect due to increase potential for discharges from industrial uses.
10. To improve air quality				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation. Greater potential to offset increased traffic generation due to proximity to town centre.				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation.				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
11. To conserve and enhance biodiversity				Likely negative impact. Derraghadoan Pit Earth Science Review Site is located within/adjacent to this area and is highlighted for the exposures of high earth science interest. Any development should retain the exposures.				Although no significant constraints identified, potential adverse impact on trees, hedgerow and priority habitat.				Although no significant constraints identified, likely negative impact due to loss of greenfield site.
12. To maintain and enhance the character and quality of landscapes and townscapes				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes.				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes. Development of this area south of the A4 Key transport corridor would adversely effect the landscape character of one of the main approaches to Dungannon.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Has potential to negatively impact on two archaeological sites of local importance, including an ecclesiastical site and on a former mining landscape of industrial archaeological interest. The ecclesiastical site is likely to have been much more extensive in the past and the adjacent land could have considerable archaeological potential. Further comprehensive analysis required to ascertain potential impact and mitigation if possible.				Has potential to negatively impact on industrial Heritage.				Has potential to negatively impact on industrial Heritage and a removed site of archaeological interest.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect due to increased economic development. Greater potential to offset increased traffic generation and associated emissions due to proximity to town centre.				Likely negative effect due to increased economic development.				Likely negative effect due to increased economic development.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				A small portion of these lands fall within a flood risk area and would be unsuitable for development. Avoiding this area however would not preclude development of adjacent lands. Likely negative effects from increased overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause a significant constraint.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause a significant constraint.				A strip of lands to the south and west fall within a flood risk area i.e. the 1 in 100 year flood plain <u>and</u> also within the reservoir flood extent area (draft) . Growth may therefore be restricted in this particular direction. Likely negative effect from increase in overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause a significant constraint.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption				Likely negative effect due to increased industrial waste production and increased fuel consumption
17. To conserve and enhance land quality and soil resources				Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Will result in loss of greenfield sites, less soil resources and degradation in land quality.
18. To encourage sustainable economic growth				Likely significant positive effects by facilitating economic development and job creation. Better accessibility to town centre than options 2 and 3.				Likely positive effects by facilitating economic development and job creation.				Likely positive effects by facilitating economic development and job creation.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely significant positive effects by facilitating employment growth.				Likely significant positive effects by facilitating employment growth				Likely significant positive effects by facilitating employment growth

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely significant positive effects on economic performance and sustainable regeneration. Falls within or near one of the most deprived wards in Dungannon i.e. Ballysaggart (NISRA).				Likely positive effects on economic performance and sustainable regeneration.				Likely positive effects on economic performance and sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely significant positive effects through provision of adequate industrial land.				Likely significant positive effect through provision of adequate industrial land.				Likely significant positive effect through provision of adequate industrial land.
22. To encourage efficient patterns of movement in support of economic growth				Likely significant positive effect. Supports more sustainable patterns of travel. More positive in comparison to Options 2 & 3 due to greater opportunity for public transport use to and from this area.				Area easily accessible and adjacent to existing employment land.				Area easily accessible off A4 and M1 transport corridors.

Assessment of Economic Growth Options at Dungannon

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the North of existing development limit.				Lands to the South East - extending existing Industry and Mixed Used Business land				Lands to the South of the A4 and M1 Transport corridors			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments

Summary

Social

All options have the potential to have significant positive social effects in relation to improving wellbeing and reducing poverty and social exclusion, particularly at a local level.

Environmental

Given the nature of the zonings the environmental impacts are potentially negative for all approaches. Option 1 has the greatest potential to offset the increase in local traffic generation due to its proximity to Dungannon town centre. Part of this area however is not suitable for development as it falls within the 1 in 100 year flood plain. Evidence indicates that Option 1 may adversely impact on historical assets due to its proximity to two archaeological sites of local importance, including an ecclesiastical site and a former mining landscape of industrial archaeological interest. Further comprehensive analysis would be required to ascertain the full extent of any impact and the potential for mitigation. As option 3 gravitates towards a 1 in 100 year flood plain and reservoir flood risk area it may have significant environmental effects although this would depend on the exact direction of growth.

Economical

All options have the potential to have significant positive economic effects by facilitating employment creation and encouraging local and foreign investment.

Assessment Economic Growth Options at Granville

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of the A45 Granville Road and South of the existing settlements limits				Approach 2. Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Approach 3. Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.				Likely to have positive effect by facilitating employment creation.
2. To improve the health and wellbeing of the population				Likely to have positive effects by facilitating job creation.				Likely to have positive effects by facilitating job creation				Likely to have positive effects by facilitating job creation.
3. To improve the education and skills of the population				Likely to have positive effects by attracting investment and providing greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and providing greater opportunity for developing skills in various employment sectors.				Likely to have positive effects by attracting investment and providing greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.				Likely positive effect. Increased job potential and increased wages may lead to increased opportunity in housing market and/or home improvements.
5. To reduce crime and anti-social activity		N/R				N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.

Assessment of Economic Growth Options at Granville

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of the A45 Granville Road and South of the existing settlements limits				Approach 2. Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Approach 3. Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely neutral impact on this objective.				Likely neutral impact on this objective.				Potential positive effect due to its closer proximity and greater accessibility.
8. To reduce the effect of traffic on the environment				Any increase in industry will lead to increase in traffic and therefore traffic emissions.				Any increase in industry will lead to increase in traffic and therefore traffic emissions.				Any increase in industry will lead to increase in traffic and therefore traffic emissions. Greater potential for mitigation due to increased accessibility and better opportunity for public transport use.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increase potential for discharges from industrial uses.				Likely negative effect due to increase potential for discharges from industrial uses.				likely negative effect due to increase potential for discharges from industrial uses.
10. To improve air quality				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation.				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation				Likely negative effect due to increased industrial emissions and emissions from associated traffic generation
11. To conserve and enhance biodiversity				Although no significant constraints identified, likely negative impact due to loss of greenfield site.				Although no significant constraints identified, likely negative impact due to loss of greenfield site.				Although no significant constraints identified, likely negative impact due to loss of greenfield site.

Assessment of Economic Growth Options at Granville

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of the A45 Granville Road and South of the existing settlements limits				Approach 2. Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Approach 3. Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes. There are clear, views of this area on approach from the east along the A4 dual carriageway.				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes. There are clear, uninterrupted views of this area on approach from the west along the A4 dual carriageway.				New industrial development, particularly on greenfield land, has the potential to impact negatively on rural and urban landscapes. Clear, uninterrupted views of this area particularly on approach from the west along the A4 dual carriageway.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral impact on this objective.				Has potential to have a significant negative impact on the setting of a State Care Monument Killyliss, a bivallate rath. Area also has potential for ancient settlement evidence given its proximity to a crannog and Eskra Lough. There is scope however to either avoid or mitigate against this.				Likely neutral impact on this objective.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect due to increased economic development.				Likely negative effect due to increased economic development.				Likely negative effect due to increased industrial economic development.

Assessment of Economic Growth Options at Granville

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of the A45 Granville Road and South of the existing settlements limits				Approach 2. Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Approach 3. Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect. Lands nearest to Granville Road fall within flood risk area and are unsuitable for development although avoiding this area would not preclude development of adjacent lands. Likely negative effects from increased overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause significant constraints.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause significant constraints.				Likely negative effect due to increase in overland flow/run off as a result of more hard surfaces. Surface water flooding however can generally be mitigated and should not cause significant constraints.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption.				Likely negative effect due to increased industrial waste production and increased fuel consumption.
17. To conserve and enhance land quality and soil resources				Likely negative effect. Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Likely negative effect. Will result in loss of greenfield sites, less soil resources and degradation in land quality.				Likely negative effect. Will result in loss of greenfield sites, less soil resources and degradation in land quality.
18. To encourage sustainable economic growth				Likely positive effects by facilitating employment creation. By comparison with Options 2 & 3, provides greater opportunity for public transport use to and from this area.				Likely positive effects by facilitating employment creation.				Likely positive effects by facilitating employment creation.

Assessment of Economic Growth Options at Granville

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lands to the East of the A45 Granville Road and South of the existing settlements limits				Approach 2. Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Approach 3. Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effects on economic performance and sustainable regeneration.				likely positive effects on economic performance and sustainable regeneration.				likely positive effects on economic performance and sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effect through provision of adequate industrial land and job creation.				Likely positive effect through provision of adequate industrial land and job creation				Likely positive effect through provision of adequate industrial land and job creation.
22. To encourage efficient patterns of movement in support of economic growth				This area is easily accessible from Key Transport corridor A4 dual carriageway. More positive than options 2 & 3 as greater opportunity for more sustainable transport use due to its location close to the village and links to the town centre.				This area is easily accessible from A4 Key Transport corridor dual carriageway.				This area is easily accessible from Key Transport corridor A4 dual carriageway

Assessment of Economic Growth Options at Granville

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Lands to the East of the A45 Granville Road and South of the existing settlements limits				Lands to the West of the Killyliss Road and North of the A4 linking to existing Dungannon Business Park				Lands to the East of the Eskragh Road and North of the A4 attached to Dungannon Business Park			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments

Summary

Social

All options have the potential to have significant positive social effects in relation to improving wellbeing and reducing poverty and social exclusion at a local level.

Environmental

Given the nature of the zonings the environmental impacts are potentially negative for all approaches. Option 1 has greater potential to offset the increase in local traffic generation due to greater accessibility to the public transport network. Part of this area is not suitable for development as it prone to flooding, although can be avoided to access adjacent lands. Evidence indicates that Option 2 may adversely impact on a State Care Monument and a crannog. There is potential scope however to avoid or mitigate.

Economical

All options have the potential to have significant positive economic effects by facilitating employment creation and encouraging local and foreign investment.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				This approach may reduce poverty and social exclusion by improving access to public transport in turn giving greater access to education, health care and recreation. That said it only scores a single positive as it is idealistic in the context of Mid Ulster, it fails to take account of its dispersed rural community and therefore offer a choice of transport to all i.e. those who may still be reliant on the car.				This approach encouraging the use of the private vehicle and accompanying infrastructure may indirectly reduce investment in public transport and cycle ways which in turn could result in increased isolation and social deprivation for those most vulnerable such as section 75 groups and those without access to a private vehicle, especially rural dwellers.				This approach is the most likely to reduce poverty and social exclusion by providing the greatest choice of transport to all, those living in both the urban and rural areas through the encouraged use of public transport and the efficient use of the car through provision of park and rides and car pooling facilities at key locations across the district.
2. To improve the health and wellbeing of the population				This approach may improve access to public transport and encourage healthier lifestyles i.e. through walking and cycling provision. It is also likely to result in decreased traffic, hence less noise disturbance, however it only scores a single positive as it is considered idealistic as it fails to take account of Mid Ulster's dispersed rural community and it may actually decrease accessibility and affordability to essential services for those without access to public transport particularly rural dwellers reliant on the private vehicle.				This approach may increase accessibility and affordability to essential services for those with access to a private vehicle hence it may improve their health and well being, however it cores negatively as it is more likely to decrease access and affordability to essential services for those without access to private vehicle and hence have the opposite effect on their health and well being. This approach is also likely to discourage walking and cycling and it is likely to result in increased traffic, hence noise disturbance.				This approach is most likely to improve the health and wellbeing of the population by providing the greatest choice of transport to all, those living in both the urban and rural areas making access to essential services easier, through the encouraged use of public transport, the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages other sustainable and healthy forms of transport such as walking through the encourage use and extra provision of walkways.
3. To improve the education and skills of the population				This approach is broadly positive to improve access to public transport making access to and affordability of educational facilities easier and encouraging active travel, known to encourage learning. It is however idealistic and fails to take account of our dispersed rural community and the impossibility of providing an adequate public transport infrastructure to cater for all, making it harder for those reliant on the private vehicle, particularly rural dwellers.				This approach may increase accessibility and affordability of educational facilities for those with access to a private vehicle hence it may improve their skills and education, however it may also decrease access and affordability to essential services for those without access to private vehicle having the opposite effect on their skills and education, especially rural dwellers. It is also likely to result in decreased walking and cycling i.e. active travel known to encourage learning.				This approach is likely to improve education and skills by providing the greatest choice of transport to all, those living in both the urban and rural areas making access to educational facilities easier, through the encouraged use of public transport, the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages the use of existing walkways and increased provision of public transport.

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
4. To provide everybody with the opportunity to live in a decent home		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
5. To reduce crime and anti- social activity		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is broadly positive to improve access to public transport making access to community activities and events easier. It is however idealistic and fails to take account of our dispersed rural community and the impossibility of providing an adequate public transport infrastructure to cater for all, hence this approach is likely to make it harder for those reliant on the private vehicle, particularly rural dwellers to access and engage in community activities or influence decisions.				This approach is unlikely to encourage a sense of community as it may decrease access and affordability to community events and activities for those without access to private vehicle, especially rural dwellers. It is therefore unlikely to promote a more equal and inclusive society as not everyone may have the opportunity to engage in community activities or influence decisions.				This approach is the most likely to encourage a sense of community and promote a more equal inclusive society by providing the greatest choice of transport to all, those living in both the urban and rural areas through the encouraged use of public transport, the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages the use of existing walkways and increased provision of public transport.
7. To improve accessibility to key services, especially for those most in need				This approach aims to improve access to public transport which in theory should make access to key services easier however in the context of Mid Ulster it is idealistic and fails to take account of its dispersed rural community and the impossibility of providing an adequate public transport infrastructure to cater for all and in turn making it harder for those reliant on the private vehicle, particularly rural dwellers to access our towns due to decreased parking and increased parking fees etc.				This approach is unlikely to improve accessibility to key services, in fact it may decrease the level of investment in public transport routes, in turn decreasing access and affordability to key services for those most in need i.e. those without access to private vehicle, especially rural dwellers.				This approach is the most likely to improve accessibility to key services, especially for those most in need by providing the greatest choice of transport to all, those living in both the urban and rural areas through the encouraged use of public transport, the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages the use of existing walkways and increased provision of public transport.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
8. To reduce the effect of traffic on the environment				This approach is likely to reduce the effect of traffic on the environment by encouraging the use of public transport and other more environmentally friendly forms of transport such as walking and cycling which in turn should decrease traffic volumes and congestion.				This approach is likely to increase the effect of traffic on the environment by encouraging the use of the private vehicle and indirectly discouraging the use of public transport or other more environmentally friendly forms of transport such as walking and cycling, which in turn may increase traffic volumes and congestion .				This approach sits somewhere between option 1 and 2 in that it encourages the use of public transport and other forms of sustainable transport such as walking which should reduce the effect of traffic on the environment by cutting down on traffic volumes and congestion but then it also accommodates the use of the car. Albeit the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
10. To improve air quality				This approach is positive as by encouraging the use of public transport and other more environmentally friendly forms of transport such as walking and cycling it should decrease traffic volumes and congestion hence emissions of key pollutants.				This approach is negative as by encouraging the use of the private vehicle and indirectly discouraging the use of public transport or other more environmentally friendly forms of transport such as walking and cycling it is may increase traffic volumes and congestion hence emissions of key pollutants.				This approach sits somewhere between option 1 and 2 in that it encourages the use of public transport and other forms of sustainable transport such as walking which should decrease traffic volumes and congestion hence emissions of key pollutants but then it also accommodates the use of the car. Albeit the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district.
11. To conserve and enhance biodiversity				This approach is likely to have a positive impact on biodiversity by encouraging the use of public transport and other more environmentally friendly forms of transport it should reduce pollution i.e. noise / emissions detrimental to biodiversity; habitat fragmentation; and alongside the potential lower traffic volumes decrease levels of road kill.				This approach is likely to have a negative impact on biodiversity. Introducing additional infrastructure to encourage use of the private vehicle may in its construction and operation cause pollution i.e. noise / emissions detrimental to biodiversity; habitat fragmentation; and alongside the potential higher traffic volumes increase levels of road kill.				This approach sits somewhere between option 1 and 2 in that it encourages encouraging the use of public transport and other more environmentally friendly forms of transport which should reduce pollution i.e. noise / emissions detrimental to biodiversity; habitat fragmentation; and alongside the potential lower traffic volumes decreased levels of road kill. But then it also accommodates the use of the car, albeit the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district.

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach is generally positive in that it aims to take cars out of towns by reducing car parks etc. That said it may still result in new public transport infrastructure schemes which may be less likely than option 2 and 3 to do so but may still have the potential to negatively impact on the landscape / townscape quality if not carefully sited and mitigated against.				Even with carefully considered location, paired with appropriate mitigation measures this approach which encourages increased car parks and parking within the town and improved roads infrastructure is likely to result in a negative impact on landscape / townscape quality.				This approach encouraging the use of public transport and other more environmentally friendly forms of transport and the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district should reduce impact of cars on the streetscape and landscape. However any new infrastructure has the potential to negatively impact on the landscape / townscape quality if not carefully sited and mitigated against.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach is generally positive in that it aims to take cars out of towns by reducing car parks etc. That said it may still result in new public transport infrastructure schemes which may be less likely than option 2 and 3 to do so but may still have the potential to negatively impact on the historic environment and cultural assets if not carefully sited and mitigated against.				Even with carefully considered location, paired with appropriate mitigation measures this approach to increase car parks and parking within the town and improve the roads infrastructure is likely result in a negative impact on the historic environment and cultural assets.				This approach encouraging the use of public transport and other more environmentally friendly forms of transport and the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district should reduce impact of cars on the historic environment and cultural assets. However any new infrastructure has the potential to negatively impact on the historic environment and cultural assets if not carefully sited and mitigated against.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Encouraging the use of public transport and other more environmentally friendly forms of transport is likely to result in less miles of travel and lower emissions decreasing our carbon footprint, contributing positively to reduce to climate change. That said it may still result in new public transport infrastructure schemes which may be less likely than option 2 and 3 to do so but may still have the ability to increase vulnerability to climate change i.e. Flooding				Encouraging the use of the private vehicle may result in more miles of travel and higher emissions increasing our carbon footprint hence contribute to climate change. Furthermore increased infrastructure may do little to reduce vulnerability to climate change and in fact has the ability to increase vulnerability i.e. Flooding				This approach sits somewhere between option 1 and 2 in that it encourages the use of public transport and other more environmentally friendly forms of transport but also accommodates the use of the car, albeit the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district all of which should reduce miles of travel and lower emissions decreasing our carbon footprint, contributing positively to reduce to climate change. That said it may still result in new infrastructure schemes which have the ability to increase vulnerability to climate change i.e. Flooding

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
15. To reduce flood risk and the adverse consequences of flooding				This approach may still involve new public transport infrastructure schemes such as the creation of cycle ways / hard surfaces etc., and whilst it is possibly the most positive of the three options such development may increase the vulnerability of areas to flooding and increase the risk of damage to properties from storm events.				Encouraging the use of the private vehicle is likely to result in increased infrastructure i.e. hard surfaces which may increase the vulnerability of areas to flooding and increase the risk of damage to properties from storm events.				This approach encourages the use of public transport and other more environmentally friendly forms of transport but also accommodates the efficient use of the car. The infrastructure associated with this approach such as the provision of park and rides and carpooling facilities at key locations across the district as well as designing for buses may increase the vulnerability of areas to flooding and increase the risk of damage to properties from storm events.
16. To minimise the production of waste and use of non-renewable materials		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
17. To conserve and enhance land quality and soil resources				Encouraging the use of public transport may involve new public transport infrastructure schemes which may have a negative impact on land quality and soil resources particularly where necessary in the countryside on greenfield sites where soils may be lost to development.				Encouraging the use of the private vehicle is likely to increase the roads infrastructure which may have a negative impact on land quality and soil resources particularly where necessary in the countryside on greenfield sites where soils may be lost to development.				Encouraging the use of public transport and the use of the private vehicle may involve new road and public transport infrastructure schemes which may have a negative impact on land quality and soil resources particularly where necessary in the countryside on greenfield sites where soils may be lost to development.
18. To encourage sustainable economic growth				This approach would not encourage sustainable economic growth as it would not meet the needs of all in the district i.e. those reliant on the car, particularly in rural areas. And although it may be less detrimental than the other options its encouraged use of public transport and walkways / cycle paths could be detrimental to our environment now and for future generations.				Under definition of sustainable development (Brundtland Commission) this approach would not encourage sustainable economic growth as it would not meet the needs of all in the district i.e. those without access to a private vehicle particularly those in rural areas. And by encouraging the use of the car and subsequent infrastructure it could be significantly detrimental to our environment now and for future generations.				This approach is the most likely to encourage sustainable economic growth as it would provide the greatest choice of transport to all, those living in both the urban and rural areas through the encouraged use of public transport and the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages the use of existing walkways and increased provision of public transport.

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is positive in that it aims to improve access to public transport likely to make access to employment easier however it is an idealistic in the context of Mid Ulster as it fails to take account of its dispersed rural community and the impossibility of providing an adequate public transport infrastructure to cater for all, making it harder for those reliant on the private vehicle, particularly rural dwellers to access employment.				It is acknowledged that not everyone will have access to a private car and therefore this approach will not offer everybody the same opportunity for rewarding and satisfying employment.				This approach is the most likely to offer everybody the opportunity for rewarding and satisfying employment by providing the greatest choice of transport to all, those living in both the urban and rural areas through the encouraged use of public transport and the efficient use of the car through provision of park and rides and carpooling facilities at key locations across the district. This option also encourages the use of existing walkways and increased provision of public transport.
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach aims to improve access to public transport likely to make access to education, training, employment and development opportunities easier however it is idealistic in the context of Mid Ulster as it fails to take account of its dispersed rural community and the impossibility of providing an adequate public transport infrastructure to cater for all, making it harder for those reliant on the private vehicle, particularly rural dwellers to access such facilities potentially widening disparities.				As not everyone will have access to a private vehicle and therefore to education, training, employment and development opportunities this approach may widen disparities in economic performance. Furthermore encourage and likely increased use of the car and subsequent infrastructure could be significantly detrimental to our environment now and for future generations.				This approach takes account of Mid Ulster's dispersed rural community by encouraging the use of public transport and efficient use of the private vehicle which is likely to improve access to education, training, employment and development opportunities and facilities helping to reduce disparities in economic performance.
21. To encourage and accommodate both indigenous and inward investment				Improving the public transport infrastructure is likely to encourage indigenous business and inward investment as it could result in less congestion on the roads and make access to shops/business easier. However recognising the idealism of this option and the impossibilities of creating a public transport system to meet the needs of all in Mid Ulster its heavily reliant on the car may mean many avoiding trips to towns, shops and business due to associated difficulty such as reduced parking and increased fees.				Improving the roads infrastructure is likely to encourage indigenous business and inward investment. However focusing it for the private vehicle could result in more congestion on the roads may be a hindrance to investment. Potentially less investment in public transport and not everyone having access to private vehicle to local shops/business may be another hindrance to investment in the area.				This approach takes account of Mid Ulster's dispersed rural community by encouraging the use of public transport and efficient use of the private vehicle which is likely to could result in less congestion on the roads and make access to towns, shops and business easier which in turn could encourage investment.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of Alternatives – Transport and Connectivity (Strategic Options)

SA / SEA Objectives	Approach 1. Centred on maximising and encouraging the use of public transport as the primary mode of travel within Mid Ulster.				Approach 2. Centred on maximising the use of roads and encouraging the use of the private vehicle as the primary mode of travel within Mid Ulster.				Approach 3. Maximise the use of roads whilst promoting the use of public transport through measures such as: designing for buses within our settlements, park & ride facilities.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth				Improving access to public transport is likely to encourage efficient patterns of movement on the roads i.e. less journey and congestion than associated with option 2 however it may hinder those within the district who may inevitably rely on the car from accessing towns, shops and business and would therefore not encourage efficient patterns of movement in support of economic growth.				Improving roads infrastructure is likely to encourage efficient patterns of movement on the roads i.e. shorter journeys, however focusing it for the private car may lead to increased journeys and congestion.				This approach takes account of Mid Ulster's dispersed rural community by encouraging access to public transport and sustainable modes of transport and by encouraging an improved roads infrastructure for the efficient use of the car by means of park and rides, this approach is most likely to encourage efficient patterns of movement i.e. shorter journeys, less journeys, less congestion.

Summary

Social

Approach 1 and 3 are generally positive in terms of their social impact. With approach 3 scoring slightly more positively in terms of improving accessibility to key services as although like approach 1 it promotes the use of public transport it also takes account of Mid Ulster's dispersed rural community and its reliance on the car, it therefore provides the greatest choice of transport to all, through the encouraged use of public transport and the efficient use of the car through provision of park and rides and carpooling facilities located at key locations across the district. Approach 3 also encourages the use of existing walkways and increased provision of public transport.

Environmental

Approach 1 is generally scored positively as by encouraging the use of public transport and other more environmentally friendly forms of transport it may be most likely to decrease traffic volumes, congestion and emissions of key pollutants, which can lead to air pollution, climate change and habitat fragmentation. On the other hand approach 2 which encourages the use of the private vehicle may have directly the opposite effect and as such is scored negatively accordingly. Approach 3 generally sits somewhere between option 1 and 3 in that it encourages the use of public transport and other more environmentally friendly forms of transport but then accommodates the use of the car (albeit the efficient use of the car) that may result in new infrastructure schemes.

Economic

Approach 2 is generally negative as it would not encourage sustainable economic growth as although improving the roads infrastructure in theory should encourage more efficient patterns of movement on the roads, focusing it for the private vehicle may in fact lead to increased journeys and congestion which could not only be significantly detrimental to our environment now and for future generations but for the economy in terms of investment. This approach would also not meet the needs of all in the district i.e. those without access to a private vehicle particularly those in rural areas.

Assessment of Environmental Protection Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

	Approach1. Developer led approach – individual assessment of each application against potential impacts of proposed development				Approach2. Plan led approach – identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets				Approach3. Balanced approach – Areas of constraint, alongside appropriate policy to ensure its consistent application			
	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a minimal impact on poverty and social exclusion				Likely to have a minimal impact on poverty and social exclusion				Likely to have a minimal impact on poverty and social exclusion
2. To improve the health and wellbeing of the population				Potential negative effect on health and wellbeing due to lack of adequate protection afforded to the most vulnerable landscapes such as Lough Neagh and The Sperrins.				Likely to have positive impacts as it offers the greatest protection to Mid Ulster's natural and built environment. The careful management, maintenance and enhancement of ecosystem services can help improve health and wellbeing.				Likely to have positive effects by identifying those vulnerable landscapes in particular need of added protection. The careful management, maintenance and enhancement of ecosystem services can help improve health and wellbeing.
3. To improve the education and skills of the population				Likely to have a minimal impact on education and skills				Likely to have a minimal impact on education and skills				Likely to have a minimal impact on education and skills
4. To provide everybody with the opportunity to live in a decent home				Likely to have a minimal impact on this objective.				Likely to have a positive effect on this objective by protecting vulnerable landscapes, built and natural heritage assets.				Likely to have a positive effect on this objective by protecting the most vulnerable landscape, built and natural heritage assets within the district.
5. To reduce crime and anti-social activity		N/R		No Relationship		N/R		No Relationship		N/R		No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have a minimal impact on a sense of community				Likely to have a negative impact on a sense of community as more development restrictions may make it difficult to sustain vibrant rural communities in these areas.				Likely to have a positive impact on a sense of community as this option will provide a balance between protecting Mid Ulster's natural and built assets and still allowing development.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal impact on improving accessibility to key services				Likely to have a minimal impact on improving accessibility to key services				Likely to have a minimal impact on improving accessibility to key services
8. To reduce the effect of traffic on the environment				Likely to have a minimal impact on traffic on the environment				Likely to have a minimal impact on traffic on the environment				Likely to have a minimal impact on traffic on the environment

Assessment of Environmental Protection Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

	Approach1. Developer led approach – individual assessment of each application against potential impacts of proposed development				Approach2. Plan led approach – identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets				Approach3. Balanced approach – Areas of constraint, alongside appropriate policy to ensure its consistent application			
	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a minimal impact on water quality				P				This option is likely to have positive impacts on water quality as vulnerable landscapes will be protected by Areas of Constraint but development will still be allowed subject to general planning policy.
10. To improve air quality				Likely to have a minimal impact on air quality				Potentially positive effects on air quality due to widespread restriction on development.				Potentially localised positive effects on air quality due to the restriction on development within certain areas.
11. To conserve and enhance biodiversity				Likely to have a negative impact on biodiversity due to more relaxed policy approach, lack of spatial constraints and potential risk to flora, fauna and wildlife.				Likely to have a positive effect on the conservation and enhancement of biodiversity due to widespread restriction on development				Potential positive effect by protecting important vulnerable landscapes in Mid Ulster, such as Lough Neagh, Lough Beg, the Sperrins and Clogher Valley from inappropriate development.
12. To maintain and enhance the character and quality of landscapes and townscapes				Likely to have a negative impact on landscapes and townscapes due to more relaxed policy approach.				This option will offer the greatest protection to the landscape as there will be greater restriction on development.				This option will provide a balance between protecting Mid Ulster's most vulnerable landscapes and still allowing development to take place
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely to have negative impacts due to more relaxed policy approach and the greater risk of harm on historic and cultural assets.				This option will offer the greatest protection to historic and cultural assets as there will be limited development within Areas of Constraint				This option will offer protection to historic and cultural assets within Mid Ulster's most sensitive areas such as Lough Neagh and the Sperrins.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have a minimal impact on climate change				This approach is likely to increase resilience to climate change effects as there will be less development and greater protection of blue and green infrastructure.				This approach is likely to increase resilience to climate change effects as there will be less development and greater protection of blue and green infrastructure.

Assessment of Environmental Protection Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

	Approach1. Developer led approach – individual assessment of each application against potential impacts of proposed development				Approach2. Plan led approach – identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets				Approach3. Balanced approach – Areas of constraint, alongside appropriate policy to ensure its consistent application			
	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a minimal impact on flood risk.				This approach is likely to increase resilience to flood risk due to less development and better maintained blue and green infrastructure.				This approach is likely to increase resilience to flood risk as there will be less development and better maintained blue and green infrastructure.
16. To minimise the production of waste and use of non-renewable materials				Likely to have a minimal impact on this objective.				Likely to have a minimal impact on this objective.				Likely to have a minimal impact on this objective.
17. To conserve and enhance land quality and soil resources				Likely to have negative impacts on land and soil quality as it may lead to more development within Mid Ulster's vulnerable landscapes				Likely to have major positive impacts as there will be limited earthwork for new development and minimal loss of agricultural land.				Likely positive effects by conserving the land quality and soil resources within identified sensitive areas.
18. To encourage sustainable economic growth				Likely to have a positive impact due to more relaxed policy approach and lack of spatial constraints on development.				Likely negative effect, particularly in the long term due to be limited development opportunities within Areas of Constraint.				This option is the most balanced approach as it offers the greatest protection to Mid Ulster's natural and built heritage but at the same time still allowing development in other areas
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive impact due to more relaxed policy approach and lack of spatial constraints on development				Although it is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance, this approach is likely to have broadly negative effects due to the limited opportunities for employment within protected areas				Environmental assets and a good quality environment can provide benefits that enhance economic performance. This approach seeks to protect important assets while at the same time allow opportunities for employment creation.

Assessment of Environmental Protection Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

	Approach1. Developer led approach – individual assessment of each application against potential impacts of proposed development				Approach2. Plan led approach – identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets				Approach3. Balanced approach – Areas of constraint, alongside appropriate policy to ensure its consistent application			
	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive impact due to more relaxed policy approach and lack of spatial constraints on development				Although it is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance, this approach is likely to have broadly negative effects due to the limited opportunities for employment within protected areas				Environmental assets and a good quality environment can provide benefits that enhance economic performance. This approach seeks to protect important assets while at the same time allow opportunities for the regeneration and employment creation.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive impact due to more relaxed policy approach and lack of spatial constraints on development				Although it is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance, this approach is likely to have broadly negative effects due to the limited opportunities for employment within protected areas				Environmental assets and a good quality environment can provide benefits that enhance economic performance. This approach seeks to protect important assets while at the same time allow opportunities for investment and employment creation.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a minimal impact on efficient movement patterns				Likely to have a minimal impact on efficient movement patterns				Likely to have a minimal impact on efficient movement patterns

Assessment of Environmental Protection Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

	Approach1.				Approach2.				Approach3.			
	Developer led approach – individual assessment of each application against potential impacts of proposed development				Plan led approach – identification of areas of constraint to protect vulnerable landscapes and environmental / historic assets				Balanced approach – Areas of constraint, alongside appropriate policy to ensure its consistent application			
0	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment	Short	Med. Term	Long Term	Comment

Social

Approach 1 is likely to have negative effects on health and well-being due to the lack of adequate protection given to those most vulnerable landscapes such as Lough Neagh and The Sperrins. Approach 2 and 3 can have potentially positive effects by constraining development on identified vulnerable landscapes. The careful management, maintenance and enhancement of vulnerable landscapes can help improve health and wellbeing.

Environmental

Approach 1 is likely to have broadly negative effects due its more relaxed policy approach and lack of spatial constraints, thereby increasing the risk of harm to flora, fauna and wildlife.. Approaches 3, and approach 2 in particular, would on the whole, tend to be positive, due to the additional layer of protection afforded to those most vulnerable landscapes.

Economic

Due to its more relaxed policy approach and lack of spatial constraints, Approach 1 scores positively in terms of its potential economic effects. The more restrictive nature of Approach 2 scores negatively in terms of potential employment creation and investment. Approach 3 seeks to protect valued environmental assets while at the same time allow opportunities for regeneration and employment creation. It is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				This option is likely to have a positive impact on reducing poverty as it will continue to support and sustain vibrant town centres across the District. This will promote the vitality and viability of these hubs and ensure jobs are created and improving the income/quality of life of Mid Ulster residents
2. To improve the health and wellbeing of the population				Likely to have positive impacts as it will be supporting and sustaining vibrant town centres across the District
3. To improve the education and skills of the population				Likely to have positive impacts as the approach is creating employment through a variety of uses both retail and non-retail

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
4. To provide everybody with the opportunity to live in a decent home				The provision of accessible economic development land in towns alongside the highest concentrations of population increases access to sustainable incomes.
5. To reduce crime and anti-social activity				Likely to have a minimal impact on crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is likely to have a positive impact as combined effect of investing in centres of population and the provision of jobs is likely to encourage a sense of community identity and improved community welfare.

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				This is likely to ensure that retail and other facilities are kept within the town centre meaning easier access for all Mid Ulster residents including disadvantaged groups such as the elderly and mobility impaired
8. To reduce the effect of traffic on the environment				This approach is likely to continue to keep retail, leisure and other administrative services within the town centre and this would be in line with the town centre first approach of the SPPS. This will reduce the amount of traffic travelling to out of town shopping developments and this may also encourage walking and cycling and greater use of public transport within the town centre
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have minimal impacts on water resources

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Short Term	Med. Term	Long Term	Comment
10. To improve air quality				This approach is likely to keep traffic within the town centre as it continues to promote a town centre first approach and this may encourage residents to use more sustainable modes of transport such as walking or cycling. Notwithstanding, the potential remains for local concentrations of air pollutants resulting in the need for Air Quality Management Areas.
11. To conserve and enhance biodiversity				This approach is likely to further develop the retail core so keeping development away from out of town greenfield sites reducing the potential for biodiversity to be adversely affected. It is also acknowledged however that urban areas may also have a high biodiversity value which needs to be taken into account on a case by case basis.
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach is likely to keep retail uses within a defined area and protect the countryside and smaller settlements from inappropriate retail uses. This approach will also solve the problem of the planning policy lacuna as it offers protection to existing shop units within town centres so assisting in stopping high rates of empty shops in the landscape. Also this option seeks to encourage development at an appropriate scale in order to enhance the attractiveness of town centres and complements associated proposed Urban Design policies

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential negative effects due to the risk of Areas of Townscape Character, Conservation Areas and Listed Buildings being affected by new development. This however will be considered on a case by case basis in line with relevant built heritage policies.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach is likely to keep traffic within the town centres and encourage use of more sustainable forms of transport. This will contribute to reducing emissions from cars travelling to out of town centres and to retail uses in the countryside.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a minimal impact on flooding. All proposal will have to accord with flood related policies
16. To minimise the production of waste and use of non-renewable materials				Likely to have a minimal impact on waste

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
17. To conserve and enhance land quality and soil resources				Likely to have a positive impact on land quality and soil resources as there is more potential for existing buildings to be utilised. Retail facilities in the countryside will generally be resisted avoiding loss of quality agricultural land.
18. To encourage sustainable economic growth				This approach is likely to have major positive benefits as it will ensure there is a consistent approach to Primary Retail Cores across all 3 main towns of Magherafelt, Cookstown and Dungannon. This option will support and sustain vibrant town centres.
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is likely to ensure that the Primary Retail Core and existing shop units within town centres are protected. This will maintain the vitality and viability of our town centres and assist in creating jobs

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPPS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach is likely to encourage regeneration of the town centres with Mid Ulster and ensuring a town centres first approach.
21. To encourage and accommodate both indigenous and inward investment				This approach is likely to encourage regeneration of the town centres with Mid Ulster and ensuring a town centres first approach.
22. To encourage efficient patterns of movement in support of economic growth				This approach encourages retail uses to be located within the Primary Retail Core and they have been redefined to reflect changing economic climate in the 3 main towns and 2 local towns within Mid Ulster. Keeping retail uses within a defined area in the town centre is likely to encourage greater use of walking, cycling and public transport

Assessment of 'Town Centre and Retailing' policy approach

Key

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt SPSS approach - Town Centre first approach. Review Town Centre Boundaries, Retail Cores and District Centre designations in the Local Development Plan.			
	Short Term	Med. Term	Long Term	Comment

Summary

Social

This approach will have broadly positive impacts on reducing poverty and improving health and wellbeing and education and skills and overall encouraging a sense of community. This approach recognises the importance of a vibrant town centre and how this contributes to places people want to live, work and visit.

Environmental

This approach will have broadly positive impacts on environmental objectives such as reducing traffic, improving air quality, maintaining biodiversity and improving the quality of the landscapes.

Economic

This approach will have broadly positive impacts in term of encouraging economic growth, creating job prospects, facilitating regeneration and investment.

Assessment of 'Economic Development' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Maintain the Status Quo and adopt the existing policy approach in PPS 4				SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas			
	Short Term	Med .	Long Ter	Comments	Short Term	Med .	Long Ter	Comments
1. To reduce poverty and social exclusion				Likely to have positive impacts by facilitating job provision with potential to improve incomes and living standards of Mid Ulster residents.				Likely to have positive impacts by facilitating job provision with potential to improve incomes and living standards of Mid Ulster residents.
2. To improve the health and wellbeing of the population				Likely to have positive impacts by facilitating job provision with potential to improve incomes and living standards of Mid Ulster residents.				Likely to have positive impacts by facilitating job provision with potential to improve incomes and living standards of Mid Ulster residents. This is likely to have a greater impact in rural areas where this approach is more flexible and assist in sustaining vibrant rural communities
3. To improve the education and skills of the population				Likely to have positive impacts by facilitating job provision with potential to develop skills in a range of sectors from manufacturing to new industries in ICT and office based services.				Likely to have positive impacts by facilitating job provision with potential to develop skills in a range of sectors from manufacturing to new industries in ICT and office based services.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements. This is likely to have a greater impact in rural areas where this approach is more flexible and assist in sustaining vibrant rural communities
5. To reduce crime and anti-social activity				Likely to have a minimal effect on accessibility to key services on crime and anti-social activity				Likely to have a minimal effect on accessibility to key services on crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society				May indirectly have positive effect on community pride and local inclusiveness.				May indirectly have positive effect on community pride and local inclusiveness.

Assessment of 'Economic Development' Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Maintain the Status Quo and adopt the existing policy approach in PPS 4				SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas			
	Short Term	Med .	Long Ter	Comments	Short Term	Med .	Long Ter	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal effect on accessibility to key services				Likely to have a minimal effect on accessibility to key services
8. To reduce the effect of traffic on the environment				Likely negative effect. An increase in employment activity will lead to increase in traffic generation.				Likely negative effect. An increase in employment will lead to increase in traffic generation. Some benefits from this approach by facilitating homeworking/businesses in rural areas thereby removing or shortening employees travel to work.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to increase in discharges from industrial development.				Likely negative effect due to increase in discharges from industrial development. Greater risk of pollution under this approach, depending on extent and location of rural policy areas.
10. To improve air quality				Increase in traffic will lead to increase in travel and likely negative effect on air quality.				Increase in traffic will lead to increase in travel and likely negative effect on air quality.
11. To conserve and enhance biodiversity				Likely negative effect. The loss of biodiversity from economic developments may be offset by appropriate site specific mitigation. Designated sites are well protected but non-protected sites, species and habitats need safeguarding where possible.				Likely negative effect. The loss of biodiversity from economic developments may be offset by appropriate site specific mitigation. Designated sites are generally well protected but non-protected sites, species and habitats need safeguarding where possible. Potential for greater impact from this approach through provision of Rural Policy Areas.

Assessment of 'Economic Development' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Maintain the Status Quo and adopt the existing policy approach in PPS 4				SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas			
	Short Term	Med .	Long Ter	Comments	Short Term	Med .	Long Ter	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				New development, particularly on greenfield land, has the potential to impact upon urban and rural landscapes. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised				New development, particularly on greenfield land, has the potential to impact upon urban and rural landscapes. Cookstown and Magherafelt may suffer disproportionately due to increased landscape sensitivity. Appropriate criteria based policies could be utilised to ensure that the impacts of new development on urban and rural landscapes are minimised. Potential for greater impact under this approach as it proposes introduction of rural policy areas and removes the floorspace cap on business development in villages and settlements
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potentially negative effect, but will largely depend on how relevant policies are applied on a case by case basis.				Potentially, but will largely depend on how relevant policies are applied on a case by case basis.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effects due to increased industrial emissions.				Likely negative effects due to increased industrial emissions. Potential for minor benefits also through facilitating homeworking/business development in rural areas and removing/shortening employees travel to work.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect due to increased overland flow/run off due to more hard surfaces. Potential for mitigation under local policies.				This option is likely to increase the amount of hard surfaces in urban areas and the countryside so increasing the impact of flooding.

Assessment of 'Economic Development' Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Maintain the Status Quo and adopt the existing policy approach in PPS 4				SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas			
	Short Term	Med .	Long Ter	Comments	Short Term	Med .	Long Ter	Comments
16. To minimise the production of waste and use of non-renewable materials				Potential for increased industrial waste production and increased fuel consumption. Likely effect is uncertain however as it will largely depend on the type, scale, extent of industry.				Potential for increased industrial waste production and increased fuel consumption. Likely effect is uncertain however as it will largely depend on the type, scale, extent of industry.
17. To conserve and enhance land quality and soil resources				Increased industrial development may result in loss of greenfield sites, less soil resources and degradation in land quality.				This option would lead to increased zoning of industrial land in the countryside and this mean increased loss of agricultural land
18. To encourage sustainable economic growth				Likely positive effects by facilitating industrial development.				Likely positive effects by facilitating industrial development.
								Also potentially negative due to more relaxed approach to industrial development in rural areas and associated higher risk of environmental effects.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth with particular benefits for rural areas.

Assessment of 'Economic Development' Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Maintain the Status Quo and adopt the existing policy approach in PPS 4				SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas			
	Short Term	Med .	Long Ter	Comments	Short Term	Med .	Long Ter	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effects by facilitating employment growth.				Likely positive effects by facilitating employment growth with particular benefits for rural areas.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effects by facilitating employment growth.				This option will help increase the amount of employment floorspace created. In urban areas there is a simplified policy and in villages and settlements the floorspace cap has been removed, expansion of established economic development and small workshop accommodation. All these policies are aimed at developing industry so making it easier for local people to expand or set up new businesses near to where they live.
22. To encourage efficient patterns of movement in support of economic growth				Potentially positive effect as it generally guides development towards the main towns and use of existing infrastructure.				Potential for minor benefits also through facilitating homeworking/business development in rural areas and removing/shortening employees travel to work.
								Potentially negative impact due reliance on less sustainable forms of transport to access business rural areas. i.e.. primarily by car

Assessment of 'Economic Development' Policy Options

Assessment of ‘Economic Development’ Policy Options										+ Positive		- Negative		0 Neutral		? Uncertain		++ Major Positive		-- Major Negative		N/R No Relationship	
SA / SEA Objectives	Approach 1.										Approach 2.												
	Maintain the Status Quo and adopt the existing policy approach in PPS 4										SPPS and tailor to Mid Ulster including Rural Industrial Policy Areas												
	Short Term	Med .	Long Ter	Comments							Short Term	Med .	Long Ter	Comments									

Assessment of 'Dis-used Transport Routes' Policy Options

KEY	+	-	0	?	++	Major Positive	Major Negative	N/R No Relationship
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		

SA / SEA Objectives	Approach 1. Do nothing and await the Local Policies Plan				Approach 2. A blanket ban				Approach 3. A blanket ban with exceptions			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion 2. To improve the health and wellbeing of the population				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
				This approach is scored negatively as it fails to recognise and offer protection to former dis-used transport routes which have the potential through re-use either for transportation purposes or for recreation, leisure, nature conservation or tourism to improve the health and well-being of the population.				This approach is generally positive by placing a blanket ban on development that prejudices the future re-use of a dis-used transport routes it recognises their importance in encouraging better transport linkages which can improve accessibility to essential services and health care facilities. However it does not score as positively as approach 3 as it fails to recognise some routes have no prospect of coming forward and does actively encourage their potential for alternative development i.e. for recreation, leisure, nature conservation or tourism, all of which could improve the health and well-being of the population.				This approach is scored positively as it offers protection to former dis-used transport routes which have the potential through their re-use either for transportation purposes or for recreation, leisure, nature conservation or tourism to improve the health and well-being of the population.
3. To improve the education and skills of the population				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
4. To provide everybody with the opportunity to live in a decent home				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
5. To reduce crime and anti-social activity				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
6. To encourage a sense of community and promote a more equal and inclusive society				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
7. To improve accessibility to key services, especially for those most in need				This approach is likely to have minimal impact on this objective. That said as it fails to recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to improve accessibility to key services, it may have a slightly negative impact but not enough to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said as it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to improve accessibility to key services it may have a slightly positive impact but not enough to warrant a positive scoring.				This approach is likely to have minimal impact on this objective. That said like approach 2 as it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to improve accessibility to key services, it may have a slightly positive impact but not enough to warrant a positive scoring.
8. To reduce the effect of traffic on the environment				This approach is scored negatively as it fails to recognise and offer protection to former dis-used transport routes which have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment by encouraging public transport, a more efficient means of travel.				This approach is scored positively as unlike approach 1 it does recognise and offer protection to former dis-used transport routes which have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment by encouraging public transport, a more efficient means of travel.				This approach is scored positively as like approach 2 it recognises and offers protection to former dis-used transport routes which have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment by encouraging public transport, a more efficient means of travel. That said it may not score just as positively as approach 2 as the exceptions it encourages to the re-use of dis-used transport routes for uses other than transportation i.e. for recreation, leisure, nature conservation or tourism may have encourage some level of increased travel.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
10. To improve air quality				This approach is likely to have minimal impact on this objective. That said as it fails to recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment i.e. encouraging public transport which may reduce otherwise potential air pollution, it may have a negative impact but not enough to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said as it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment i.e. encouraging public transport which may reduce otherwise potential air pollution, it may have a positive impact but not enough to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said like approach 2 it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce the effect of traffic on the environment i.e. through air pollution by encouraging public transport it may have a positive impact but not enough to warrant a negative scoring.
11. To conserve and enhance biodiversity				This approach is scored negatively as it fails to recognise the conservation importance of dis-used transport routes and offer them protection. Out of all three approaches this one may open such sites up to the most forms of development with perhaps the greatest potential to detrimentally impact on the routes and their biodiversity.				This approach is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. Out of all three approaches this one may open them up to the least likelihood of development with the potential to detrimentally impact on them and their biodiversity.				This approach, like approach 2 is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. This approach unlike approach 2 however recognises that some dis-used routes have no potential to come forward and in recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Assessment of 'Dis-used Transport Routes' Policy Options

KEY	+	-	0	?	++	Major	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Do nothing and await the Local Policies Plan				Approach 2. A blanket ban				Approach 3. A blanket ban with exceptions			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach is scored negatively as it fails to recognise the importance of dis-used transport routes to the character and quality of landscapes and townscapes, opening them up to most forms of development with the potential to detrimentally impact upon them.				This approach is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. Out of all three approaches this one may open them up to the least likelihood of development with the potential to detrimentally impact on them and the character and quality of their landscapes and townscapes.				This approach, like approach 2 is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. This approach unlike approach 2 however recognises that some dis-used routes have no potential to come forward and in recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach is scored negatively as it fails to recognise the historical and cultural value of dis-used transport routes, opening them up to most forms of development with the potential to detrimentally impact upon them.				This approach is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. Out of all three approaches this one may open them up to the least likelihood of development with the potential to detrimentally impact on them and their historical and cultural value.				This approach, like approach 2 is scored positively as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use. This approach unlike approach 2 however recognises that some dis-used routes have no potential to come forward and in recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach is likely to have minimal impact on this objective. That said as it fails to recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce contributions to climate change and vulnerability to climate change by encouraging public transport it may have a negative impact but not enough to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said as it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce contributions to climate change and vulnerability to climate change by encouraging public transport it may have a positive impact but not enough to warrant a positive scoring.				This approach is likely to have minimal impact on this objective. That said like approach 2 it does recognise and offer protection to former dis-used transport routes which may have the potential through their re-use for transportation purposes to reduce contributions to climate change and vulnerability to climate change by encouraging public transport it may have a positive impact but not enough to warrant a positive scoring.
15. To reduce flood risk and the adverse consequences of flooding				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
16. To minimise the production of waste and use of non-renewable materials				Nodirectrelationship				Nodirectrelationship				Nodirectrelationship
17. To conserve and enhance land quality and soil resources				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
18. To encourage sustainable economic growth				This approach fails to recognise and offer protection to former dis-used transport routes which have the potential through re-use for transportation or tourism etc. to encourage sustainable economic development and therefore as it may lead to piecemeal development it may have potential impact negatively on this objective but not enough to warrant a negative scoring.				This approach is generally positive, placing a blanket ban on development prejudicing future re-use of a dis-used transport routes it recognises their importance in encouraging better transport linkages which can encourage sustainable economic growth. However it may not score just as positively as approach 3 as it fails to recognise some routes have no prospect of coming forward and encourage their potential for alternative development i.e. for recreation, leisure, nature conservation or tourism, all of which could encourage economic growth.				This approach is scored positively as like approach 2 it recognises and offers protection to former dis-used transport routes recognising their importance in encouraging better transport linkages which can encourage sustainable economic growth. This approach unlike approach 2 however recognises that some dis-used routes have no potential to come forward and in recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
21. To encourage and accommodate both indigenous and inward investment				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.

Assessment of 'Dis-used Transport Routes' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Do nothing and await the Local Policies Plan				A blanket ban				A blanket ban with exceptions			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth				This approach fails to recognise and offer protection to former dis-used transport routes which have the potential through their re-use for transportation purposes to encourage more efficient forms of travel in support of economic growth i.e. public transport, walking, cycling, and therefore as it may also lead to piecemeal development it may have the potential to impact negatively on this objective but not enough to warrant a negative scoring.				This approach is generally positive by placing a blanket ban on development prejudicing the future re-use of a dis-used transport routes it recognises their potential through re-use for transportation purposes to encourage more efficient forms of travel in support of economic growth i.e. it may encourage public transport, walking, cycling. However it may not score just as positively as approach 3 as it fails to recognise some routes have no prospect of coming forward and encourage their potential for alternative development i.e. for recreation, leisure, nature conservation or tourism, all of which could encourage economic growth.				This approach is generally positive as like approach 2 it recognises and offers protection to former dis-used transport routes recognising their potential through re-use for transportation purposes their importance in encourage more efficient forms of travel in support of economic growth i.e. it may encourage public transport, walking, cycling. This approach unlike approach 2 however recognises that some dis-used routes have no potential to come forward and in recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Summary

Social

Approach 2 and 3 have broadly positive impacts on health and well-being as they will offer greater protection to disused transport routes which many people use for recreational purposes such as walking or cycling. Both these approaches recognise the protection of dis-used transport routes for future re-use for transportation purposes may in encourage better transport linkages which can improve accessibility to essential services and health care facilities. In terms of health and well-being perhaps approach 3 could be deemed the most positive as in recognising not all protected routes have the potential to come forward and therefore more actively encourages their potential for alternative development i.e. for recreation, leisure, nature conservation or tourism, all of which could improve the health and well-being of the population.

Environmental

Approach 1 is broadly negative in terms of its impact on the environment as it fails to recognise the importance of dis-used transport routes for biodiversity; the character and quality they add to townscapes and landscapes; and their importance as historic and cultural assets and opening them up to most forms of development with the potential to detrimentally impact upon them. Approach 2 on the other hand is largely positive as it does offer dis-used transport routes protection by placing a blanket ban on development that would prejudice their re-use and out of all three approaches this one leaves them open to the least likelihood of development with the potential to detrimentally impact on them and their environmental quality. Approach 3 is similar to approach 2 in that it offers dis-used routes protection, however recognising both some dis-used routes have no potential to come forward and their potential for recreation, nature conservation or tourism it may allow for more forms of development, which may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Economic

Approach 1 is generally negative as it fails to recognise and offer protection to former dis-used transport routes which have the potential through re-use for transportation to encourage sustainable economic growth and more efficient patterns of movement in support of economic growth. Approach 2 and 3 are largely positive as they do recognise their importance for re-use however approach 3 unlike approach 2 recognises that some dis-used routes have no potential to come forward and in also recognising their potential for recreation, nature conservation or tourism it may allow for more forms of development, therefore may have the potential to be slightly more negative or positive than approach 2 depending on the type of development.

Assessment of 'Car Parking' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Do nothing and await the Local Policies Plan				Develop an operational planning policy which states that until such time as the Local Policies Plan is developed there will be a presumption against development in car parks.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				No direct relationship				No direct relationship
2. To improve the health and wellbeing of the population				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking provision can help ensure easy accessibility to essential services and facilities which promote health and well-being. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole.				This approach will result in the application of a consistent policy across the District. Adequate parking provision can help ensure easy access to services and facilities which promote health and well-being. This approach is therefore scored positively as it should offer sufficient protection to car parking unlike approach 1 across the District.
3. To improve the education and skills of the population				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
4. To provide everybody with the opportunity to live in a decent home				No direct relationship				No direct relationship
5. To reduce crime and anti-social activity				No direct relationship				No direct relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking can help ensure accessibility for all, encourage a sense of community and promote a more equal and inclusive society. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole.				This approach will result in the application of a consistent policy across the District. Adequate parking can help ensure accessibility for all, encourage a sense of community and promote a more equal and inclusive society. This approach should offer sufficient protection to car parking across the District (unlike approach 1).
7. To improve accessibility to key services, especially for those most in need				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. As adequate parking can help ensure easy accessibility for to key services, particularly for those most in need, may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole.				This approach will result in the application of a consistent policy across the District. Adequate parking can help ensure easy accessibility to key services, particularly for those most in need. This approach should offer sufficient protection to car parking across the District (unlike approach 1)

Assessment of 'Car Parking' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Do nothing and await the Local Policies Plan				Develop an operational planning policy which states that until such time as the Local Policies Plan is developed there will be a presumption against development in car parks.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
8. To reduce the effect of traffic on the environment				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking provision can help reduce the effects of traffic and traffic congestion on the environment. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may result in unnecessary travel, traffic and congestion i.e. vehicles circling the towns looking for spaces.				This approach will result in the application of a consistent policy across the District. Adequate parking provision can help reduce the effects of traffic and traffic congestion on the environment. This approach should offer sufficient protection to car parking across the District (unlike approach 1). Sufficient parking may result in less unnecessary travel, traffic and congestion i.e. vehicles circling the towns looking for spaces.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				No direct relationship				No direct relationship
10. To improve air quality				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking provision can help reduce the effects of traffic and traffic congestion on air quality. This approach is therefore scored negatively as it may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may result in unnecessary travel, traffic and congestion i.e. vehicles circling the towns looking for spaces creating additional air pollution.				This approach will result in the application of a consistent policy across the District. Adequate parking provision can help reduce the effects of traffic and traffic congestion on air quality. It should offer sufficient protection to car parking (unlike approach 1) across the District. Sufficient parking may result in less unnecessary travel, traffic and congestion i.e. vehicles circling the towns looking for spaces creating additional air pollution.
11. To conserve and enhance biodiversity				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking provision can help maintain the character and quality of townscapes by relieving congestion and illegal on street parking which may reduce the attractiveness of the town centre. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole.				This approach will result in the application of a consistent policy across the District. Adequate parking can help maintain character and quality of townscapes. This approach is therefore scored positively as it should offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Sufficient parking should result in less on-street car parking and traffic congestion which could reduce the attractiveness of the town centre.

Assessment of 'Car Parking' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Do nothing and await the Local Policies Plan				Develop an operational planning policy which states that until such time as the Local Policies Plan is developed there will be a presumption against development in car parks.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach is likely to have minimal impact on this objective. That said an inconsistent application of policy which may not offer sufficient protection to car parking within the former District of Magherafelt may lead to more on-street car parking and traffic congestion in the towns which could reduce the attractiveness of their features and areas of historical and cultural value and possibly their accessibility. However this is not likely to be so significant to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said a consistent application of policy offering sufficient protection to car parking across the District may lead to less need for on-street car parking and traffic congestion which could reduce the attractiveness of their features and areas of historical and cultural value and possibly their accessibility. However this is not likely to be so significant to warrant a positive scoring.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach is likely to have minimal impact on this objective. That said an inconsistent application of policy which may not offer sufficient protection to car parking within the former District of Magherafelt may result in unnecessary travel, traffic and congestion resulting in increased traffic emissions. However this is not likely to be so significant to warrant a negative scoring.				This approach is likely to have minimal impact on this objective. That said an consistent application of policy offering sufficient protection to car parking across the District may result in less unnecessary travel, traffic congestion and emissions. However this is not likely to be so significant to warrant a positive scoring.
15. To reduce flood risk and the adverse consequences of flooding				No direct relationship				No direct relationship
16. To minimise the production of waste and use of non-renewable materials				No direct relationship				No direct relationship
17. To conserve and enhance land quality and soil resources				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
18. To encourage sustainable economic growth				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may result in unnecessary travel, traffic and congestion which could discourage sustainable economic growth.				This approach should offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Sufficient parking provision may result in less unnecessary travel, traffic and congestion which could encourage sustainable economic growth.

Assessment of 'Car Parking' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Do nothing and await the Local Policies Plan				Develop an operational planning policy which states that until such time as the Local Policies Plan is developed there will be a presumption against development in car parks.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking provision within town centres can help reduce disparities in economic performance and promote sustainable regeneration. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may discourage potential shoppers i.e. no parking / traffic congestion and in turn increase disparities in economic performance.				This approach will result in the application of a consistent policy across the District. Adequate parking provision can help improve economic performance of town centres and promote sustainable regeneration. This approach should offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Sufficient parking may encourage potential shoppers i.e. available parking / no traffic congestion and in turn reduce disparities in economic performance.
21. To encourage and accommodate both indigenous and inward investment				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. This approach may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may result in unnecessary travel, traffic and congestion which could discourage both indigenous and inward investment.				This approach will result in the application of a consistent policy across the District. This approach should offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Sufficient parking may decrease unnecessary travel, traffic and congestion which could encourage both indigenous and inward investment.
22. To encourage efficient patterns of movement in support of economic growth				This approach will result in an inconsistent application of policy, as unlike the other two area plans, the Magherafelt Area Plan did not identify and protect car parking. Adequate parking can help encourage efficient patterns of movement in support of economic growth. This approach it may not offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole. Insufficient parking may result in inefficient patterns of movement i.e. unnecessary travel, traffic and congestion.				This approach will result in the application of a consistent policy across the District. Adequate parking provision can help encourage efficient patterns of movement in support of economic growth. This approach should offer sufficient protection to car parking within the former District of Magherafelt and therefore the Mid Ulster District as a whole.

Assessment of 'Car Parking' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
	Do nothing and await the Local Policies Plan				Develop an operational planning policy which states that until such time as the Local Policies Plan is developed there will be a presumption against development in car parks.			

Summary

Social

Through a consistent application of policy protecting car parking across the District approach 2 unlike approach 1, should have broadly positive social impacts, as adequate parking provision can help ensure easier accessibility to essential services and facilities including those promoting health and well-being, especially for those most in need.

Environmental

Approach 2 with a consistent application of policy protecting car parking across the District unlike approach 1, should have broadly positive environmental impacts, as adequate parking provision can help reduce the effects of traffic and traffic congestion on the environment i.e. in terms of air pollution. Sufficient parking may result in less unnecessary travel, traffic congestion and emissions from for example vehicles circling the towns looking for spaces. Approach 2 may also have a minor positive in that again unlike approach 1 it may result in less need for on-street car parking and traffic congestion which could reduce the attractiveness of the towns features of historical and cultural value and their accessibility. Furthermore the less unnecessary travel, traffic congestion and emissions it encourages may go some way to reduce our carbon footprint in support of reducing climate change although not so far as to warrant a positive scoring.

Economic

Through a consistent application of policy protecting car parking across the District approach 2 should have broadly positive economic impacts, as adequate parking provision may result in less unnecessary travel, traffic and traffic congestion by encouraging efficient patterns of movement, which may in turn encourage sustainable economic growth by helping to improve the economic performance of town centres and promoting sustainable regeneration.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
2. To improve the health and wellbeing of the population				This approach may result in the creation of new accesses and the intensification of existing accesses unto protected routes in the district potentially reducing free flowing traffic and traffic speed which in turn could result in longer journey times to essential services such as hospitals located outside the district. Furthermore a relaxed policy may as a result of more cars and turn offs lead to increased traffic accidents.				This approach is the direct opposite to option 1 in that it may decrease the creation of new accesses and the intensification of existing accesses unto protected routes in the district potentially increasing free flowing traffic and traffic speed which in turn could result in shorter journey times to essential services such as hospitals located outside the district.				This approach is perhaps the most positive at it recognises the protected routes policy is essential for efficient travel like option 2, but it also recognises that in some cases new accesses are unavoidable or perhaps even desirable such as an access for a new hospital etc.
3. To improve the education and skills of the population		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
4. To provide everybody with the opportunity to live in a decent home				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
5. To reduce crime and anti-social activity		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				This approach may reduce journey distances however it more so it may result in the creation of more new accesses and the intensification of existing accesses onto protected routes in the district. More cars and turn offs could potentially reduce free flowing traffic and traffic speed which in turn could result in longer journey times and greater difficulties in accessing key services such as hospitals, especially for those most in need.				This approach is the direct opposite to option 1 in that it may decrease the creation of new accesses and the intensification of existing accesses onto protected routes in the district. Less cars and turn offs could potentially could potentially increase free flowing traffic and traffic speed which in turn could result in shorter journey times to essential services such as hospitals located outside the district.				This approach is perhaps the most positive at it recognises the protected routes policy is essential for efficient travel but it also recognises that in some cases new accesses are unavoidable or perhaps even desirable such as an access for a new hospital etc.
8. To reduce the effect of traffic on the environment				This approach may increase the effect of traffic on the environment as increased accesses and intensification of existing accesses onto protected routes could result in more and congestion, slowing down and speeding up, impacting on air quality. Also it could be argued that more accesses will make destinations more popular, leading to more journeys. More accesses off protected routes may also encourage use of private vehicle hence less efficient travel and congestion.				This approach may reduce the potential effects of traffic on the environment in that it may decrease the creation of new accesses and the intensification of existing accesses onto protected routes which should encourage free flowing traffic, reducing the impacts of congestion on air quality. It could be argued that less potential accesses may make destinations less popular, leading to less journeys. Reducing potential accesses off protected routes may also encourage the use of public transport hence reduced journey and impacts on the environment.				This approach is a balance between option 1 and 2. Like option 2 it recognises the protection of protected routes is essential for efficient travel, in order to keep traffic flowing to stop congestion and its environmental impacts but it also recognises that in some cases new accesses are unavoidable or perhaps even desirable.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply		N/R		No direct relationship		N/R		No direct relationship		N/R		No direct relationship
10. To improve air quality				This approach may have negative effects on air quality as increased accesses and intensification of existing accesses onto protected routes could result in more congestion, slowing down and speeding up, impacting on air quality. Also it could be argued that more accesses will make destinations more popular, leading to more journeys. More accesses offprotected routes may also encourage use of private vehicle hence less efficient travel and congestion.				This approach may reduce the potential effects of traffic on air quality in that it may decrease the creation of new accesses and the intensification of existing accesses onto protected routes which should encourage free flowing traffic, reducing the impacts of congestion. It could be argued that less potential accesses may make destinations less popular, leading to less journeys. Reducing potential accesses off protected routes may also encourage the use of public transport hence reduced journey and impacts on air quality.				This approach is a balance between option 1 and 2. Like option 2 it recognises the protection of protected routes is essential for efficient travel, in order to keep traffic flowing to stop congestion and its impact on air quality but it also recognises that in some cases new accesses are unavoidable or perhaps even desirable.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
11. To conserve and enhance biodiversity				This approach which would allow for more exceptions to protected routes policy may lead to not only more new accesses and the greater intensification of existing accesses unto protected routes but more development in the district in general which may have the potential to negatively impact on biodiversity because the requirement for sightlines etc. on a trunk road is greater meaning more hedge/vegetation removal is needed.				This approach is the direct opposite to option 1 in that it allows for less exceptions to protected routes policy which may lead to not only less new accesses and less intensification of existing accesses unto protected routes but moreover to less development with the potential to negatively impact on biodiversity in the district.				This approach is a balance between option 1 and 2. Like option 2 it recognises the protection of protected routes is essential for efficient travel but it also recognises though it doesn't go as far as option 1 that in some cases new accesses are unavoidable or perhaps even desirable for the good of society or the economy. Hence this approach allows for exceptional circumstances which are likely to have minimal impact on biodiversity in the district.
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach which would allow for more exceptions to protected routes policy may lead to not only more new accesses and the greater intensification of existing accesses unto protected routes but more development in the district in general which may have the potential to negatively impact on character and quality of landscapes and townscapes.				This approach is the direct opposite to option 1 in that it allows for less exceptions to protected routes policy which may lead to not only less new accesses and less intensification of existing accesses unto protected routes but moreover to less development with the potential to negatively impact on the character and quality of landscapes and townscapes in the district.				This approach is a balance between option 1 and 2. Like option 2 it recognises the protection of protected routes is essential for efficient travel but it also recognises though it doesn't go as far as option 1 that in some cases new accesses are unavoidable or perhaps even desirable for the good of society or the economy. Hence this approach allows for exceptional circumstances which are likely to have minimal impact on the character and quality of landscapes and townscapes in the district.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach which would allow for more exceptions to protected routes policy may lead to not only more new accesses and the greater intensification of existing accesses unto protected routes but more development in the district in general which may have the potential to negatively impact on the historic environment and cultural assets.				This approach is the direct opposite to option 1 in that it allows for less exceptions to protected routes policy which may lead to not only less new accesses and less intensification of existing accesses unto protected routes but moreover to less development with the potential to negatively impact on the historic environment and cultural assets in the district.				This approach is a balance between option 1 and 2. Like option 2 it recognises the protection of protected routes is essential for efficient travel but it also recognises though it doesn't go as far as option 1 that in some cases new accesses are unavoidable or perhaps even desirable for the good of society or the economy. Hence this approach allows for exceptional circumstances which are likely to have minimal impact on the historic environment and cultural assets in the district.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach is likely to increase contributions and vulnerability to climate change as it may lead to more accesses and potential development may make destinations more popular, leading to more journeys. More accesses off protected routes may also encourage use of private vehicle hence less efficient travel and congestion.				This approach is likely to decrease contributions and vulnerability to climate change as it may lead to less accesses and potential development which may make destinations less popular, leading to less journeys. Less accesses off protected routes may also encourage use of public transport hence more efficient travel and less congestion.				This approach is a balance between option 1 and 2 as it does allow for exceptions to protected route policy which may increase contributions and vulnerability to climate change however this impact is likely to be minimal.
15. To reduce flood risk and the adverse consequences of flooding				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
16. To minimise the production of waste and use of non-renewable materials				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
17. To conserve and enhance land quality and soil resources				This approach scores negative as it may mean more accesses and potential development that could negatively impact on land quality and soil resources .				This approach scores positive as it may mean less accesses and potential development hence less impact on land quality and soil resources .				This approach is a balance between option 1 and 2 it does allow for exceptions to protected route policy which may have a negative impact on land and soil quality however it is likely to be minimal.
18. To encourage sustainable economic growth				Approach 1 may negatively impact on sustainable economic growth because it may lead to more accesses and development that may congest the protected routes which would be bad for the economy. Protected routes are essentially an economic policy.				Approach 2 may positively impact on sustainable economic growth because it may lead to less accesses and development to congest the protected routes which would be good for the economy. Protected routes are essentially an economic policy.				This may be the most positive approach because whilst it recognises protected routes need to be protected it also recognises that some accesses are unavoidable even desirable to encourage sustainable economic growth.
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.				This approach is likely to have minimal impact on this objective.
21. To encourage and accommodate both indigenous and inward investment				Approach 1 is likely to lead to more accesses and development that may congest the protected routes which may discourage indigenous and inward investment. Protected routes are essentially an economic policy.				Approach 2 is likely to lead to fewer accesses and development that may congest the protected routes which may encourage indigenous and inward investment. Protected routes are essentially an economic policy.				This may be the most positive approach because whilst it recognises protected routes need to be protected it also recognises that some accesses are unavoidable even desirable to encourage and accommodate both indigenous and inward investment.
22. To encourage efficient patterns of movement in support of economic growth				The approach may lead to more accesses and development off protected routes which may encourage more journeys and the use of the private vehicle hence less efficient travel and congestion. This would not promote connectivity between the three towns.				The approach may lead to less accesses and development off protected routes which may encourage use of public transport hence more efficient travel and less congestion. This would promote connectivity between the three towns.				This may be the most positive approach because whilst it recognises protected routes need to be protected it also recognises that some accesses are unavoidable even desirable to encourage efficient patterns of movement in support of economic growth.

Assessment of 'Protected Routes' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Lessen protected route policy with the key test being road safety				Approach 2. Stricter policy which provides for less exceptions				Approach 3. Existing policy simplified and tailored to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment

Summary

Social

Approach 2 and 3 unlike approach 1, should have broadly positive social impacts particular in respect of improving health and wellbeing and access to essential services, as they restrict offer the greatest protection to protected routes. Greater protection decreases the potential for the creation of new accesses and the intensification of existing accesses onto protected routes as such less cars and turn offs may increase free flowing traffic / traffic speed which in turn could result in shorter journey times to essential services such as hospitals outside the district. Approach 3 may go slightly further than approach 1 in that it also recognises that in some cases new accesses are unavoidable or perhaps even desirable. Approach 1 a relaxed policy may have the opposite effect to approaches 2 and 3 and furthermore by enabling more accesses on to the protected routes it may as a result of more cars and turn offs lead to increased traffic accidents.

Environment

Approach 1 could have a negative impact upon the environment in terms its biodiversity, its quality of landscapes / townscapes, its historic and cultural assets and its land quality and soil resources due to the potential increase in infrastructure. For example the requirement for sightlines on a trunk road is greater meaning more hedge/vegetation removal is needed furthermore there is the accompanying development this approach may enable to consider. Approach 2 is the direct opposite to 1, for that reason it scores positively as it allows for less exceptions to protected routes policy and therefore perhaps for the least likelihood of development that may negatively impact on the environment. Approach 3 is a balance of approach 1 and 2.

Economic

Approach 2 and 3 are broadly positive as unlike approach 1 they recognise that protected routes are essentially an economic policy and provide protection as such. Approach 3 has however scored more positively than approach 2 as it perhaps goes further to recognise that some accesses are unavoidable even desirable to encourage sustainable economic growth, both indigenous and inward investment and efficient patterns of movement.

Assessment of 'Telecommunications, Overhead Cables and High Structures' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables				Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by the introduction of Areas of Constraint.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a limited impact on reducing poverty and social exclusion				Likely to have a limited impact on reducing poverty and social exclusion
2. To improve the health and wellbeing of the population				Likely to have a limited impact on health and wellbeing				Likely to have a limited impact on health and wellbeing
3. To improve the education and skills of the population	N/R			No relationship between telecommunications and improving education and skills.	N/R			No relationship between telecommunications and improving education and skills.
4. To provide everybody with the opportunity to live in a decent home	N/R			No relationship between telecommunications and giving everyone a decent home.	N/R			No relationship between telecommunications and giving everyone a decent home.
5. To reduce crime and anti-social activity	N/R			No relationship between telecommunications and reducing crime.	N/R			No relationship between telecommunications and reducing crime.
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have a limited impact on encouraging a sense of community				Likely to have a limited impact on encouraging a sense of community
7. To improve accessibility to key services, especially for those most in need				Likely to be a minimal impact on improving access to key services				Likely to be a minimal impact on improving access to key services

Assessment of 'Telecommunications, Overhead Cables and High Structures' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables				Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by the introduction of Areas of Constraint.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
8. To reduce the effect of traffic on the environment				The current policy is likely to reduce traffic by improving mobile and business broadband. Consequently this will make it easier for people to work from home or run/start businesses nearer to their homes, reducing the need to commute				Similar to the current policy this approach is likely to make it easier to work from home reducing the need to travel
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply	N/R			No relationship between telecommunications and improving water quality.	N/R			No relationship between telecommunications and improving water quality.
10. To improve air quality	N/R			No relationship between telecommunications and improving air quality.	N/R			No relationship between telecommunications and improving air quality.
11. To conserve and enhance biodiversity				The current policy does aim to protect biodiversity as applications for telecommunications are subject to general planning principles to not cause harm to environmentally sensitive locations. Furthermore site sharing of telecommunications masts are encouraged to further reduce the environmental impact. In terms of overhead cables the importance of the impact on nature conservation and the environment is also considered				The approach of introducing Areas of Constraint is likely to have major positive impacts for biodiversity. This could have the potential to limit the number of masts in these environmentally sensitive areas and encourage site sharing. Thus affording greater environmental protection in these areas than the current policy

Assessment of 'Telecommunications, Overhead Cables and High Structures' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables				Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by the introduction of Areas of Constraint.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
12. To maintain and enhance the character and quality of landscapes and townscapes				The current policy is likely to still have positive impacts on protecting the landscape as proposals will still have to meet the general planning principles of protecting amenity, mast and site sharing Continuation of the status quo is likely to have positive impacts on the landscape as the current policy recognises that both telecommunications and overhead cables should avoid areas of nature conservation and archaeological interest				The approach of introducing Areas of Constraint is likely to have major positive impacts on the quality of the landscape. Adopting this policy will limit development above 15m that would conflict with the Plan. This new policy will offer greater visual protection to the landscape as most new telecommunications infrastructure is a high structure like a mast. The policy also proposes that overhead cables follow the route of the natural features of the environment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets								The approach of introducing Areas of Constraint is likely to offer greater protection in these areas to cultural and historic assets
14. To reduce contributions to climate change and reduce vulnerability to climate change	N/R			No relationship between telecommunications and reducing climate change.	N/R			No relationship between telecommunications and reducing climate change.
15. To reduce flood risk and the adverse consequences of flooding	N/R			No relationship between telecommunications and flood risk.	N/R			No relationship between telecommunications and flood risk.
16. To minimise the production of waste and use of non-renewable materials	N/R			No relationship between telecommunications and waste.	N/R			No relationship between telecommunications and waste.

Assessment of 'Telecommunications, Overhead Cables and High Structures' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables				Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by the introduction of Areas of Constraint.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
17. To conserve and enhance land quality and soil resources				This policy continues to encourage sharing of masts by network providers so limiting the number of telecommunications masts in the landscape. This is likely to have positive impacts as it will involve less earthwork and damage to soil quality				This policy only allows masts up to 15m in Areas of Constraint so this will encourage network providers to share masts so there will be less earthwork and damage to soil in sensitive locations
18. To encourage sustainable economic growth				The current policy is likely to continue to improve broadband and other telecommunications coverage. Thus recognising that good broadband is vital for business in Mid Ulster				This policy is a very similar policy to the current approach. Introducing Areas of Constraint is likely to offer a greater level of protection to the environment and this is one of Mid Ulster's greatest tourism resource
19. To offer everybody the opportunity for rewarding and satisfying employment	N/R			No relationship between telecommunications and offering everyone rewarding employment.	N/R			No relationship between telecommunications and offering everyone rewarding employment.
20. To reduce disparities in economic performance and promote sustainable regeneration				Continuation of the current policy advocates a better broadband connection especially in rural areas. Better telecommunications in rural areas would encourage investment in businesses and people and would lead to a fairer society				Likely to have similar positive impacts as the current policy
21. To encourage and accommodate both indigenous and inward investment				Improved broadband and other telecommunications in Mid Ulster would be assist new and current businesses to develop. Consequently we are now in a global market and good telecommunications is essential resource for any business				Likely to have similar positive impacts as the current policy

Assessment of 'Telecommunications, Overhead Cables and High Structures' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt a policy approach which is in line with current planning policy in relation to both telecommunication and overhead cables				Tailor the current policy approach so that greater policy weight is given to environmentally sensitive areas by the introduction of Areas of Constraint.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth				The current policy is likely to continue to improve mobile broadband and other telecommunications which will make it easier for people to work from home or set up businesses in rural communities. This will reduce the need for commuting to hubs				Likely to have similar positive impacts as the current policy

Summary

Northern Ireland currently enjoys the best fixed line broadband infrastructure in the UK but there are several projects underway to improve the service. The Next Generation Broadband Project was launched by DETI to increase the competitiveness of local business and it aims to update around 1265 telecommunications cabinets across NI including the Mid Ulster District. However Northern Ireland has the poorest mobile broadband coverage in the UK. Position Paper on Utilities (May 2015) states that 3G coverage in Mid Ulster is sporadic as in Cookstown only 22.7% of the area has 3G coverage from all operators, Dungannon has 9.9% and Magherafelt has only 1.7%.

Social -

Both approaches are likely to have broadly neutral social impacts as they won't drastically improve health, wellbeing, education, housing and community.

Environmental -

Approach 1 is likely to have positive environmental benefits as proposals for telecommunications and overhead cables are still subject to general planning principles of not causing harm to visual amenity in sensitive locations. Approach 2 is likely to have major positive effects as it offers the greatest protection to biodiversity, landscapes and historic assets and visual amenity.

Economic -

Both approaches are likely to have broadly positive impacts on economic growth and investment as strong telecommunications and broadband infrastructure is vital to keep businesses competitive.

Assessment of 'Renewable Energy' Policy Options

KEY							
+	-	0	?	++	---		
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		N/R No Relationship

SA / SEA Objectives	Approach 1				Approach 2			
	Status Quo Adopt a policy approach that is in line with existing planning policy PPS18				Adopt a planning policy approach that recognises the value of renewable energy development but provides policy which gives greater weight to environmentally sensitive areas, affords greater protection to neighbouring amenity and has greater regard for the tourism industry.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Renewable development policy is likely to have a minimal impact on reducing poverty and social exclusion.				Renewable development policy is likely to have minimal impact on reducing poverty and social exclusion.
2. To improve the health and wellbeing of the population				Employment opportunities associated with the renewable energy industry, greater protection of sensitive landscapes, tourism and recreational assets and less reliance on non-renewable energy can both indirectly and directly improve health and wellbeing. The siting of wind energy development and anaerobic digester plants however can be contentious with adverse consequences on health and well-being.				Employment opportunities associated with the renewable energy industry, greater protection of sensitive landscapes, tourism and recreational assets and less reliance on non-renewable energy can both indirectly and directly improve health and wellbeing. The siting of wind energy development and anaerobic digester plants however can be contentious with adverse consequences on health and well-being.
3. To improve the education and skills of the population				Likely minimal effect on this objective..				Likely minimal effect on this objective.
4. To provide everybody with the opportunity to live in a decent home				Continuation of the status quo is likely to continue to lead to issues about amenity from single turbines. Baseline data shows this is one of the key issues arising from renewable energy applications.				Impact on local amenity is one of the main issues arising out of renewable energy development, particularly as regards wind energy. The introduction of Areas of Constraint and a standard separation distance of 500 metres for all wind energy development will have positive outcomes in terms of amenity.
5. To reduce crime and anti-social activity				Likely minimal effect on this objective.				Likely minimal effect on this objective.
6. To encourage a sense of community and promote a more equal and inclusive society				Both positive and negative effects on communities. Proposals for large scale wind farm or biomass developments can generate community benefits as well as widespread opposition. It will largely depend on how policy is applied on a case by case basis an dlocation of development				Both positive and negative effects on communities. Proposals for large scale wind farm or biomass developments can generate community benefits as well as widespread opposition. It will largely depend on how policy is applied on a case by case basis an dlocation of development
7. To improve accessibility to key services, especially for those most in need				Likely minimal effect on this objective.				Likely minimal effect on this objective.

Assessment of 'Renewable Energy' Policy Options

KEY							
	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1				Approach 2			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
8. To reduce the effect of traffic on the environment				Likely minimal effect on this objective.				Likely minimal effect on this objective.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely minimal effect on this objective.				Likely minimal effect on this objective.
10. To improve air quality				Less reliance on fossil fuels and increased supply of renewable electricity can improve air quality at a local and regional level.				Less reliance on fossil fuels and increased supply of renewable electricity can improve air quality at a local and regional level.
11. To conserve and enhance biodiversity				Likely positive effects through focus on renewable technologies. Potential impact on natural heritage assets also considered under related policies.				Likely positive effects through focus on renewable technologies. Potential impact on natural heritage assets also considered under related policies. This approach is likely to afford greater protection to environmentally sensitive areas through the designation of Areas of Constraint of Wind Turbines and High Structures which will allow flora, fauna and wildlife to thrive in these areas
12. To maintain and enhance the character and quality of landscapes and townscapes				Continuation of the status quo is likely to have a negative impact on the Mid Ulster's most sensitive landscapes in the longer term.				The introduction of Areas of Constraint will ensure that those areas that are particularly vulnerable to turbines and high structures will be protected. Nonetheless, there are no landscapes into which a wind turbine/farm will not introduce a new and distinctive feature, hence this approach will still have a negative impact
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Built heritage is considered with any renewable energy application and is unlikely to gain approval if there was a significant impact on historic and cultural assets.				It is expected that greater protection will be afforded to the districts historic and cultural assets, such as Beaghmore Stone Circle, with the introduction of Areas of Constraint as advocated under the preferred approach.
14. To reduce contributions to climate change and reduce vulnerability to climate change				With less reliance on non-renewable energy, less greenhouse gas emissions will be emitted thereby reducing contributions to climate change and reducing vulnerability to climate change.				With less reliance on non-renewable energy, less greenhouse gas emissions will be emitted thereby reducing contributions to climate change and reducing vulnerability to climate change.

Assessment of 'Renewable Energy' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1				Approach 2			
	Status Quo Adopt a policy approach that is in line with existing planning policy PPS18				Adopt a planning policy approach that recognises the value of renewable energy development but provides policy which gives greater weight to environmentally sensitive areas, affords greater protection to neighbouring amenity and has greater regard for the tourism industry.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
15. To reduce flood risk and the adverse consequences of flooding				Facilitating the use of renewable energy will reduce emissions of greenhouse gases and consequently alleviate climate change effects and reduce the likelihood of flooding.				Facilitating the use of renewable energy will reduce emissions of greenhouse gases and consequently alleviate climate change effects and reduce the likelihood of flooding.
16. To minimise the production of waste and use of non-renewable materials				This approach is likely to have positive impacts by facilitating the use of renewable technologies. For example, AD treatment plants provide a beneficial means of dealing with biomass wastes that would otherwise go to landfill.				likely positive effects by facilitating the use of renewable technologies. AD treatment plants provide a beneficial means of dealing with biomass wastes that would otherwise go to landfill. It is anticipated that the proposed Areas of Constraint on Turbines and High Structures and the proposed set back distance of 500 metres for all wind energy development will have a minimal effect on potential renewable energy generation.
17. To conserve and enhance land quality and soil resources				Likely neutral effect, although, by facilitating the reduction of wastes going to landfill i.e. via AD facilities, renewable energy policy will have some small benefit in terms of land quality. Decommissioning and land restoration requirements can mitigate against potential loss of land quality and soil resources.				Likely neutral effect, although by facilitating the reduction of wastes going to landfill i.e. via AD facilities, renewable energy policy will have some small benefit in terms of land quality. Decommissioning and land restoration requirements can mitigate against potential loss of land quality and soil resources.
18. To encourage sustainable economic growth				A vibrant renewable energy industry makes an important contribution to achieving sustainable economic development.				A vibrant renewable energy industry makes an important contribution to achieving sustainable economic development. Under this approach, certain types of development may be required to demonstrate how passive solar design and renewable energy technologies have been taken into account.
19. To offer everybody the opportunity for rewarding and satisfying employment				Potential positive effect. Renewable energy generation will help facilitate job creation within the district.				Potential positive effect. Renewable energy generation will help facilitate job creation within the district.
20. To reduce disparities in economic performance and promote sustainable regeneration				The overall impact on the disparities of economic performance and regeneration will be negligible.				The overall impact on the disparities of economic performance and regeneration will be negligible.
21. To encourage and accommodate both indigenous and inward investment				Potential positive effect. Renewable energy generation will help facilitate job creation within the district.				It is anticipated that overall impact on opportunities for renewable generation by the introduction of Areas of Constraint will be minimal given their suggested location and extent.

Assessment of 'Renewable Energy' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1				Approach 2			
	Status Quo Adopt a policy approach that is in line with existing planning policy PPS18				Adopt a planning policy approach that recognises the value of renewable energy development but provides policy which gives greater weight to environmentally sensitive areas, affords greater protection to neighbouring amenity and has greater regard for the tourism industry.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth				Any impact on movement patterns is likely to be negligible.				Any impact on movement patterns is likely to be negligible.

Summary

Social

Employment opportunities associated with the renewable energy industry, greater protection of sensitive landscapes, tourism and recreational assets and less reliance on non-renewable energy can both indirectly and directly improve health and wellbeing. The siting of wind energy development and anaerobic digester plants however can be contentious with adverse consequences on health and well-being and this is reflected in the scoring above.

Environmental

Both approaches are likely to have broadly positive impacts on the environment focusing on renewable energies that can help reduce and alleviate the impact of climate change effects. Approach 2 is likely to have major positive environmental effects by affording greater protection to the districts historic and cultural assets, i.e. by introducing of Areas of Constraint in and around sensitive areas such as the Beaghmore Stone Circle

Economic

Both options 1 and 2 will likely have a significant positive effect by encouraging sustainable economic growth. Both options can also have minor positive effects on providing opportunities for employment and accommodating indigenous and inward investment related to the renewable energy sector.

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a positive impact on creating employmentso increasing incomes. Current baseline data shows Minerals Development in Mid Ulster currently employs over 1250 people, considerably more than any other district				Likely to have a positive impact as even-though this approach is more restrictive it is still creating employment in the Minerals Industry
2. To improve the health and wellbeing of the population				Minerals development has the potential for negative effects on residential amenity particularly in relation to noise, dust and increased traffic. Existing operating quarries have shown that there is scope for effective mitigation. The overall effects are therefore expected to be minimal.				Minerals development has the potential for negative effects on residential amenity particularly in relation to noise, dust and increased traffic. Existing operating quarries have shown that there is scope for effective mitigation. The overall effects are therefore expected to be minimal.
3. To improve the education and skills of the population				Likely positive effect as it well help facilitate employment and apprenticeships within the minerals industry which is a key employer within Mid Ulster.				Likely positive effect as it well help facilitate employment and apprenticeships within the minerals industry which is a key employer within Mid Ulster.
4. To provide everybody with the opportunity to live in a decent home				The availability of mineral resources for the construction of new homes can have an indirectly positive effect on the availability of homes for the local population. It is considered however there is greater potential for adverse effects from this more relaxed approach, due to the greater risk of amenity loss and lack of mineral safeguarding or areas of mineral constraint.				This approach is likely to have positive impacts due to the safeguarding of minerals for home construction and identification of areas of mineral constraint.
								The potential also remains for negative effects, although this will largely depend on a case by case basis, and particularly for those looking to reside in areas outside of Areas of Mineral constraint.

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
5. To reduce crime and anti-social activity	N/R			No Relationship	N/R			No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is likely to have an indirect positive impact on community pride by facilitating employment creation throughout the district.				Although potentially positive, as per approach 1, the overall effect is likely to be uncertain as it will largely depend on the location and extent of minerals constraint and mineral policy areas.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal impact on accessibility to key services				Likely to have a minimal impact on accessibility to key services
8. To reduce the effect of traffic on the environment				Likely to have a negative impact on this objective due to increased dust and particle emissions generated by additional quarry traffic.				Although likely to cause negative effects as per approach 1, there is potential for positive effects overall by directing new quarrying development to particular areas and facilitating expansion of existing quarries.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect as a more relaxed approach may lead to greater risk of water contamination, particularly in sensitive landscapes.				Although the potential for negative effects (as per approach 1) remains, the greater protection of sensitive landscapes can be positive in terms of overall water quality.

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
10. To improve air quality				Likely to have a negative impact on this objective due to increased dust and particle emissions generated by additional quarry traffic.				Although likely to cause negative effects as per approach 1, there is potential for positive effects overall by directing new quarrying development to specific areas utilizing existing infrastructure and facilitating expansion of existing quarries.
11. To conserve and enhance biodiversity				Likely negative effect on this objective due to potential for habitat disruption/fragmentation.				Although the potential for habitat disruption/fragmentation remains under this approach, those areas that are noted for their intrinsic landscape amenity and scientific value can be afforded greater protection.
12. To maintain and enhance the character and quality of landscapes and townscapes				Quarrying, by its nature, can have severe adverse visual impacts on our landscapes, although these can be offset to a certain degree through appropriate restoration and aftercare.				Quarrying, by its nature, can have severe adverse visual impacts on our landscapes, although these can be offset to a certain degree through appropriate restoration and aftercare. Under this sensitive areas noted for their intrinsic landscape, amenity, scientific and heritage value are afforded greater protection from inappropriate mineral development.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential negative effects due to greater risk of damage to historical and cultural assets due to lack of spatial constraints.				Potential positive effects when compared with criteria based approach. Under this approach sensitive areas noted for their intrinsic landscape, amenity, scientific and heritage value are afforded greater protection from inappropriate mineral
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach may lead to more mineral development, including peat extraction from bog lands, increasing the risk of loss of important carbon stores.				Although the potential for adverse effects (as per approach 1) remains under this approach, the introduction of areas of constraint, in sensitive bogland areas in particular, can offset these negatives and offer a greater resilience to potential climate change effects.
15. To reduce flood risk and the adverse consequences of flooding	N/R			No Relationship	N/R			No Relationship

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect due to use of non-renewable materials and increased waste production from quarrying operations and related construction operations.				Although likely negative effect due to use of non-renewable materials and waste production from quarrying operations and related construction operations, this will be reduced in those areas where areas of constraint or designated.
17. To conserve and enhance land quality and soil resources				Policy that facilitates removal of materials from the ground will conflict with the aims of this objective. Appropriate restoration and aftercare conditions can however provide mitigation.				Policy that facilitates removal of materials from the ground will clearly conflict with the aims of this objective. Appropriate restoration and aftercare conditions can however provide mitigation. This approach can bring potential benefits by protecting those areas of the district that would be particularly sensitive to minerals development and directing it to appropriate locations.
18. To encourage sustainable economic growth				Although the potential for adverse effects on air, water, biodiversity is recognised, it is also acknowledged that the minerals industry makes an essential contribution to the local economy. The Sustainable Development Strategy recognises that while it is important that we respect the limits of our natural resources and ensure a high level of protection and improvement of the quality of our environment, 'sustainable development' does not prevent us from using and capitalising on such resources. An enduring successful economy will effectively use natural resources and contribute towards the protection of the environment.				There is potential for negative effects from a spatial approach that restricts quarrying activities in certain parts of the district. The extent of negative effect may be localized however and may also depend on the location and extent of Areas of Mineral constraint
								There is potential for positive effects by facilitating minerals development in appropriate areas while at the same time safeguarding identifying mineral reserves over the plan period and beyond.

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects. The Sustainable Development Strategy recognises that while it is important that we respect the limits of our natural resources and ensure a high level of protection and improvement of the quality of our environment, 'sustainable development' does not prevent us from using and capitalising on such resources.				Likely positive effects. The Sustainable Development Strategy recognises that while it is important that we respect the limits of our natural resources and ensure a high level of protection and improvement of the quality of our environment, 'sustainable development' does not prevent us from using and capitalising on such resources. This approach aims to facilitates minerals development in appropriate locations. There may also be some localized negative effects depending on the extent of the restricted areas.
20. To reduce disparities in economic performance and promote sustainable regeneration				Potential effects on this objective are difficult to predict at this stage.				Potential effects on this objective are difficult to predict at this stage.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effect. The minerals industry is an important provider of jobs within Mid Ulster and this approach will help facilitate the creation of jobs in it and associated secondary industries such as construction. Baseline data indicates that 3.2 million tonnes of aggregates are produced in Mid Ulster each year with a value of around £10 million.				Likely positive effect. The minerals industry is an important provider of jobs within Mid Ulster and this approach will help facilitate the creation of jobs in it and associated secondary industries such as construction. Baseline data indicates that 3.2 million tonnes of aggregates are produced in Mid Ulster each year with a value of around £10 million.
								This approach could also have negative effects on potential investment although this will largely depend on the location and extent of proposed areas of mineral constraint.

Assessment of 'Minerals Development' Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Consider all applications for minerals development regardless of their location against a criteria based policy				Develop a strategy based on areas of minerals constraint and mineral policy areas. Areas of Minerals constraints protect areas of intrinsic landscape, amenity, scientific or heritage value from inappropriate mineral development. Mineral Reserve Policy Areas protect minerals which are of economic or conservation value from surface development.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a negative impact on this objective due to increased potential for traffic generation by additional quarry traffic.				There is potential for positive effects overall by directing new quarrying development to particular areas and allowing facilitating expansion of existing quarries where existing infrastructure is in place

Summary

Social

Both approaches can have positive social impacts by facilitating employment creation, and assisting in improving skills of the local population. There may also be potential for negative effects on residents through loss of amenity by way of noise/dust pollution, although it is acknowledged that this will vary on a case by case basis and in any case there is scope for successful mitigation

Environmental

Approach 1 is likely to have negative environmental impacts as this is based on a criteria based approach without spatial constraints, thereby increasing the risk of allowing minerals development within sensitive areas. Approach 2 has more positive impacts as minerals development is restricted in areas of noted for their landscape, scientific, heritage or amenity value..

Economic

Both approaches can bring economic benefits to Mid Ulster by helping to facilitate the creation of jobs in the mineral industry and associated construction industries. The Sustainable Development Strategy recognises that while it is important that we respect the limits of our natural resources and ensure a high level of protection and improvement of the quality of our environment, 'sustainable development' does not prevent us from using and capitalising on such resources. Baseline data indicates that minerals development employs over 1250 people in Mid Ulster and produces approximately 3.2 million tonnes of aggregates each year to the value of approximately £10 million.. Approach 2 may have negative economic impacts although this would depend on the location and extent of proposed areas of constraint. The introduction of Minerals Reserve Policy Areas, as advocated under approach 2, although restricting other forms of above ground development in certain areas, can be seen as a positive by safeguarding minerals for future use.

Assessment of 'Minerals Reserves' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Retain Mineral Reserve Policy Areas as per existing Area Plans				Approach 2. Modify the existing Mineral Reserve Policy Areas				Approach 3. Remove Mineral Reserve Policy Areas from the Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Protecting valuable mineral resources important to the local economy and thus sustaining jobs. A minor negative would be that surface development will be affected				Protecting valuable mineral resources important to the local economy and thus sustaining jobs				Not recognizing the economic value of minerals to the Mid Ulster economy and this will affect jobs and the quality of life of some Mid Ulster residents
2. To improve the health and wellbeing of the				Likely to have a minimal impact on health and wellbeing				Likely to have a minimal impact on health and wellbeing				Likely to have a minimal impact on health and wellbeing
3. To improve the education and skills of the population				Likely to improve employment prospects in the minerals industry				Likely to improve employment prospects in the minerals industry				Not recognising the economic value of minerals to the Mid Ulster economy and this may affect opportunities to develop skills within the minerals industry
4. To provide everybody with the opportunity to live in a decent home				This is likely to be positive as you are protecting these important resources for economic growth.				This is likely to be positive as you are protecting these important resources for economic growth.				This approach would open the area up to other surface development and would effectively sterilise the area so this may affect economic growth of the minerals industry.
5. To reduce crime and anti- social activity	N/R			No Relationship	N/R			No Relationship	N/R			No Relationship
6. To encourage a sense of community and promote a more equal				This approach is likely to have a positive impact on community as it promotes employment in the area helping to keep people living and working in these areas				This approach is likely to have a positive impact on community as it promotes employment in the area helping to keep people living and working in these areas				This have localized negative impacts on community by sterilizing important resources and therefore reducing potential employment opportunities.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal impact on accessibility to key services				Likely to have a minimal impact on accessibility to key services				Likely to have a minimal impact on accessibility to key services
8. To reduce the effect of traffic on the environment				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Uncertain at this stage as to what the likely impacts will be on this objective.

Assessment of 'Minerals Reserves' Policy Options

KEY	+	-	0	?	++	+-	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Retain Mineral Reserve Policy Areas as per existing Area Plans				Approach 2. Modify the existing Mineral Reserve Policy Areas				Approach 3. Remove Mineral Reserve Policy Areas from the Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				This approach may lead to localized negative effects over the long term due to risk of water contamination from mineral workings.				This approach may lead to localized negative effects over the long term due to risk of water contamination from mineral workings.				Uncertain at this stage as to what the likely impacts will be on this objective.
10. To improve air quality				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Uncertain at this stage as to what the likely impacts will be on this objective.
11. To conserve and enhance biodiversity				Any minerals development has potential to have a negative effect on flora, fauna and nature conservation interests.				Any minerals development has potential to have a negative effect on flora, fauna and nature conservation interests.				Uncertain at this stage as to what the likely impacts will be on this objective.
12. To maintain and enhance the character and quality of landscapes and townscapes				There is potential for a negative impact on landscape character and visual amenity in the long term.				There is potential for a negative impact on landscape character and visual amenity in the long term.				Uncertain at this stage as to what the likely impacts will be on this objective.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				There is potential historical and cultural assets to be affected in these policy areas although this will depend on a case by case basis.				There is potential historical and cultural assets to be affected in these policy areas although this will depend on a case by case basis.				Uncertain at this stage as to what the likely impacts will be on this objective.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Potential long term negative effects on climate change through increased industrial activity and energy use.				Potential long term negative effects on climate change through increased industrial activity and energy use.				Uncertain at this stage as to what the likely impacts will be on this objective.
15. To reduce flood risk and the adverse consequences of flooding	N/R			No Relationship	N/R			No Relationship	N/R			No Relationship

Assessment of 'Minerals Reserves' Policy Options

+	-	0	?	++	+-	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

16. To minimise the production of waste and				Likely negative effect due to use of non-renewable materials and increased waste production from quarrying operations				Likely negative effect due to use of non-renewable materials and increased waste production from quarrying				Uncertain at this stage as to what the likely impacts will be on this objective.
17. To conserve and enhance land quality and soil resources				Policy that facilitates removal of materials from the ground will conflict with the aims of this objective. Appropriate restoration and aftercare conditions can however provide mitigation.				Policy that facilitates removal of materials from the ground will conflict with the aims of this objective. Appropriate restoration and aftercare conditions can however				Uncertain at this stage as to what the likely impacts will be on this objective.
18. To encourage sustainable economic growth				This approach is likely to encourage economic growth as important minerals reserves are being safeguarded for future exploitation as and when they are needed				This approach is likely to encourage economic growth as important minerals reserves are being safeguarded for future exploitation when needed.				This approach is unlikely to aid economic growth as important mineral reserves will not be safeguarded.
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach is likely to encourage economic growth as important minerals reserves are being safeguarded for future exploitation as and when they are needed.				This approach will ensure economic growth of the Mid Ulster's minerals industry and sustaining jobs				This approach is unlikely to aid economic growth as important mineral reserves will not be safeguarded.
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach is likely to encourage economic growth as important minerals reserves are being safeguarded for future exploitation as and when they are needed.				Likely to sustain jobs and ensuring that local people can live and work within Mid Ulster and this will sustain vibrant communities				This approach is unlikely to aid economic growth as important mineral reserves will not be safeguarded
21. To encourage and accommodate both indigenous and inward investment				This approach is likely to encourage economic growth as important minerals reserves are being safeguarded for future exploitation as and when they are needed.				The minerals industry is an important provider of jobs within Mid Ulster and this approach facilitates the creation of job opportunities				This approach is unlikely to aid economic growth as important mineral reserves will not be safeguarded.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Likely to have a negative localized impact in the long term due to increased traffic generation from quarry operations.				Likely to have a minimal impact on efficient patterns of movement in support of economic growth

Summary

Social

Approach 1 and 2 are broadly positive as by recognising the economic value of minerals to the Mid Ulster economy and safeguarding them for future use, as and when they are needed.

Environmental

Approaches 1 and 2 are likely to have negative environmental impacts in the long term i.e. when safeguarded sites become operational. The environmental impacts of approach 3 are largely uncertain at this stage.

Economic

Approaches 1 and 2 can help facilitate growth in the minerals and construction industries by protecting important minerals reserves that can be exploited as and when they are needed. By not protecting important areas of mineral resource would risk sterilizing important mineral reserves (such as sand, gravel and crushed rock) which are essential materials for the construction industry in particular.

Assessment of 'Tourism Development' Policy

KEY

+	-	0	?	++	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely positive effects by facilitating job creation in the tourism industry.				Likely positive effects by facilitating job creation in the tourism industry.				Likely positive effects by facilitating job creation in the tourism industry.
2. To improve the health and wellbeing of the population				Likely to have a minimal impact on health and wellbeing				Potential positive effects for health and wellbeing through greater provision of tourism development / facilities and consequently greater access to such facilities.				Potential positive effects for health and wellbeing through greater provision of tourism development / facilities and consequently greater access to such facilities.
3. To improve the education and skills of the population				This approach is likely to facilitate job creation in the service industry, (albeit to a lesser extent than approach 2 and 3) and provide opportunities for skill development in the underdeveloped tourism sector.				This approach is likely to facilitate job creation in the service industry and provide opportunities for skill development in the underdeveloped tourism sector.				This approach is likely to facilitate job creation in the service industry and provide opportunities for skill development in the underdeveloped tourism sector.
4. To provide everybody with the opportunity to live in a decent home		N/R		No Relationship		N/R		No Relationship		N/R		No Relationship
5. To reduce crime and anti-social activity		N/R		No Relationship		N/R		No Relationship		N/R		No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Tourist facilities could be a prominent feature in the community that helps create a sense of pride in an area.				Broadly positive as tourism developments / facilities have potential to promote a sense of community and a better understanding of different cultures, fostering a more inclusive society.				Tourist facilities could be a prominent feature in the community either in a settlement and the countryside and this helps to create a sense of pride in an area
7. To improve accessibility to key services, especially for those most in need		N/R		No Relationship		N/R		No Relationship		N/R		No Relationship

Assessment of 'Tourism Development' Policy

KEY

+	-	0	?	++	Major	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship	

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Maintain the Status Quo – Maintain the existing Tourism Opportunity Zones alongside existing policies contained within PPS 16				Case by case approach – Each case considered based on defined criteria set out within planning policy, regardless of its location				Flexible Plan Led Approach – target the areas with the most to offer through the protection of existing and designation of new Tourism Opportunity Zones and Tourism Conservation Zones and in conjunction with a set of policies tailored to Mid Ulster			
	Short	Med	Long Term	Comment	Short	Med	Long Term	Comment	Short	Med	Long Term	Comment
8. To reduce the effect of traffic on the environment				Broadly negative effects as there is potential for increase in number of tourism developments / facilities within the countryside, resulting in a greater number of journeys by private car.				Broadly negative effects as there is potential for greater number of tourism developments / facilities within the countryside, resulting in a greater number of journeys by private car.				Broadly negative effects as there is potential for a greater number of tourism developments / facilities within the countryside, resulting in a greater number of journeys by private car.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely neutral effect overall although will depend on type of tourism development and its location and its ability to connect to mains sewerage infrastructure. Potential for certain types of tourism development to have a positive impact on water quality e.g. nature reserves.				Likely neutral effect overall although will depend on type of tourism development and its location and its ability to connect to mains sewerage infrastructure. Potential for certain types of tourism development to have a positive impact on water quality e.g. nature reserves.				Likely neutral effect overall although will depend on type of tourism development and its location and its ability to connect to mains sewerage infrastructure. Potential for certain types of tourism development to have a positive impact on water quality e.g. nature reserves.
10. To improve air quality				Likely to have a minimal impact on air quality.				Likely to have a minimal impact on air quality.				Likely to have a minimal impact on air quality.
11. To conserve and enhance biodiversity				This option is likely to have a positive impact on biodiversity as it places greater restrictions on tourist development outside of settlements, and also includes tourism conservation zones wherein development is restricted.				The case by case option would mean a reduction in control of where such development could be located and could result in erosion of biodiversity. Criteria based policy would help ensure potential impacts are adequately mitigated.				This approach allows for greater flexibility for the development of tourist accommodation and facilities outside of Tourism Conservation/Opportunity Zones and this will place greater pressure on biodiversity
												Proposed Tourism Conservation Zones such as Sperrins and Slieve Gallion will provide extra protection to these tourist areas, allowing the flora, fauna and wildlife to thrive
12. To maintain and enhance the character and quality of landscapes and townscapes				This option is likely to have a positive impact on biodiversity due to greater restrictions on tourist development outside of settlements, and inclusion of tourism conservation zones wherein greater restrictions apply.				The case by case option may result in a reduction in control and higher risk of erosion of landscape/townscape quality. Criteria based policy would help ensure potential impacts are adequately mitigated.				This approach has the potential to have a negative impact on the landscape outside settlements as it is more flexible for major tourist development outside of Tourism Conservation Zones. Also allows for tourist accommodation within proposed Tourism Opportunity Zones such as Clogher Valley, Traad Ballyronan and Sperrins
												This approach will provide greater protection from inappropriate development within Tourism Conservation Zones. These are sensitive areas such as Slieve Gallion which are an important tourist resource and need protecting to allow biodiversity to thrive

Assessment of 'Tourism Development' Policy

+	-	0	?	++	+	-	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Maintain the Status Quo – Maintain the existing Tourism Opportunity Zones alongside existing policies contained within PPS 16				Case by case approach – Each case considered based on defined criteria set out within planning policy, regardless of its location				Flexible Plan Led Approach – target the areas with the most to offer through the protection of existing and designation of new Tourism Opportunity Zones and Tourism Conservation Zones and in conjunction with a set of policies tailored to Mid Ulster			
	Short	Med	LongTerm	Comment	Short	Med	LongTerm	Comment	Short	Med	LongTerm	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Although broadly positive due to greater restrictions put on tourism development outside of settlement limits, there is also potential for negative impacts although this may vary on a case by case basis.				The case by case option would mean a reduction in control of where such development could be located and could result in erosion of historic environment and cultural assets.				This approach is likely to have a negative impact on historic assets outside of Tourism Conservation Zones as this approach encourages major tourist development, tourist accommodation and other tourist attractions in the open countryside and Tourism Opportunity Zones
												This approach will provide greater protection from inappropriate development within Tourism Conservation Zones.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have a minimal impact on climate change				Likely to have a minimal impact on climate change				Likely to have a minimal impact on climate change
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a minimal impact on flood risk. Potential for some localised effects which may vary on a case by case basis.				Likely to have a minimal impact on flood risk. Potential for some localised effects which may vary on a case by case basis.				Likely to have a minimal impact on flood risk. Potential for some localised effects which may vary on a case by case basis.
16. To minimise the production of waste and use of non-renewable materials				Likely to have minimal impact on this objective. Potential for some minor negative effects due to littering at local tourist attractions.				Likely to have minimal impact on this objective. Potential for some minor negative effects due to littering at local tourist attractions.				Likely to have minimal impact on this objective. Potential for some minor negative effects due to littering at local tourist attractions.
17. To conserve and enhance land quality and soil resources				Tourism development / facilities will have limited negative effect on land quality and soil resources as most tourist proposals are directed towards settlements with minimal loss of quality agricultural land. Also any development in the countryside is likely to be an extension of an existing site				Approach 2 could result in negative impact and could potentially sterilise valuable soil resources.				This approach is likely to have negative impacts on soil quality as there is the potential for more earthwork in areas outside Tourism Conservation Zones to develop facilities and may lead to the loss of quality agricultural land
18. To encourage sustainable economic growth				Broadly positive impact as it allows for tourism development subject to certain criteria being met. Inclusion of tourism opportunity zones can also bring greater certainty to the planning process.				Broadly positive impact on sustainable economic growth, although likely increased risk of adverse effects on designated sites due to more relaxed approach.				This option has the potential for more tourist development outside Tourism Conservation Zones in new Tourism Opportunity Zones and in the countryside. Proposals in these areas would need to be controlled to have a balance between economic growth and environmental impact.

Assessment of 'Tourism Development' Policy

KEY

+	-	0	?	++	Major	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship	

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Maintain the Status Quo – Maintain the existing Tourism Opportunity Zones alongside existing policies contained within PPS 16				Case by case approach – Each case considered based on defined criteria set out within planning policy, regardless of its location				Flexible Plan Led Approach – target the areas with the most to offer through the protection of existing and designation of new Tourism Opportunity Zones and Tourism Conservation Zones and in conjunction with a set of policies tailored to Mid Ulster			
	Short	Med	Long Term	Comment	Short	Med	Long Term	Comment	Short	Med	Long Term	Comment
												This approach is likely to encourage new business start-ups both in Tourism Opportunity Zones and the surrounding areas. This option also allows for major tourism development that acts as a resort destination bringing greater certainty to the planning process.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a minimal impact on employment creation. Outside of tourism opportunity zones, current policy is generally restrictive and does little to incentivise tourism development within Mid Ulster.				Potentially positive effects on provision of employment due to lack of spatial restrictions and more relaxed nature of policy generally.				This approach is likely to lead to positive impacts on employment. The introduction of new Tourism Conservation/Opportunity Zones gives greater certainty to the planning process.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a minimal impact on this objective. Outside of tourism opportunity zones, current policy is generally restrictive and does little to incentivise tourism development within Mid Ulster.				This approach is more flexible in allowing tourist development on a case by case basis so there may be more potential for tourism development in rural areas promoting regeneration.				This approach is likely to lead to positive impacts on regeneration. The introduction of more Tourism Conservation/Opportunity Zones gives greater certainty to the planning process.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a minimal impact on this objective. Outside of tourism opportunity zones, current policy is generally restrictive and does little to incentivise tourism development within Mid Ulster.				This approach has greater potential to facilitate more investment in tourism development within the district.				This approach may lead to more investment in tourist development. The introduction of more Tourism Conservation/Opportunity Zones gives greater certainty to the planning process.
22. To encourage efficient patterns of movement in support of economic growth				Current approach seeks to guide development to existing settlements, whilst allowing for appropriate tourism development in the countryside and smaller scale Tourism Opportunity Zones. This will allow for more efficient patterns of movement.				Likely minimal effect although may depend on location, number, scale and viability of tourism development sites.				Likely minimal effect although may depend on location, number, scale and viability of tourism development sites.

Assessment of ‘Tourism Development’ Policy

KEY

+	-	0	?	++	Major Positive	Major Negative	N/R No Relationship
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Maintain the Status Quo – Maintain the existing Tourism Opportunity Zones alongside existing policies contained within PPS 16				Case by case approach – Each case considered based on defined criteria set out within planning policy, regardless of its location				Flexible Plan Led Approach – target the areas with the most to offer through the protection of existing and designation of new Tourism Opportunity Zones and Tourism Conservation Zones and in conjunction with a set of policies tailored to Mid Ulster			
	Short	Med	LongTerm	Comment	Short	Med	LongTerm	Comment	Short	Med	LongTerm	Comment

Summary

Social

All approaches are likely to have similar positive impacts on the social objectives as they promote tourism development that is likely to create jobs, improve incomes and improve accessibility to locally recognised tourism attractions

Environmental

Approach 1 is likely to have the most positive impacts on biodiversity, traffic, air quality and the landscape as tourism development is directed towards settlements. This approach also includes Tourism Conservation Zones that help protect tourism assets from inappropriate development .

Approach 2, which considers tourism development on a case by case basis, offers less protection to nature conservation interests and therefore scores more negatively in terms of its overall potential environmental effects.

Approach 3 has potential to have both positive and negative impacts on the environment. Although there may be greater protection to some areas such as Sperrins and Slieve Gallion by way of proposed Tourism Conservation Zones, this option also provides more flexibility in terms of facilitating major resort development, tourism accommodation and other outdoor tourism facilities.

Economic

The potential economic effects of all 3 approaches range from neutral to positive. It is considered that approaches 2 and 3 are likely to be more positive than the current approach due to their greater flexibility (approach 2 in particular) and greater certainty (approach 3 in particular). Outside of tourism opportunity zones designated in LDP's, current policy is generally restrictive and does little to incentivise tourism development within Mid Ulster.

Assessment of 'Agriculture and Forestry and Rural Development' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach contained with CTY 12 of PPS 21				Adopt a more simplified approach that allows greater flexibility and does not include the criteria requiring the applicant to demonstrate why there are no suitable existing buildings on the holding that can't be utilised			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely positive effects, particularly on farmers and rural dwellers, by facilitating Agricultural and Forestry development.				Likely positive effects, particularly on farmers and rural dwellers, by facilitating Agricultural and Forestry development.
2. To improve the health and wellbeing of the population				Likely positive effects, particularly on farmers and rural dwellers, by facilitating appropriate Agricultural and Forestry development. Potential adverse impacts on amenity of neighbouring dwellings by way of for e.g. noise and smells, may vary on a case by case basis.				Likely positive effects, particularly on farmers and rural dwellers, by facilitating appropriate Agricultural and Forestry development. Potential adverse impacts on amenity of neighbouring dwellings by way of for e.g. noise and smells, may vary on a case by case basis.
3. To improve the education and skills of the population				No Relationship				No Relationship
4. To provide everybody with the opportunity to live in a decent home				likely minimal impact on this objective.				Likely minimal impact on this objective.
5. To reduce crime and anti-social activity				No relationship				No relationship
6. To encourage a sense of community and promote a more equal and inclusive society				No relationship				No relationship

Assessment of 'Agriculture and Forestry and Rural Development' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach contained with CTY 12 of PPS 21				Adopt a more simplified approach that allows greater flexibility and does not include the criteria requiring the applicant to demonstrate why there are no suitable existing buildings on the holding that can't be utilised			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				No Relationship				No Relationship
8. To reduce the effect of traffic on the environment				Likely to have a minimal effect on this objective.				Likely to have a minimal effect on this objective
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect. Increased farm development will lead to more water consumption and higher risk of water pollution incidents.				Likely negative effect. Increased farm development will lead to more water consumption and higher risk of water pollution incidents.
10. To improve air quality				Potential negative impact by facilitating the development of intensive agricultural operations such as poultry production and associated adverse impacts of ammonia production, particularly on peatland areas.				Potential negative impact by facilitating the development of intensive agricultural operations, such as poultry production and associated adverse impacts of ammonia production, particularly on peatland areas.
11. To conserve and enhance biodiversity				Potential negative effect through loss of natural habitats from new development. Mitigation can be found in related criteria based policy which requires consideration of natural heritage issues.				Potential positive impact by allowing for retention of existing farm buildings that may contain rare/protected species such as bats and swifts.
								Potential negative effect through loss of natural habitats from new development. Mitigation can be found in related criteria based policy which requires consideration of natural heritage issues

Assessment of 'Agriculture and Forestry and Rural Development' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach contained with CTY 12 of PPS 21				Adopt a more simplified approach that allows greater flexibility and does not include the criteria requiring the applicant to demonstrate why there are no suitable existing buildings on the holding that can't be utilised			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
12. To maintain and enhance the character and quality of landscapes and townscapes				Introduction of any new building is likely to have a negative landscape impact. Mitigation can be found in criteria based policy which requires visual integration and additional landscaping as necessary				Introduction of any new building is likely to have a negative landscape impact. A more relaxed policy that does not require the applicant to demonstrate that there are no existing suitable buildings within existing farm holdings, may lead to additional, unnecessary build up of farm building clusters. Mitigation can be found in criteria based policy which requires visual integration of new buildings and additional landscaping.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely neutral effect on this objective although will largely depend on how policy is applied on a case by case basis. Policy stipulates that development should not adversely impact on built heritage.				Potential negative impact in the long-term. It is possible that new buildings will be erected at the expense of existing farm buildings (of architectural merit) which may be left to fall into disrepair.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely minimal impact on this objective.				Likely minimal impact on this objective.
15. To reduce flood risk and the adverse consequences of flooding				Likely minimal impact on this objective.				Likely minimal impact on this objective.
16. To minimise the production of waste and use of non-renewable materials				Likely minimal impact on this objective.				Likely minimal impact on this objective.

Assessment of 'Agriculture and Forestry and Rural Development' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach contained with CTY 12 of PPS 21				Adopt a more simplified approach that allows greater flexibility and does not include the criteria requiring the applicant to demonstrate why there are no suitable existing buildings on the holding that can't be utilised			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
17. To conserve and enhance land quality and soil resources				Likely minimal impact on this objective.				Likely minimal impact on this objective.
18. To encourage sustainable economic growth				Potential negative effect in that it may be difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years.				Potential negative effect in that it may be difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years.
				Potentially positive in that it facilitates development of existing farm holdings and therefore help sustain employment in agriculture.				Potentially positive as it so may make it easier for a farmer to gain a new building on his farm holding. This reflects the importance of agriculture to the Mid Ulster District and the need to develop these businesses to sustain a strong ruraleconomy.
19. To offer everybody the opportunity for rewarding and satisfying employment				Potential negative effect in that it makes it very difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years.				Potential negative effect in that it may be difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years
				Potentially positive in that it facilitates development of existing farm holdings and therefore help sustain employment in agriculture.				Potentially positive as it may make it easier for a farmer to gain a new building on his farm holding. This reflects the importance of agriculture to the Mid Ulster District and the need to develop these businesses to sustain a strong ruraleconomy.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effect. Facilitating development of rural businesses is likely to contribute to regenerating the rural economy.				Potentially positive in that it facilitates development of existing farm holdings, with less restrictions than Approach 1, and therefore help sustain employment in agriculture.

Assessment of 'Agriculture and Forestry and Rural Development' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach contained with CTY 12 of PPS 21				Adopt a more simplified approach that allows greater flexibility and does not include the criteria requiring the applicant to demonstrate why there are no suitable existing buildings on the holding that can't be utilised			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
21. To encourage and accommodate both indigenous and inward investment				Potential negative effect in that it may be difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years.				Potential negative effect in that it may be difficult for someone not already involved in agriculture/forestry to start a new business as a farm has to be established for at least 6 years.
				Potentially positive in that it facilitates development of existing farm holdings and therefore help sustain employment in agriculture.				Potentially positive in that it facilitates development of existing farm holdings, with less restrictions than Approach 1, and therefore help sustain employment in agriculture.
22. To encourage efficient patterns of movement in support of economic growth	N/R			No Relationship	N/R			No Relationship

Summary

Social

Both approaches can have positive social impacts by facilitating development on farms and forestry businesses. It is also acknowledged that there is potential for adverse impacts on amenity of neighbouring dwellings by way of noise and smells. This may vary on a case by case basis, and would be addressed through criteria based policy.

Environmental

Both approaches are likely to have broadly negative environmental effects, although it is considered these are not likely to be significant. Given the nature of agriculture and forestry development it has potential to adversely impact on water quality, air quality, biodiversity and built heritage. Under approach 2 there is scope for positive effects on natural heritage. The removal of this requirement to demonstrate that there are no other suitable existing buildings, may safeguard those existing farm buildings that contain rare/protected species such as bats and swifts, from further development works.

Economical

There are potentially positive economic outcomes from both approaches by facilitating development at existing farm holdings. This can assist in helping to sustain the agricultural and forestry sector which is an important employer for the predominantly rural Mid Ulster area. The matrix has also highlighted a negative for both approaches in that it can be difficult for someone not already involved in agriculture/forestry to start a new business, as policy requires the holding to be established for at least 6 years. The matrix also shows that Approach 2 can be particularly beneficial due to its less prescriptive nature which may make it easier for farmers to obtain planning permission for a new building and help develop their business.

Assessment of 'Farm Diversification' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current policy approach contained within CTY 11 of PPS21			
	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely positive effects by facilitating alternative employment opportunities on existing farm enterprises, and helping sustain vibrant rural communities.
2. To improve the health and wellbeing of the population				Potential minor positive effects linked to increased employment opportunities and improved family incomes.
3. To improve the education and skills of the population				Likely positive effect by aiding the development of skills within other industries outside of typical farming activities, such as tourism or farm retailing.
4. To provide everybody with the opportunity to live in a decent home				Potential minor positive effects linked to improved family incomes and capacity to get on the housing ladder or make home improvements.
5. To reduce crime and anti-social activity	N/R			No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Likely positive effect by facilitating creation of job opportunities that help sustain vibrant rural communities within Mid Ulster.

Assessment of 'Farm Diversification' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current policy approach contained within CTY 11 of PPS21			
	Short Term	Med. Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need	N/R			No Relationship
8. To reduce the effect of traffic on the environment				The potential effect on this objective may vary from case to case. For example, a successful agri-tourism initiative may generate additional traffic from longer distances, whereas a local farm shop in the right location may shorten typical journey times for visitors. Therefore it is considered that the overall effect is likely to be minimal
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a negative impact on this objective as increased development on a farm is likely to lead to increased water consumption and increased risk of pollution. Criterion based policy and other legislative requirements should ensure possible effects are adequately mitigated.
10. To improve air quality				The potential effect on this objective may vary from case to case. For example, a successful agri-tourism initiative may generate additional traffic from longer distances resulting in more traffic emissions, whereas a local farm shop in the right location may shorten typical journey times for visitors. In any case, it is considered that the overall effect is likely to be minimal.
11. To conserve and enhance biodiversity				Potential negative effect on biodiversity through re-use of existing buildings and impact on for example, nesting birds. Mitigation through criterion based policy which requires natural heritage interests to be respected.
12. To maintain and enhance the character and quality of landscapes and townscapes				There is potential for positive impacts on rural landscapes by securing the upkeep of existing farm buildings which might otherwise become dilapidated or fall into a state of disrepair. New builds, which are only allowed in exceptional circumstances, should be satisfactorily integrated with existing group of farm buildings.

Assessment of 'Farm Diversification' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current policy approach contained within CTY 11 of PPS21			
	Short Term	Med. Term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				There is potential for positive impacts by securing the upkeep and retention of existing traditional vernacular farm buildings which might otherwise be demolished or become dilapidated.
14. To reduce contributions to climate change and reduce vulnerability to climate change	N/R			No Relationship
15. To reduce flood risk and the adverse consequences of flooding				Although there may be some minor benefits through re-use of existing buildings rather than erection of new buildings and associated hard surfaces, the overall impact on this objective is likely to be minimal.
16. To minimise the production of waste and use of non-renewable materials	N/R			No Relationship
17. To conserve and enhance land quality and soil resources				Likely to have a neutral impact on land quality and soil resources as the approach involves the reuse of existing buildings. Also new buildings are likely to be constructed within the farm holding so there is unlikely to be the loss of good quality agricultural land.
18. To encourage sustainable economic growth				Likely positive effect. Agriculture is a major employer in the rural economy and helping farms to diversify will help to sustain this sector. It may encourage business start ups within existing farm or forestry holdings and keep people working and living in rural areas.

Assessment of 'Farm Diversification' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current policy approach contained within CTY 11 of PPS21			
	Short Term	Med. Term	Long Term	Comments
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effect by helping to provide employment for those in rural areas where there may be limited job opportunities and help improve earnings of current farms. This approach may also provide employment in a variety of sectors from leisure, tourism and agri-food
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effect by facilitating the regeneration of rural businesses.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effect by facilitating the development of home grown indigenous businesses which is a key feature of the Mid Ulster District.
22. To encourage efficient patterns of movement in support of economic growth				The potential effect on this objective may vary from case to case. For example, a successful agri-tourism initiative may generate additional traffic from further distances, whereas a local farm shop may shorten typical journey times for visitors. In any case, it is considered that the overall effect is likely to be minimal.

Assessment of 'Farm Diversification' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current policy approach contained within CTY 11 of PPS21			
	Short Term	Med. Term	Long Term	Comments

Summary

Social

Broadly positive social effects anticipated from this approach. A policy that facilitates farm diversification can bring benefits in terms of skill development and employment creation and help sustain the vibrancy of rural communities.

Environmental

Although some adverse impacts on water quality and biodiversity are anticipated it is considered that these can be adequately controlled through policy mitigation.

Economic

This approach has potential to have major positive impacts on economic growth and regeneration in rural areas. The agricultural sector is an important employer within the district but is constantly faced with challenges and uncertainty. Facilitating other sustainable forms of employment in appropriate rural locations can help subsidise existing farm incomes and aid regeneration of rural communities.

Assessment of 'Conversion and Reuse of existing buildings for non-residential use' Policy Option

KEY	<div><div>+</div><div>Positive</div></div>	<div><div>-</div><div>Negative</div></div>	<div><div>0</div><div>Neutral</div></div>	<div><div>?</div><div>Uncertain</div></div>	<div><div>++</div><div>Major Positive</div></div>	<div><div>--</div><div>Major Negative</div></div>	<div><div>N/R</div><div>No Relationship</div></div>
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SA / SEA Objectives	Approach 1.			
	Short	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				Potential minor positive effects by aiding the development of alternative recreational/employment uses in remote rural locations.
2. To improve the health and wellbeing of the population				Potential minor positive effects linked to increased employment or recreational opportunities of new developments.
3. To improve the education and skills of the population				Potential minor positive effect by aiding the development of alternative recreational/employment uses in rural locations.
4. To provide everybody with the opportunity to live in a decent home				Likely minimal effect on this objective.
5. To reduce crime and anti-social activity				No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Potential positive effects through for example, conversion or re-use of existing vacant buildings as a local community hall.

Assessment of 'Conversion and Reuse of existing buildings for non-residential use' Policy Option

KEY	<div>+</div> Positive	<div>-</div> Negative	<div>0</div> Neutral	<div>?</div> Uncertain	<div>++</div> Major Positive	<div>--</div> Major Negative	<div>N/R</div> No Relationship
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SA / SEA Objectives	Approach 1.			
	Short	Med. Term	Long Term	Comments
Amend policy CTY 4 of PPS 21 to limit the reuse of buildings for non-residential purposes to locally important buildings of special character or interest (such as former school houses, churches and older traditional barns and out buildings)				
7. To improve accessibility to key services, especially for those most in need				Potential effect on accessibility of services may depend on intended use, although it is anticipated that this may be negligible overall.
8. To reduce the effect of traffic on the environment				Potential effect on traffic generation may depend on intended use although this is likely to be negligible.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Potential effect on water quality/supply may depend on intended use although this likely to be negligible.
10. To improve air quality				Likely to have a minimal impact on air quality
11. To conserve and enhance biodiversity				Potential negative effect on biodiversity through re-use of existing buildings which may for example, contain nesting birds or bats. Scope for mitigation through application of related natural heritage policies.
12. To maintain and enhance the character and quality of landscapes and townscapes				Likely positive effects on the rural landscape. Locally important buildings of special character or interest are an important part of the rural landscape as they represent local heritage. Many of these buildings are often allowed to become derelict, dilapidated or demolished. A policy which encourages conversion and re-use for alternative uses will help secure their upkeep and retention.

Assessment of 'Conversion and Reuse of existing buildings for non-residential use' Policy Option

KEY	+ Positive	- Negative	0 Neutral	? Uncertain	++ Major Positive	-- Major Negative	N/R No Relationship
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SA / SEA Objectives	Approach 1.			
	Short	Med. Term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely positive effects on cultural assets and the built and historic environment. Locally important buildings of special character or interest can form an important part of the rural landscape and local heritage. Many of these buildings are allowed to become derelict, dilapidated or demolished. A policy which encourages conversion and re-use for a variety of alternative uses will help secure their upkeep and retention.
14. To reduce contributions to climate change and reduce vulnerability to climate				No relationship
15. To reduce flood risk and the adverse consequences of flooding				Although there may be some minor benefits through re-use of existing buildings rather than the erection of new buildings and associated increase in hard surfaces, the overall impact on this objective is likely to be minimal.
16. To minimise the production of waste and use of non-renewable materials				No relationship
17. To conserve and enhance land quality and soil resources				Potential minor benefits through re-use of existing buildings as opposed to the erection of new buildings and hard surfacing on virgin land.
18. To encourage sustainable economic growth				Likely positive effect as it facilitates the conversion and re-use of existing buildings for a variety of alternative uses, including employment uses.

Assessment of 'Conversion and Reuse of existing buildings for non-residential use' Policy Option

KEY	<div><div>+</div><div>Positive</div></div>	<div><div>-</div><div>Negative</div></div>	<div><div>0</div><div>Neutral</div></div>	<div><div>?</div><div>Uncertain</div></div>	<div><div>++</div><div>Major Positive</div></div>	<div><div>--</div><div>Major Negative</div></div>	<div><div>N/R</div><div>No Relationship</div></div>
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SA / SEA Objectives	Approach 1.			
	Short	Med. Term	Long Term	Comments
19. To offer everybody the opportunity for rewarding and satisfying employment				Potential minor benefits by facilitating conversion and reuse of existing buildings for alternative uses, including employment uses .
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effect by promoting regeneration in rural areas. Local buildings of special character or interest brought back into use can help stimulate development in areas of need.
21. To encourage and accommodate both indigenous and inward investment				Potential for minor benefits by facilitating conversion and reuse of existing buildings for alternative employment uses .
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a neutral impact on this objective.

Assessment of 'Conversion and Reuse of existing buildings for non-residential use' Policy Option

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Amend policy CTY 4 of PPS 21 to limit the reuse of buildings for non-residential purposes to locally important buildings of special character or interest (such as former school houses, churches and older traditional barns and out buildings)			
	Short	Med. Term	Long Term	Comments

Summary

Social

This policy is likely to be socially beneficial as it allows for the conversion and re-use of existing buildings of special character or interest for a variety of uses, including community, employment or recreational uses.

Environmental

This approach is likely to have a major positive effect on cultural and built heritage by helping secure the upkeep and retention of local buildings of special character or interest, buildings that otherwise may become derelict, dilapidated or demolished. There is also potential benefits through the re-use of existing buildings as opposed to the erection of new buildings on greenfield sites. There is potential for some negative effects on biodiversity as it may involve re-use of existing buildings that may contain for example, nesting birds or bats. There is scope for mitigation however through application of related policies natural heritage.

Economic

This approach can have positive economic impacts by promoting regeneration and facilitating conversion and reuse of existing buildings for alternative employment uses.

Assessment of 'Housing' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adoption of current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.				Accord with SPPS and Tailor Policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed landscaping strategy and Design and Access Statement.			
	Short	Med	Long	Comments	Short	Med	Long	Comments
1. To reduce poverty and social exclusion				Requirement in policy to provide 10% open space provision in new residential developments over a set threshold, encourages the reduction of social exclusion. The policy requirement to provide new developments with a mix of housing size type and tenure encourages the development of communities that have mixed socioeconomic background to integrate.				The tailored policy approach to open space provision adopts the 10% minimum as current policy however applies an additional test in accordance with the SPPS to put the onus on the applicant that it is well-designed and integral to the scheme increasing the potential for communities to utilise the space and connect to the wider context by encouraging physical linkages potentially leading to reduced social exclusion
2. To improve the health and wellbeing of the population				Existing policy sets minimum requirements for open space provision. Links between improved access to open space and improvement of health and wellbeing are long established resulting in a positive impact.				The tailored option sets the policy requirement for open space higher by stipulating that it must be well-designed and integral. In addition likely significant positive impact on health and well being through fixed separation distances between properties and also appropriate consideration given to holistic landscaping and access/linkages within any new developments wider context.
3. To improve the education and skills of the population	N/R			No relationship	N/R			No relationship
4. To provide everybody with the opportunity to live in a decent home				Existing Policy PPS12 Planning control Principle 4 and HS2 requires that social housing will be included as an integral part of a scheme where a need has been identified and encourages that a mix of house types and tenures should be provided to meet the needs of the community, this approach provides the opportunity for everybody to live in a decent home. Amenity issues are currently addressed in QD1 of PPS7 supported by guidance in the form of Creating places that suggest minimum distances that are not enforceable through policy.				In addition to approach 1, this option brings forward a minimum separation distance and minimum rear garden depth into operational policy that is currently detailed in guidance only. Therefore potentially reducing adverse impacts on private amenity space and promoting the enjoyment of individual homes resulting in a major positive.
5. To reduce crime and anti-social activity				Likely positive impact. Current operational policy requires schemes to be designed to reduce crime and promote personal safety.				Similar to the current approach and therefore positive effect is likely.
6. To encourage a sense of community and promote a more equal and inclusive society				Current operational policy as set out in HS4 of PPS12 requires a mix of house types and size is a requirement in developments over a threshold to promote a more equal and sustainable society resulting in a likely positive impact.				As with approach 1, policy tailored to Mid Ulster to encourage a mix of house types, size and tenure to cater for all the needs of society, providing the potential to promote a more equal and inclusive society.

Assessment of 'Housing' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adoption of current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.				Accord with SPSS and Tailor Policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed landscaping strategy and Design and Access Statement.			
	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Planning Control Principle 3 of current PPS12 encourages the integration of local facilities, services and infrastructure into new housing developments to meet the needs of the community which will potentially improve accessibility to key services for those most in need. Policy QD 1 criterion requires schemes to demonstrate movement patterns that support walking and cycling and meets the needs of people whose mobility is impaired.				As with approach 1, policy tailored to Mid Ulster requires the applicant to demonstrate connections and linkages to schools, community facilities and public transport networks to avoid insular developments. This may lead to improving accessibility to key services for those most in need.
8. To reduce the effect of traffic on the environment				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% v's 57% - NISRA). Existing policy can however provide some mitigation. The current approach of facilitating new housing close to existing infrastructure can potentially lead to the reduction in the use of the private car resulting in a less negative impact on the environment. Policy QD 1 criterion also requires schemes to demonstrate movement patterns that support walking and cycling.				Any new housing development may result in an increase in car based travel. Car dependency in Mid Ulster is already higher than the NI average (61% v's 57% - NISRA). The proposed alternative approach can however provide some mitigation. Facilitating new housing close to existing infrastructure can potentially lead to the reduction in the use of the private car reducing car emissions and therefore impacts on the environment. Alternative modes of transport to meet the needs of those without a car is also encouraged
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Additional housing will naturally result in increased water consumption. It will also put additional strain on existing Waste Water Treatment Works. Impact may be localised and depend on whether existing WWTW's within individual settlements can cope with additional units.				Additional housing will naturally result in increased water consumption. It will also put added strain on existing Waste Water Treatment Works. Impact may be localised and depend on whether WWTW's within individual settlements can cope with additional units. This potential negative effect can be avoided by early identification of settlements which have WWTW's that do not have the capacity to cope with additional housing.
10. To improve air quality				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation through current policy by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments. This will encourage people to use their car less so reducing emissions of key pollutants.				Likely negative effect. Additional housing likely to result in increased traffic generation and therefore traffic emissions. Potential mitigation by encouraging more sustainable forms of transport such as walking and cycling to be accommodated in new housing developments and requiring the use of alternative modes of transport to provide access for those without a vehicle.
11. To conserve and enhance biodiversity				Likely negative effect, particularly due to loss of greenfield sites, although potential for mitigation. Current policy requires landscape features to be identified and where appropriate be incorporated into the design and layout of the overall development in a suitable manner. This approach may facilitate positive impacts by ensuring important environmental assets are integrated as part of new development.				Likely negative effect, particularly due to loss of greenfield sites although potential for mitigation policies. The tailored approach requires the application to demonstrate connections to the wider blue/green infrastructure which may lead to the improved access to and the promotion of sites of biodiversity value. This approach is also reinforced in General Policy.

Assessment of 'Housing' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adoption of current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.				Accord with SPSS and Tailor Policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed landscaping strategy and Design and Access Statement.			
	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. Potential for mitigation as current policy requires housing developments to be designed drawing upon the best local traditions of form, material and detailing as well as respecting the surrounding context and its appropriateness to layout, scale, proportions, massing and appearance of buildings. This approach can lead to enhancing the character of landscapes and townscapes reducing/or offsetting negative effects.				It is inevitable that any new development, particularly if greenfield land is required, has potential to impact on the urban and rural landscapes. Potential for mitigation as this approach requires the development to respect the character of the local area taking account of settlement patterns, urban grain and design of existing properties. This approach is also reinforced in General Policy.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potentially negative but largely depends on how the policy and related policies linked to built heritage are applied. Current policy requires archaeological and built heritage features to be identified and where appropriate be protected and incorporated into the design and layout of the overall development in a suitable manner. This approach can ensure negative impacts are avoided, mitigated, and in some cases enhanced.				Potentially negative but largely depends on how related built heritage policies are applied. Proposed Built heritage policies require archaeological and built heritage features to be identified and where appropriate be protected and incorporated into the design and layout of the overall development in a suitable manner. This approach can avoid/mitigate/enhance potential impacts.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. Potential for mitigation through policy encouragement for sustainable forms of transport such as walking and cycling application of policies requiring.				Likely negative effect. More housing may result in increased car dependency and therefore car emissions. There is potential for mitigation through application of related policies. For example the promotion of sustainable forms of development that encourage the use of energy efficient techniques in all forms of development has been detailed in General Policy. This can help reduce emissions and vulnerability to climate change.
15. To reduce flood risk and the adverse consequences of flooding				Although related flood risk policies should ensure any new development is kept away from flood risk areas, any policy that facilitates housing development will conflict with the aims of this objective. policy focus is on mitigation, for example encouraging the use of permeable paving surfaces in the construction of new housing schemes to reduce any potential impacts from flooding associated with surface water run off. This can reduce flood risk and the adverse consequences of flooding.				Although related flood risk policies should ensure any new development is kept away from flood risk areas any policy that facilitates housing development will conflict with the aims of this objective. Although there is no reference to permeable drainage systems under this approach, sustainable design methods that incorporates sustainable drainage systems for all types of development, is detailed in the proposed General Policy.
16. To minimise the production of waste and use of non-renewable materials				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.				Likely negative effect. An increase in population and households will inevitably result in increased waste production both in terms of construction waste and waste generated by future residents.

Assessment of 'Housing' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adoption of current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.				Accord with SPPS and Tailor Policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed landscaping strategy and Design and Access Statement.			
	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments
17. To conserve and enhance land quality and soil resources				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources. Current policy approach discourages the use of greenfield land for housing within settlements potentially leading to the conservation of soil and the re-use of previously developed land resources that can mitigate overall negative impact.				Likely negative effect. New housing on greenfield sites conflicts with the aims to conserve land quality and soil resources. This approach also discourages the use of greenfield land for housing within settlements potentially leading to the conservation of soil and the re-use of previously developed land resources that can mitigate overall negative impact.
18. To encourage sustainable economic growth				Likely positive effect on this objective, and on the construction sector in particular.				Likely positive effect on this objective, and on the construction sector in particular.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive effect on the economy by facilitating regeneration.				Likely to have a positive effect by facilitating regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive effect on the economy and on the construction sector in particular.				Likely to have a positive effect on the economy and on the construction sector in particular.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a positive effect due to urbancentric approach, greater accessibility to services, use of existing infrastructure and encouragement of sustainable movement patterns.				Likely to have a positive effect due to urbancentric approach, greater accessibility to services, use of existing infrastructure and encouragement of sustainable movement patterns.

Assessment of 'Housing' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adoption of current operational policy detailed in PPS7 Quality Residential Environments (including addendums) and PPS12 Housing in Settlements and elements of PPS8 Open Space relating to the residential environment.				Accord with SPPS and Tailor Policy to Mid Ulster, to include measures such as fixed housing densities, ensure extensions/alterations are subordinate to dwellings, set a fixed separation distance of 20m between facing windows, require submission of detailed landscaping strategy and Design and Access Statement.			
	Short	Med	Long	Comments	Short	Med	Long	Comments
	t	Term	Term		t	Term	Term	

Summary

Social

Both the approach to adopt the existing policy and the option to tailor policy specifically for Mid Ulster score highly on social indicators, as the policy focuses on the encouragement and enhancement of sustainable communities. Approach 2 sets out criteria for the control on densities, separation distance and rear garden depths above that of the existing policy that may lead to a greater positive social impact on housing in settlements.

Environmental

Both approaches encourage development that will result on adverse impacts on the environment.

Economic

Both approaches aim to control development in some regard to provide quality sustainable residential environments for the social benefit of everyone. Approach 2 may result in slightly more negative indicators as the policy approach sets out specific design requirements in the form of density levels, separation distances and minimum rear garden depths potentially leading to reduced housing units being accommodated on an individual site reducing the potential for economic viability for the developer.

Assessment of 'Housing in the Countryside' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1 A return to the Planning Strategy for Rural NI.				Approach 2 Status Quo i.e. PPS 21 Sustainable Development in the Countryside.				Approach 3 Accord with SPPS & tailor to Mid Ulster			
	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a positive effect by providing greater opportunity for housing in rural areas.				Likely to have a positive effect by providing greater opportunity for housing in rural areas.				Likely to have a positive effect by providing opportunities for housing in rural areas.
2. To improve the health and wellbeing of the population				Facilitating the provision of new homes is likely to have a positive effect on this objective.				Facilitating the provision of new homes is likely to have a positive effect on this objective.				Facilitating the provision of new homes is likely to have a positive effect on this objective.
3. To improve the education and skills of the population				Likely to have a neutral effect on this objective.				Likely to have a neutral effect on this objective.				Likely to have a neutral effect on this objective.
4. To provide everybody with the opportunity to live in a decent home				This approach should enable the housing needs of people to be met in locations that would not normally be allowed.				By facilitating the provision of new homes is likely to have a positive effect on this objective.				By facilitating the provision of new homes this approach is likely to have a positive effect on this objective, with some localised longterm benefits in particular.
5. To reduce crime and anti-social activity				This approach is likely to have a neutral effect on this policy.				This approach is likely to have a neutral effect on this policy.				This approach is likely to have a neutral effect on this policy.. Facilitating additional dwellings in remote areas, for example through carer dwellings and 'clachan' type layouts may bring some localised benefits. Security will also be a material consideration in applications for rural dwellings associated with a rural business.
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to be strongly positive in terms of sustaining vibrant rural communities, given the existing high percentage of rural dwellers within the district (40%). Likely to have a neutral effect in terms of promoting equal and inclusive society.				Likely to be positive in terms of sustaining vibrant rural communities, given the existing high percentage of rural dwellers within the district. Likely to have a neutral effect in terms of promoting equal and inclusive society.				Likely to be positive, given the high percentage of rural dwellers across the district. There is potential for additional economic and social advantages in those areas where DRC's are introduced. Likely to have a neutral effect in terms of promoting equal and inclusive society.
7. To improve accessibility to key services, especially for those most in need				A more relaxed rural planning policy that facilitates a more dispersed settlement pattern is likely to have a negative impact on the objective of improving accessibility to key services.				Likely to have a negative impact on the objective of improving accessibility to key services.				Likely to have a negative impact on the objective of improving accessibility to key services.
8. To reduce the effect of traffic on the environment				Any new housing development may result in an increase in car based travel. Development is likely to be located in areas which are not well served by public transport which may lead to increased traffic generation, journey times and therefore traffic emissions. It is unlikely that the impact could be mitigated significantly as public transport is unlikely to be viable in these areas.				Current policy is likely to have a negative effect on traffic generation.				A more relaxed rural policy is likely to increase traffic generation, journey times and therefore traffic emissions. The impact may also depend on extent and location of proposed DRC's and is most likely to increase over the long term.

Assessment of 'Housing in the Countryside' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1 A return to the Planning Strategy for Rural NI.				Approach 2 Status Quo i.e. PPS 21 Sustainable Development in the Countryside.				Approach 3 Accord with SPSS & tailor to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Additional housing will naturally result in increased water consumption. It will also result in increased number of septic tanks and a greater likelihood of watercourses becoming polluted. There is potential mitigation by ensuring appropriate safeguards and policies are put in place.				Additional housing will naturally result in increased water consumption. It will also result in increased number of septic tanks and a greater likelihood of watercourses becoming polluted. There is potential mitigation by ensuring appropriate safeguards and policies are put in place.				Additional housing will naturally result in increased water consumption. It will also result in increased number of septic tanks and a greater likelihood of watercourses becoming polluted. In this case the extent of the impact may depend the no. of and extent of DRC's. There is potential mitigation by ensuring appropriate safeguards and policies are put in place.
10. To improve air quality				Likely negative effect, particularly in the medium to long term. A more relaxed rural policy is likely to increase traffic generation, journey times and therefore traffic emissions.				Any new development is likely to increase traffic generation and journey times and therefore traffic emissions.				Any new development is likely to increase traffic generation and journey times and therefore traffic emissions.
11. To conserve and enhance biodiversity				Likely negative effect. The loss of biodiversity from one-off developments may be offset by appropriate site specific mitigation. In some cases there may even be opportunities for enhancement. Designated sites are well protected but non-protected sites, species and habitats need safeguarding where possible. Broadly speaking though, a more relaxed rural policy is likely to have a negative impact on local biodiversity, particularly in the medium to long term.				Likely negative effect. The loss of biodiversity from one-off developments may be offset by appropriate site specific mitigation. In some cases there may even be opportunities for enhancement. Designated sites are well protected but non-protected sites, species and habitats need safeguarding where possible. Broadly speaking though, a more relaxed rural policy is likely to have a negative impact on local biodiversity,				Likely negative effect. The loss of biodiversity from one-off developments may be offset by appropriate mitigation. In some cases there may even be opportunities for enhancement. Designated sites are well protected but non-protected sites, species and habitats need safeguarding where possible. Broadly speaking though, a more relaxed rural policy is likely to have a negative impact on local biodiversity, particularly in the long term.
12. To maintain and enhance the character and quality of landscapes and townscapes				It is inevitable that any new development, particularly if greenfield land is required, has the potential to impact upon urban and rural landscapes. Local policies can ensure that rural development is accommodated sympathetically within the local landscape. Opportunities also exist through the countryside policies to give greater protection to exceptional landscapes, such as the Lough Neagh Fringes, in the form of Special Countryside Areas. A more relaxed approach may lead to the the character and quality of important landscapes being diminished in the long term.				It is inevitable that any new development, particularly if greenfield land is required, has the potential to impact upon urban and rural landscapes. Local policies can ensure that rural development is accommodated sympathetically within the local landscape. Opportunities also exist through the countryside policies to give greater protection to exceptional landscapes, such as the Lough Neagh Fringes, in the form of Special Countryside Areas				Local policies can ensure that rural development is accommodated sympathetically within the local landscape. Opportunities also exist through the countryside policies to give greater protection to exceptional landscapes, such as the Lough Neagh Fringes, in the form of Special Countryside Areas. A more relaxed approach may lead to the the character and quality of important landscapes being diminished in the long term.

Assessment of 'Housing in the Countryside' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1 A return to the Planning Strategy for Rural NI.				Approach 2 Status Quo i.e. PPS 21 Sustainable Development in the Countryside.				Approach 3 Accord with SPPs & tailor to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				The greater number of one off dwellings constructed, the greater potential for adverse impacts on the built heritage.. The extent of impact will largely depend on how relevant policies are applied on a case by case basis.				Potentially negative in the longterm, but will largely depend on how relevant policies are applied on a case by case basis.				Potentially negative effect in the medium to long term., although this will largely depend on how policies are applied on a case by case basis.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Flood risk policies should ensure development is kept away from flood risk areas. All new development will increase traffic generation and therefore emissions that contribute to climate change. A more relaxed rural housing policy will therefore conflict with the aims of this objective.				Flood risk policies should ensure development is kept away from flood risk areas. All new development will increase traffic generation and therefore emissions that contribute to climate change..				Flood risk policies should ensure development is kept away from flood risk areas. A more relaxed rural housing policy may increase traffic emissions which contribute to climate change.
15. To reduce flood risk and the adverse consequences of flooding				Likely negative effect. Although flood risk policies should also ensure new development is kept away from flood risk areas, the more housing the greater potential for increased run-off. This however may be offset by SUDS systems and semi permeable surfaces.				Likely negative effect. Although flood risk policies should ensure new development is kept away from flood risk areas, the more housing the greater potential for increased run-off. This however may be offset by SUDS systems and semi permeable surfaces..				Likely negative effect. Although flood risk policies should ensure new development is kept away from flood risk areas, the more housing the greater potential for increased run-off. This however may be largely offset by SUDS systems and semi permeable surfaces.
16. To minimise the production of waste and use of non-renewable materials				A policy which facilitates a higher number of households and population in rural areas will inevitably result in increased waste production both in terms of construction and waste and waste generated from future residents. If adequate kerbside collection services measures are not introduced alongside new build then the effects could get worse over time. Impact of rural housing on use of non-renewable materials is likely to be negligible.				Any increase in population and households will inevitably result in increased waste production, both in terms of construction and waste and waste generated from future residents. By comparison, the effect will be less negative under the current approach. If adequate kerbside collection services measures are not introduced alongside new build then the effects could get worse over time. Impact of rural housing on use of non-renewable materials is likely to be negligible				Any increase in population and households will inevitably result in increased waste production both in terms of construction and waste and waste generated from future residents. If adequate kerbside collection services measures are not introduced alongside new build then the effects could get worse over time. Impact on use of non-renewable materials are likely to be negligible.
17. To conserve and enhance land quality and soil resources				Building one off houses in rural areas conflicts with aims to conserve land quality and soil resources as these will predominantly be on greenfield sites. s. An overall negative impact is therefore anticipated.				Building one off houses in rural areas conflicts with aims to conserve land quality and soil resources as these will predominantly be on greenfield sites. An overall negative impact is therefore anticipated.				Building one off houses in rural areas conflicts with aims to conserve land quality and soil resources as these will predominantly be on greenfield sites. An overall negative impact is therefore anticipated. Although potentially more damaging than the current approach, this may be offset slightly by facilitating more development on previously developed land.

Assessment of 'Housing in the Countryside' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1 A return to the Planning Strategy for Rural NI.				Approach 2 Status Quo i.e. PPS 21 Sustainable Development in the Countryside.				Approach 3 Accord with SPPS & tailor to Mid Ulster			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
18. To encourage sustainable economic growth				A more relaxed rural planning policy is likely to have a positive effect by promoting growth in the construction sector and improving business resilience over the plan period.				Although more restrictive than its predecessor 'Planning Strategy for Rural Northern Ireland' current policy can facilitate growth in the construction sector and aid business resilience.				A tailored approach will also have a positive effect by promoting growth in the construction sector and improving business resilience. The introduction of DRCs may create more positive impacts in the long term.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a positive effect in the medium to long term in particular, by providing small scale employment opportunities equally across the district.				Likely to have a positive effect by providing small scale employment opportunities across the district.				Likely to have a positive effect, particularly in the long term, by providing small scale employment opportunities across the district.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a positive effect by facilitating small scale employment opportunities at a local level that can help maintain vibrant rural communities.				Likely to have a positive effect by facilitating small scale employment opportunities at a local level that can help maintain vibrant rural communities.				Likely to have a positive effect by facilitating small scale employment opportunities at a local level, that can help maintain vibrant rural communities. The introduction of more DRC's has the potential to benefit particularly disadvantaged areas.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a positive effect on the rural economy and the construction sector in particular.				Likely to have a positive effect on this objective.				Likely to have a positive effect on this objective.
22. To encourage efficient patterns of movement in support of economic growth				Potential negative effect as development is likely to be located in areas which are not well served by public transport which may lead to an increased number of car based trips. The high percentage of car usage in Mid Ulster is likely to remain. (61% of people use a car or van to travel to work, higher than the NI Average of 57.7% -NISRA 2015). It is unlikely that the impact could be mitigated significantly as public transport is unlikely to be viable in many remote areas. The Mid Ulster Council Community Planning Survey 2016 also found that many residents did not use public transport due to the convenience of the cars and unsuitable timetables.				Likely negative effect on existing movement patterns with high percentage of car usage likely to remain. (61% of people in Mid Ulster use a car or van to travel to work, higher than the NI Average of 57.7% (NISRA 2015).				Likely negative effect, particularly in the long term. The introduction of additional DRC's and policies that allow Clachan style developments may reduce the need for residents to commute outside their immediate areas. This however, is expected to only have a localised impact on movement patterns.

Assessment of ‘Housing in the Countryside’ Policy Options

KEY

+	-	0	?	++	+-	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1 A return to the Planning Strategy for Rural NI.				Approach 2 Status Quo i.e. PPS 21 Sustainable Development in the Countryside.				Approach 3 Accord with SPPS & tailor to Mid Ulster			
	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment	Short Term	Medium Term	Long Term	Comment

Summary

Given the high percentage of rural dwellers in Mid Ulster (40% Rural, 60% Urban), a return to the Rural Strategy under Approach 1 is likely to be socially beneficial in terms of helping to sustaining existing vibrant rural communities and providing rural dwellers with the opportunity to live in a decent home. It may also bring some economic benefits through employment creation, particularly in the construction sector. These benefits however are likely to be outweighed by the potential adverse environmental impacts. This is reflected in the high number of negative scorings against the agreed environmental sustainability objectives. For example, a more relaxed policy would lead to increase the risks of pollution to watercourses, and potentially damage landscapes, biodiversity and historic and cultural assets. It could also lead to increased car dependency within Mid Ulster, which is already higher than the NI average (61% versus 57% - NISRA). Mitigation against all of these potentially negative effects may be difficult.

Both Approach 2 and Approach 3 score more positively overall. Approach 3, when compared with Approach 2, may have more positive social and economic effects. One example is through the introduction of a policy that facilitates carer's dwellings. (Oxford Economics Research has shown that the number of carers in Mid Ulster has increased by 20% over a ten year period). There are also potential social and economic benefits through the introduction of DRC's which can help facilitate housing (and business development), particularly within disadvantaged areas. Some of these benefits may be offset to a certain degree by negative environmental effects caused on, for example, landscapes and biodiversity. The scale of impacts may depend on factors such as the extent and number of DRC's and how policies are applied on a case by case basis.

Assessment of 'Dispersed Rural Communities' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Remove all reference to Dispersed Rural Communities within the Local Development Plan				Retain and Identify new Dispersed Rural Communities within the Local Development Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely negative effect by reducing opportunities for residential and small scale economic development in areas that display symptoms of economic and social disadvantage.				Likely to have positive effects as it will help facilitate development in areas that display symptoms of economic and social disadvantage and by encouraging social interaction.
2. To improve the health and wellbeing of the population				Likely to have negative impacts by removing support mechanisms for rural communities that display symptoms of economic and social disadvantage.				Potential to improve the vitality of disadvantaged rural communities and help improve physical and mental wellbeing.
3. To improve the education and skills of the population				Likely to have a neutral impact on skills and education.				Potentially indirect positive effects as the introduction of DRC's in certain areas can help sustain rural schools in some areas.
4. To provide everybody with the opportunity to live in a decent home				In the longer term this approach may have major negative impacts on remote areas and communities by failing to assist or promote regeneration.				likely to have a positive effect on this objective by facilitating residential and economic development in areas that suffer from economic and social disadvantage.
5. To reduce crime and anti-social activity				This approach is likely to have a neutral impact on crime and anti-social activity.				Rural crime is an ongoing concern within the district. Facilitating additional dwellings in remote areas, for example through 'clachan' type layouts can bring added benefits.
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have localized negative impacts, particularly in the long term, on remote areas that historically have a strong sense of identity, by failing to assist or promote regeneration.				Likely to be positive effect by supporting vibrant rural communities. There is potential for additional economic and social advantages in those areas where DRC's are introduced. Likely to have a neutral effect in terms of promoting equal and inclusive society.

Assessment of 'Dispersed Rural Communities' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Remove all reference to Dispersed Rural Communities within the Local Development Plan				Retain and Identify new Dispersed Rural Communities within the Local Development Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral impact on improving accessibility to key services				By facilitating residential and small scale economic development in remote locations from where key services are not easily accessible, it may result in increased journeys over longer distances. This may be offset to some degree through provision of other localised services within DRC's.
8. To reduce the effect of traffic on the environment				Likely to have neutral impact on traffic generation.				More DRCs are likely to increase traffic generation, journey times and therefore traffic emissions. The impact however will depend on extent, number and location of proposed DRC's.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Potential localized positive impacts , particularly in the long term, as less development will reduce the risk of water pollution.				Additional housing within additional DRC's may result in increased number of septic tanks and a greater likelihood of watercourses becoming polluted.
10. To improve air quality				Likely to have a minimal impact on this objective.				Potential localised negative impacts. Any extra development is likely to increase traffic generation and journey times and therefore traffic emissions.

Assessment of 'Dispersed Rural Communities' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Remove all reference to Dispersed Rural Communities within the Local Development Plan				Retain and Identify new Dispersed Rural Communities within the Local Development Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
11. To conserve and enhance biodiversity				Most remote areas within the district are often those areas that are most sensitive to change. Removing the potential for development may therefore have some localized benefits for biodiversity.				This approach may lead to more development in these remote areas in housing, tourist or community activities that may adversely affect the local flora, fauna and nature conservation interests, particularly in the long term.
12. To maintain and enhance the character and quality of landscapes and townscapes				Most remote areas within the district are often those areas that are most sensitive to change. Removing the potential for development may therefore have some local benefits by maintaining the existing landscape character.				Additional development in remote areas may affect local landscape character in the longer term.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Most remote areas within the district are often those areas that are most sensitive to change. Removing the potential for development opportunities may therefore have some local benefits by removing the potential for assets to be adversely affected.				Additional development in remote areas has the potential to adversely affect historic environment and cultural assets, although this will largely depend vary on case by case basis and on the application of related built heritage policies.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Potential benefits in the longer term by reducing number of private long distance journeys to areas that are not easily accessible by public transport.				Potential negative effects in the long term by increasing the number of long distance private journeys resulting in less sustainable modes of transport and increased traffic emissions.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a neutral impact on flooding.				Although flood risk policies should ensure new development is kept away from flood risk prone areas, there is potential for some localized negative impacts through, for example through increased surface runoff.

Assessment of 'Dispersed Rural Communities' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Remove all reference to Dispersed Rural Communities within the Local Development Plan				Retain and Identify new Dispersed Rural Communities within the Local Development Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
16. To minimise the production of waste and use of non-renewable materials				Potential localized positive effect by reducing the number of longer distance private journeys taken and therefore reducing fuel consumption.				Potential for negative impacts by increasing the number of longer distance private journeys taken and therefore increasing fuel consumption.
17. To conserve and enhance land quality and soil resources				With this approach there is less likelihood of development on greenfield sites thereby reducing the potential loss of quality agricultural land.				Potential negative effect by allowing more development that may lead to the loss of quality agricultural land and soil resources.
18. To encourage sustainable economic growth				DRC's commonly display symptoms of economic and social disadvantage. Removing this designation may hinder attempts to promote local regeneration, particularly in the long term.				This approach is likely to have positive impacts by facilitating residential and economic development and promoting sustainable growth of these remote, disadvantage areas.
19. To offer everybody the opportunity for rewarding and satisfying employment				DRC's commonly display symptoms of economic and social disadvantage. Removing this designation may hinder attempts to promote local regeneration in these area, particularly in the long term.				In the longer term this may have major positive impacts by facilitating residential and economic development and promoting rural regeneration.
20. To reduce disparities in economic performance and promote sustainable regeneration				DRC's commonly display symptoms of economic and social disadvantage. Removing this designation may hinder attempts to promote local regeneration in these areas, particularly in the long term.				This approach is likely to contribute significantly to the regeneration economically disadvantage areas by facilitating residential and economic development, helping sustain rural communities and improving disparity between these and the settlements.

Assessment of 'Dispersed Rural Communities' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Remove all reference to Dispersed Rural Communities within the Local Development Plan				Retain and Identify new Dispersed Rural Communities within the Local Development Plan			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
21. To encourage and accommodate both indigenous and inward investment				DRC's commonly display symptoms of economic and social disadvantage. Removing this designation may hinder attempts to promote local regeneration, particularly in the long term.				This approach is likely to have positive effects on this objective by facilitating residential and economic development and promoting rural regeneration.
22. To encourage efficient patterns of movement in support of economic growth				Likely negative effect on a local basis as those living in these remote areas continue to travel long distances to access key services.				The introduction of additional DRC's and policies that allow Clachan style developments may reduce the need of residents to commute outside their immediate areas. This is expected to only have a localised impact on movement patterns however with overall impact on current movement patterns likely to be minimal in the short-medium term and potentially negative in the long term.

Summary

Social

Approach 1 is likely to have negative social impacts by not facilitating development in remote disadvantaged areas where there is an identified need. Approach 2 is likely to have positive effects as it will help facilitate residential and economic development in areas that display symptoms of economic and social disadvantage which will also encourage social interaction.

Environmental

Approach 2 is likely to have more negative impacts compared to approach 1 by virtue of facilitating development in remote rural areas. This may result if adverse impacts from additional traffic generation, as well as potential adverse impacts on local landscape, biodiversity and heritage assets

Economic

DRC's commonly display symptoms of economic and social disadvantage. Removing this designation as advocated under approach 1, may hinder attempts to promote local regeneration in these area, particularly in the long term. Approach 2 is likely to contribute significantly to the regeneration of economic and socially disadvantage areas by facilitating residential and economic development, helping sustain rural communities and improving disparity between these and the settlements.

Assessment of 'Temporary Caravans/Mobiles Homes' Policy

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach of PPS 21				Adopt a simplified and relaxed approach in terms of siting			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a neutral impact on poverty and social exclusion.				Likely to have a neutral impact on poverty and social exclusion. A minor positive is that this approach will help people who are building single dwellings by facilitating temporary accommodation beside the proposed site
2. To improve the health and wellbeing of the population				Likely to have a neutral impact on health and wellbeing.				Likely to have a neutral impact on health and wellbeing.
3. To improve the education and skills of the population				Likely to have a neutral impact on education and skills.				Likely to have a neutral impact on education and skills
4. To provide everybody with the opportunity to live in a decent home				Likely positive impact by facilitating residential accommodation in response to site specific circumstances.				Likely positive impact by facilitating residential accommodation in response to site specific circumstances.
5. To reduce crime and anti-social activity				Likely to have a neutral impact on crime and anti-social activity				Although it will have a limited impact on this objective there may be some minor positives in being able to reside in close proximity and monitor ongoing construction site work.
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have positive effect by facilitating residential development in response to an identified need.				Likely to have positive effect by facilitating residential development in response to an identified need.

Assessment of 'Temporary Caravans/Mobiles Homes' Policy

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach of PPS 21				Adopt a simplified and relaxed approach in terms of siting			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral impact on accessibility to key services.				Likely to have a neutral impact on accessibility to key services.
8. To reduce the effect of traffic on the environment				Any new development is likely to increase traffic in the countryside and lead to more pollution.				Likely to have a negative effect
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a negative effect. Additional temporary accommodation will naturally result in increased water consumption and a greater likelihood of watercourses being polluted.				Likely to have a negative effect. Additional temporary accommodation will naturally result in increased water consumption and a greater likelihood of watercourses being polluted.
10. To improve air quality				Any new development is likely to increase traffic in the countryside and lead to more pollution.				Any new development is likely to increase traffic in the countryside and lead to more pollution.
11. To conserve and enhance biodiversity				Likely to have a limited impact on biodiversity.				Likely to have a limited impact on biodiversity.
12. To maintain and enhance the character and quality of landscapes and townscapes				A policy that facilitates the introduction of mobile caravan structures into the environment is likely to have a negative effect on the visual amenity of landscapes and townscapes. There is potential for mitigation through strict siting and landscaping requirements.				Greater potential for creating adverse effects on visual and landscape amenity due to more relaxed siting approach.

Assessment of 'Temporary Caravans/Mobiles Homes' Policy

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach of PPS 21				Adopt a simplified and relaxed approach in terms of siting			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely to have a limited impact on historic assets.				Likely to have a limited impact on historic assets.
14. To reduce contributions to climate change and reduce vulnerability to climate change				More development in the countryside i.e. caravans/mobile homes will lead to more traffic and increased emissions which may affect climate change.				More development in the countryside i.e. caravans/mobile homes will lead to more traffic and increased emissions which may affect climate change.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a limited impact flood risk.				Likely to have a limited impact on flood risk
16. To minimise the production of waste and use of non-renewable materials				This approach is likely to lead to more development in the countryside which will lead to more household waste being generated.				This approach is likely to lead to more development in the countryside which will lead to more household waste being generated.
17. To conserve and enhance land quality and soil resources				Likely to have a minimal effect on land quality.				Likely to have a minimal effect on land quality.
18. To encourage sustainable economic growth				Likely minor positive by facilitating development of new homes.				Likely minor positive by facilitating development of new homes..
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have limited impact on employment opportunities.				Likely to have limited impact on employment opportunities.

Assessment of 'Temporary Caravans/Mobiles Homes' Policy

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt the current policy approach of PPS 21				Adopt a simplified and relaxed approach in terms of siting			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a limited impact on regeneration.				Likely to have a limited impact on regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a limited impact on investment.				Likely to have a limited impact on investment.
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a limited impact on efficient patterns of movement.				Likely to have a limited impact on efficient patterns of movement.

Summary

Social -

Irrespective of the approach taken there are likely to be some positive social effects through the facilitation of residential development in response to specific circumstances.

Environmental -

Both approaches are likely to have negative environmental impacts on water quality, traffic. The key difference between each approach is likely to be the potential impact on visual amenity.

A more relaxed approach to siting leaves greater potential for adverse landscape impacts, particularly when siting is permitted away from existing building clusters.

Economic -

Both approaches likely to have to have a limited impact on employment, regeneration and investment.

Assessment of 'Urban Design' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Approach 2. Develop a tailored urban design policy in line with the SPDS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely positive impact. In particular current policy PPS 7 facilitates design of housing schemes that cater for the needs of families, elderly, disabled, single people and those on low incomes, at locations accessible to key services.				Likely positive impact. A key focus is achieving balanced communities and strengthening community cohesion. This can be expressed through provision of good quality urban environments to meet different needs, and development that provides opportunities for the community to share in local employment, shopping, leisure and social facilities. Specific policies on building height restriction, public realm considerations accompanied with specific design guidance supports the aims of this objective.
2. To improve the health and wellbeing of the population				The current approach is likely to have positive effects in relation to health and well being by continuing to promote the need for open space/walkways/cycle paths in housing developments. This provides opportunities for recreation and improvement of physical and mental health.				There is greater potential for positive effects from this approach. There is particular emphasis on better linkage of housing with green and blue infrastructure, schools, community facilities and public transport. Specific policies on building height restriction and a requirement to submit Design and Access Statement that address issues such as landscaping, materials and detailing, further supports the aims of this objective.
3. To improve the education and skills of the population				No relationship				No relationship
4. To provide everybody with the opportunity to live in a decent home				Likely positive effect. Current policy seeks to promote quality design, wherein adequate provision of public and private open space and landscape areas can ensure provision of attractive housing that addresses the needs of all.				This approach is likely to have positive effects as it facilitates provision of good quality design promoting a variety of house types, sizes and tenures to meet different needs, with good linkages to green and blue infrastructure community facilities and public transport.

SA / SEA Objectives	Approach 1. Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Approach 2. Develop a tailored urban design policy in line with the SPSS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
5. To reduce crime and anti-social activity				Likely positive outcomes. Current policy approach in PPS4 PED9 requires developments to be designed with the aim of deterring crime and promoting personal safety. The influence of design on crime was highlighted in 'New Homes 2014' publication which indicated that the 'Secured by Design' approach resulted in a 75% reduction in fatal crimes, 25% fewer car crimes and 25 % less criminal damage within social housing schemes.				Likely positive outcomes. This approach requires all urban developments to be adequately designed to promote personal safety and deter crime. The influence of design on crime was highlighted in 'New Homes 2014' publication which indicated that the 'Secured by Design' approach resulted in a 75% reduction in fatal crimes, 25% fewer car crimes and 25 % less criminal damage within social housing schemes.
6. To encourage a sense of community and promote a more equal and inclusive society				Good Urban Design can help foster a sense of ownership of an area. In terms of town centres, PPS 5 emphasises the importance of the physical environment and how it can foster civic pride and local identity.				Achieving balanced communities and strengthening community cohesion is one of the major themes underpinning this approach. Specific policies can help facilitate the development of shared spaces that are accessible and attractive to all communities where differences are valued and respected. A more holistic approach to public realm development particularly supports the aims objective.
7. To improve accessibility to key services, especially for those most in need				Likely positive effect on this objective. Existing policy PPS 7 requires proposals to demonstrate a movement pattern that supports walking and cycling, meets the needs of people whose mobility is impaired, respects existing public rights of way, provides adequate and convenient access to public transport and incorporates traffic calming measures. a similar focus on sustainable movements patterns are contained in PPS5.				Likely positive effect on this objective. This approach encourages sustainable forms of development where, for example, there is good linkage between housing and green and blue infrastructure, schools, community facilities and public transport. Proposals would also be required to support movement patterns that provide for pedestrians, cyclists, those with mobility difficulties and those relying on public transport.
8. To reduce the effect of traffic on the environment				Likely positive effect on this objective. The existing approach focuses on sustainable movement patterns such a walking, cycling and use of public transport within residential areas and town centres. A reduction in travel times/journeys should reduce traffic emissions and therefore effect on the environment.				Likely positive effect on this objective. This approach seeks to facilitate sustainable forms of development . Major housing developments for example, should be located in sustainable locations that facilitate a high degree of integration with centres of employment, community services and public transport and cycling, and take advantage of existing infrastructure. A reduction in travel times/journeys should reduce traffic emissions and therefore effect on the environment.

SA / SEA Objectives	Approach 1. Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Approach 2. Develop a tailored urban design policy in line with the SPSS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely neutral effect on this objective. Although SUDS is encouraged under existing policy PPS 7 there are few examples of its implementation.				Potential for positive impact on this objective. SUDS may be considered as part of the Design and Access Statement or SUDS applied as a key site requirement on zoned sites, where appropriate. This can ensure that water supply / quality issues are carefully considered at the design stage.
10. To improve air quality				This is likely to have positive effects by encouraging more sustainable forms of transport such as walking and cycling and by providing for those who rely on public transport. This can result in a reduction in travel times/journeys and therefore traffic emissions.				Potential positive impact overall with greater focus on sustainable forms of transport such as walking and cycling and by providing for those who rely on public transport. This can result in a reduction in travel times/journeys and therefore traffic emissions
11. To conserve and enhance biodiversity				Likely neutral effect although there is potential for positive outcomes by retaining and incorporating landscape and biodiversity features as part of development schemes.				Potential for positive outcomes, particularly if design and access statements are tailored to require nature conservation or built heritage interests to be addressed.
12. To maintain and enhance the character and quality of landscapes and townscapes				The current approach is likely to have positive impacts as it focuses on high quality design that is architecturally sympathetic to the local context.				This approach has potential to have more positive outcomes by providing greater certainty as to what type of urban design is appropriate for Mid Ulster. This is reflected in suggested specific policies on restricting building heights to 2-3 stories (to ensure new buildings are in character with the surrounding areas), and tailoring design guidance to suit Mid Ulster. Design and Access statements, that go above and beyond normal legislative requirements, can also be beneficial in terms of promoting quality Urban design.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely positive effect. Current policies recognise the need to protect archaeological and built heritage and is also supported by related policies.				Likely positive effect. Related 'General' policies will already place a requirement on all proposals to take account of built heritage interests. A more tailored urban design approach can bring added benefits for example through the restriction of building heights to 2-3 storeys which may limit the impact on the surrounding area where there are buildings of historical or architectural significance. Specific design guidance can further inform developers of local issues that need to be considered.

SA / SEA Objectives	Approach 1. Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Approach 2. Develop a tailored urban design policy in line with the SPPS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely positive effect as it focuses on sustainable movement patterns such as walking, cycling and use of public transport.				Likely positive effect as it focuses on sustainable movement patterns such as walking, cycling and use of public transport. Potential for further benefits if passive solar design is required to be considered as part of the design and access statement, thereby reducing energy consumption.
15. To reduce flood risk and the adverse consequences of flooding				Potential for positive effect through requirement for SUDS and permeable surfaces as a means of reducing risk of flooding.				Potential for positive through requirement for SUDS and permeable surfaces as part of Design and Access Statement as a means of reducing risk of flooding.
16. To minimise the production of waste and use of non-renewable materials				likely minimal effect on this objective.				Although scored neutral there is some potential for positive effects if passive solar design and small scale renewables are required to be considered as part of the Design and Access Statement, thereby reducing energy consumption.
17. To conserve and enhance land quality and soil resources				Likely to have a neutral effect on land quality and soil resources.				Likely to have a neutral effect on land quality and soil resources.
18. To encourage sustainable economic growth				Likely positive effect. Current policies focus on achieving quality and sustainable proposals that are architecturally sympathetic in the local context. Good design can attract business investment.				Potential for greater benefits in the long term as urban areas are shaped in accordance with tailored policies that reflect local circumstances promoting quality urban environments to encourage sustainable economic growth.
19. To offer everybody the opportunity for rewarding and satisfying employment				Potential for positive effects as good design can attract business investment.				A design criteria that addresses all types of development in urban areas can bring greater certainty and consistency in design making. Potential therefore for greater benefits in the long term as good design can attract business investment.

SA / SEA Objectives		Approach 1. Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Approach 2. Develop a tailored urban design policy in line with the SPPS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
		Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration					Potential for positive effects as good design can attract business investment.				A design criteria that addresses all types of development in urban areas can bring greater certainty and consistency in place making. Potential therefore for greater benefits in the long term as good design can attract business investment.
21. To encourage and accommodate both indigenous and inward investment					Potential for positive effects as good design can attract business investment.				A design criteria that addresses all types of development in urban areas can bring greater certainty and consistency in design making. Potential therefore for greater benefits in the long term as good design can attract business investment.
22. To encourage efficient patterns of movement in support of economic growth					Likely positive effect on this objective. Existing policy PPS 7 for example, requires proposals to demonstrate a movement pattern that supports walking and cycling, meets the needs of people whose mobility is impaired, respects existing public rights of way, provides adequate and convenient access to public transport and incorporates traffic calming measures.				Likely positive effect on this objective. This approach encourages sustainable forms of development where, for example, there is good linkage between housing and green and blue infrastructure, schools, community facilities and public transport. Proposals would also be required to supports movement patterns that provide for pedestrians, cyclists, those with mobility difficulties and those relying on public transport.

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo - Retain existing policies – PPS 7, PPS 12, PPS 4 and PPS 5 along with supplementary guidance.				Develop a tailored urban design policy in line with the SPPS that covers all types of development in an urban environment based upon a criteria and constraint approach, including measures such as building heights restriction, public realm considerations, materials and detailing.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment

Social

Both approaches can be socially beneficial in terms of providing people from all backgrounds with the opportunity to strengthen community cohesion with good access to shared spaces and key services .

A more holistic approach to urban design, as advocated under approach 2, can potentially be more positive given the greater emphasis on ecosystem services and linkages with existing green and blue infrastructure for all types of urban development. This is expressed in suggested policy related to public realm schemes and building heights, as well as specific design guidance that is reflective of local circumstances.

Environmental

Both approaches can have positive environmental effects in term of sustainable movement patterns, reducing traffic emissions and reducing the risk of flooding within and near urban areas. Under approach 2, specific policies on building height restrictions and greater emphasis on retaining linkages to existing green and blue infrastructure within proposal developments can bring added benefits in terms of enhancing the character and quality of local landscapes and townscapes. A requirement to submit Design and Access Statements

Economic

Both approaches are similar in that they will largely have a positive economic effect. It is widely recognised that good design can attract business investment. Both approaches focus on achieving high quality, sustainable proposals that are architecturally sympathetic in the local context. Approach 2, which provides a more holistic approach to the issue of urban design, goes further by suggesting specific policies on building height restrictions accompanied by specific design guidance that is tailored to Mid Ulster. Although additional design stipulations may initially be resisted by developers, it is considered that there is potential for longer term economic benefits due to greater certainty that it will provide.

Assessment of 'Health, Education and Community Uses' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current approach to Community Uses in the Area Plans			
	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				This approach is likely to help achievement of this objective by facilitating the provision of community facilities that meets local need.
2. To improve the health and wellbeing of the population				This approach is likely to help achievement of this objective by facilitating the provision of community facilities such as youth clubs, leisure facilities or a local community hall, providing a local focal point.
3. To improve the education and skills of the population				There is potential for a positive impact on the education and skills of the population. Community facilities may provide opportunities for Mid Ulster residents to complete educational courses at accessible locations, particularly those from disadvantaged areas.
4. To provide everybody with the opportunity to live in a decent home	N/R			No Relationship
5. To reduce crime and anti-social activity				Provision of community facilities such as a youth club facility can help achievement of this objective.
6. To encourage a sense of community and promote a more equal and inclusive society				This approach allows community uses in a settlement subject to criteria of amenity, size and character and access. There is potential for improving community relations and pride in the local area.
7. To improve accessibility to key services, especially for those most in need				Appropriately located facilities can help provide essential, accessible services to vulnerable groups such as the elderly or disabled.

Assessment of 'Health, Education and Community Uses' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current approach to Community Uses in the Area Plans			
	Short Term	Med. Term	Long Term	Comments
8. To reduce the effect of traffic on the environment				Appropriately located facilities can help reduce local traffic generation but overall is likely to have a minimal effect on the achievement of this objective.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Although potentially negative by virtue of increased water consumption, not likely to be to such an extent to warrant a negative scoring.
10. To improve air quality				Likely to have a minimal effect on this objective.
11. To conserve and enhance biodiversity				This approach does not directly support or conflict with this objective. Its effect will largely depend on a case by case basis, but is likely to be minimal in any case.
12. To maintain and enhance the character and quality of landscapes and townscapes				The introduction of any new development can adversely impact on townscape/landscapes. Mitigation is provided by way of draft policy wording which requires proposals to be 'in keeping with the size and character of the settlement and its surroundings'.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential impact will largely depend on the location of the development in proximity to on historic and cultural assets. It is expected that related built heritage policies can ensure adequate protection is afforded to designated sites.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have a neutral impact on this objective.
15. To reduce flood risk and the adverse consequences of flooding				Potential impact will largely depend on the location of the development. It is expected that related flood risk policies would ensure that new development is directed away from flood risk areas.

Assessment of 'Health, Education and Community Uses' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	Adopt the current approach to Community Uses in the Area Plans			
	Short Term	Med. Term	Long Term	Comments
16. To minimise the production of waste and use of non-renewable materials				Likely to have a minimal effect on this objective.
17. To conserve and enhance land quality and soil resources				Likely to have a minimal effect on this objective.
18. To encourage sustainable economic growth				Facilitating the provision of community uses can have sporadic positive economic impacts at a local level, providing opportunities for local people.
19. To offer everybody the opportunity for rewarding and satisfying employment				Potential minor positive impact on this objective through creation of short term employment (at construction phase) and long term employment for e.g. within facilities such as a community/recreational centres.
20. To reduce disparities in economic performance and promote sustainable regeneration				Potential for positive impact by facilitating appropriate facilities in areas with an identified need.
21. To encourage and accommodate both indigenous and inward investment				Potential for inward investment, particularly in the growing sport and recreation sector.
22. To encourage efficient patterns of movement in support of economic growth				Potential for a positive impact by siting facilities at accessible locations.

Assessment of 'Health, Education and Community Uses' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt the current approach to Community Uses in the Area Plans			
	Short Term	Med. Term	Long Term	Comments

Summary

Social

There is potential for positive social impacts particularly through improving health and wellbeing and encouraging a sense of community and local inclusiveness.

Environmental

This approach is likely to have broadly neutral environmental impacts. It is also acknowledged that there may be negative or positive effects , although this will largely depend on how related policies are applied on a case by case basis (e.g. related to built heritage, flood risk etc.).

Economic

This approach is likely to have positive impacts as it can encourage regeneration in response to local circumstances and in areas with a specific identified need.

Assessment of 'Archaeology and the Built Environment' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion		N/R				N/R				N/R		
2. To improve the health and wellbeing of the population				Established link between actively maintained heritage assets and wellbeing widely documented.				Focus on blanket restriction will allow for greater protection, potentially enhancing the link between actively maintained heritage assets and wellbeing.				Controlled development will allow for greater protection, potentially enhancing the link between actively maintained heritage assets and wellbeing.
3. To improve the education and skills of the population				Built Heritage has positive relationship with education of population, as it provides tangible link to past. Greater protection afforded to such assets will have obvious benefits to skills and education of population				Built Heritage has positive relationship with education of population, as it provides tangible link to past. Greater protection afforded to such assets will have obvious benefits to skills and education of population				Built Heritage has positive relationship with education of population, as it provides tangible link to past. Greater protection afforded to such assets will have obvious benefits to skills and education of population
4. To provide everybody with the opportunity to live in a decent home		N/R				N/R				N/R		
5. To reduce crime and anti-social activity		N/R				N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				Continuation of existing policy likely to have a neutral effect.				Higher degree of protection for built heritage sites helping to provide a community focus and sense of 'collective memory' by maintaining a link to the past.				Higher degree of protection for built heritage sites helping to provide a community focus and sense of 'collective memory' by maintaining a link to the past.
7. To improve accessibility to key services, especially for those most in need		N/R				N/R				N/R		
8. To reduce the effect of traffic on the environment				Continuation of the existing policy likely to have a neutral effect.				Potential to result in the protection of a greater number of built heritage assets and consequently attract higher numbers of visitors. Whilst some assets are located within settlements, a large proportion are located within the countryside and may involve a greater number of journeys by private car resulting in a negative impact in the long term.				Potential to result in the protection of a greater number of built heritage assets and consequently attract higher numbers of visitors. Whilst some assets are located within settlements, a large proportion are located within the countryside and may involve a greater number of journeys by private car resulting in a negative impact in the long term.

Assessment of 'Archaeology and the Built Environment' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Continuation of the existing policy likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge.				Potential to provide a higher degree of protection for built heritage sites and consequently their surrounding landscape from built development, thereby improving water quality and conserving water resources in the long term				Potential to provide a higher degree of protection for built heritage sites and consequently their surrounding landscape from built development, thereby improving water quality and conserving water resources in the long term
10. To improve air quality				Continuation of the existing policy likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge.				Potential to provide a higher degree of protection for built heritage sites and consequently their surrounding landscape from built development, thereby improving air quality. However higher number of visitors to such sites could increase, resulting in higher level of private car journeys in the long term.				Potential to provide a higher degree of protection for built heritage sites and consequently their surrounding landscape from built development, thereby improving air quality. However higher number of visitors to such sites could increase, resulting in higher level of private car journeys in the long term.
11. To conserve and enhance biodiversity				Continuation of the existing policy likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge.				Potential to provide a higher degree of protection for built heritage sites and consequently their surrounding landscape from built development, thereby enhancing biodiversity. However higher number of visitors to such sites could increase, resulting in higher level of private car journeys that may impact on biodiversity.				This Approach may will have minor positive effect due to the more specific level of protection from certain types of development e.g. tall structures. However higher number of visitors to such sites could increase, resulting in higher level of private car journeys that may impact on biodiversity.
12. To maintain and enhance the character and quality of landscapes and townscapes				Existing policy will continue to maintain the character and quality of landscapes and townscapes in the short term. The enhancement of these environments may become established in the long term due to ongoing control and protection.				Potential to facilitate a high degree of protection for built heritage sites from all forms of development, to enhanced the character and quality of landscapes and townscapes.				Approach 3 will have minor positive effect due to the more specific level of protection from certain types of development e.g. tall structures
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Provides the framework to have positive impact on the conservation of historic environment.				Provides the framework to have positive impact on the conservation of historic environment. Major positive impact due to its restrictive nature on all forms of development.				Provides the framework to have positive impact on the conservation of historic environment. This approach will have positives effect due to the more specific level of protection from certain types of development e.g. tall structures

Assessment of 'Archaeology and the Built Environment' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate change				Continuation of the existing policy likely to have a neutral effect. Control of inappropriate development will limit construction potentially reducing vulnerability to climate change in the long term.				Control of inappropriate development will limit construction potentially reducing vulnerability to climate change in the long term.				Control of inappropriate development will limit construction potentially reducing vulnerability to climate change in the long term.
15. To reduce flood risk and the adverse consequences of flooding				Continuation of the existing policy likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge due to the restriction on development and control of impermeable materials.				Blanket restriction on development likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge due to the restriction on development and control of impermeable materials.				Blanket restriction on development likely to have a neutral effect in the short term, however over the period of the plan positive indicators may emerge due to the restriction on development and control of impermeable materials.
16. To minimise the production of waste and use of non-renewable materials				Greater levels of development may occur increasing the potential for the production of greater levels of waste				Restriction of development in designated areas will restrict development and the potential to produce waste.				Restriction of development in designated areas will restrict development and the potential to produce waste.
17. To conserve and enhance land quality and soil resources				Current Policy will provide a level of protection on a case by case basis.				Restriction of development in designated areas will restrict development and lead to the conservation and enhancing land quality and soil resources.				Restriction of development in designated areas will restrict development and lead to the conservation and enhancing land quality and soil resources.
18. To encourage sustainable economic growth				Approach 1 allows for appropriate sustainable economic development to take place.				Given its restrictive nature approach 2 will have a major negative effect on economic growth				Given its less restrictive approach than option 2, this approach will have a less negative effect on economic growth.
19. To offer everybody the opportunity for rewarding and satisfying employment				Approach 1 allows for appropriate sustainable economic development to take place therefore potentially providing the opportunity for rewarding and satisfying employment.				Given its restrictive nature approach 2 will have a major negative effect impact on providing an opportunity for rewarding and satisfying employment.				Given its less restrictive approach than option 2, this approach will have a less negative impact on providing an opportunity for rewarding and satisfying employment.
20. To reduce disparities in economic performance and promote sustainable regeneration				Approach 1 allows for appropriate sustainable economic development to take place therefore potentially providing the opportunity to reduce disparities in economic performance and promote sustainable regeneration				Given its restrictive nature approach 2 will have a major negative effect impact on providing the opportunity to reduce disparities in economic performance and promote sustainable regeneration				Given its less restrictive approach than option 2, this approach will have a less negative impact on providing the opportunity to reduce disparities in economic performance and promote sustainable regeneration

Assessment of 'Archaeology and the Built Environment' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				Approach 1 allows for appropriate sustainable economic development to take place therefore potentially encouraging investment				Given its restrictive nature approach 2 will have a major negative effect impact on encouraging investment				Given its less restrictive approach than option 2, this approach will have a less negative impact encouraging investment
22. To encourage efficient patterns of movement in support of economic growth		N/R				N/R				N/R		

Summary

Social

Approach 1: Improves and broadens access to, and understanding of, local heritage, historic sites, areas and buildings. It provides opportunities for people to access and understand local heritage and to participate in cultural and leisure activities. Approach 2: Meets the same social objectives as Approach 1 but introduces a wider reaching protection across historical and cultural assets will help to strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 3 introduces protection of our historical and cultural assets however in a more focused manner concentrating on areas that require greater protection.

Environmental

Approach 1: Protects, enhances and manages the character of the conservation area, maintaining and strengthening local distinctiveness and sense of place. It protects, manages and, where necessary, improves local environmental quality and can achieve high quality and sustainable design for buildings, spaces and the public realm. Approach 2: offers enhanced protection, by resisting all types of development in vulnerable areas. Approach 3 has a positive outcome in relation to environmental impact by providing focused protection on our most vulnerable assets and restricting certain types of development.

Economic

Approach 1: Fosters heritage-led regeneration, optimises the use of previously developed land, buildings and existing infrastructure and promotes heritage based sustainable tourism. Approach 2: by introducing a policy of Special Countryside Areas to resist all forms of development within designated areas will have a major negative impact on economic measures by preventing development. Approach 3 aims to identify our most vulnerable landscapes by introducing Areas of Constraint which will resist certain forms of development potentially allowing for marginally more economic development opportunities than Approach 2.

Assessment of 'Evaluation & Mitigation' Built Heritage Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of existing policy BH3 Archaeological Assessment and Evaluation of PPS 6 i.e. Where the impact of proposed development is uncertain or unclear, developers are required to provide archaeological assessments / evaluation.				Approach 2. Remove the requirement to carry out archaeological assessments / evaluation			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
1. To reduce poverty and social exclusion		N/R				N/R		
2. To improve the health and wellbeing of the population				The requirement of an archaeological assessment where doubt remains will ensure a greater level of protection of heritage and increase opportunities for population to enjoy historic assets.				This approach would potentially add an element of risk in terms of protecting historical assets.
3. To improve the education and skills of the population				Built Heritage can have a positive relationship with education of population, as it provides tangible link to past. Greater protection afforded to such assets will have obvious benefits to skills and education of population.				Given the acknowledged link between heritage and education the removal of requirement for additional information may result in the loss of heritage assets.
4. To provide everybody with the opportunity to live in a decent home		N/R				N/R		
5. To reduce crime and anti-social activity		N/R				N/R		
6. To encourage a sense of community and promote a more equal and inclusive society				The requirement for developers to provide additional information which would result in greater protection of historical assets and in turn would likely help provide a community focus through the preservation of built heritage.				The removal of the requirement for additional information would likely result in a negative relationship with this objective due to the increased likelihood of the loss of cultural assets.
7. To improve accessibility to key services, especially for those most in need		N/R				N/R		

Assessment of 'Evaluation & Mitigation' Built Heritage Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of existing policy BH3 Archaeological Assessment and Evaluation of PPS 6 i.e. Where the impact of proposed development is uncertain or unclear, developers are required to provide archaeological assessments / evaluation.				Approach 2. Remove the requirement to carry out archaeological assessments / evaluation			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
8. To reduce the effect of traffic on the environment				Likely to have a neutral effect on this objective.				Likely to have a neutral effect on this objective.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply		N/R				N/R		
10. To improve air quality		N/R				N/R		
11. To conserve and enhance biodiversity				likely to have a minimal effect on this objective				likely to have a minimal effect on this objective.
12. To maintain and enhance the character and quality of landscapes and townscapes				There is potential for some developments not to proceed as a result of findings of archaeological assessments and in doing so maintain the quality of landscapes/townscapes however the numbers envisaged would not be so significant so as to warrant a positive relationship.				Likely to have a neutral effect on this objective.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Through considered archaeological assessments there is a greater potential for the historic and cultural assets of Mid Ulster to be conserved and enhanced through greater understanding.				To remove the need for archaeological evaluation would likely result in a major negative for the conservation of the historic environment. Historic and cultural assets could be damaged or lost.

Assessment of 'Evaluation & Mitigation' Built Heritage Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of existing policy BH3 Archaeological Assessment and Evaluation of PPS 6 i.e. Where the impact of proposed development is uncertain or unclear, developers are required to provide archaeological assessments / evaluation.				Approach 2. Remove the requirement to carry out archaeological assessments / evaluation			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate change		N/R				N/R		
15. To reduce flood risk and the adverse consequences of flooding		N/R				N/R		
16. To minimise the production of waste and use of non-renewable materials		N/R				N/R		
17. To conserve and enhance land quality and soil resources				The requirement for evaluation and mitigation measures, where there is uncertainty, may result in the preservation of some landscapes resulting in a minor positive.				The removal of requirement for archaeological evaluation and mitigation measures may result in the loss of some landscapes and soil resources which otherwise might have been protected.
18. To encourage sustainable economic growth				Likely to have a neutral effect on this objective. Approach could be perceived as potential obstacle to economic development as it could involve greater costs and time for potential developers.				The removal of requirement for archaeological evaluation and mitigation measures would likely result in a minor positive for economic growth due to the potential reduced planning processing times and reduced costs involved for developers.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to have a neutral effect on this objective.				The potential increased processing times of planning applications, as well as the likely reduced costs involved with this approach, could encourage economic development and therefore allow for greater opportunities for employment.

Assessment of 'Evaluation & Mitigation' Built Heritage Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of existing policy BH3 Archaeological Assessment and Evaluation of PPS 6 i.e. Where the impact of proposed development is uncertain or unclear, developers are required to provide archaeological assessments / evaluation.				Approach 2. Remove the requirement to carry out archaeological assessments / evaluation			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely to have a neutral effect on this objective.				The potential increased processing times of planning applications, as well as the likely reduced costs involved with this approach, could encourage economic development and potentially reduce disparities in economic performance.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a neutral effect on this objective.				The potential increased processing times of planning applications, as well as the likely reduced costs involved with this approach, could encourage economic development and therefore allow for greater opportunities for employment.
22. To encourage efficient patterns of movement in support of economic growth		N/R				N/R		

Assessment of 'Evaluation & Mitigation' Built Heritage Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Continuation of existing policy BH3 Archaeological Assessment and Evaluation of PPS 6 i.e. Where the impact of proposed development is uncertain or unclear, developers are required to provide archaeological assessments / evaluation.				Remove the requirement to carry out archaeological assessments / evaluation			
	Short Term	Med. term	Long Term	Comments	Short Term	Med. term	Long Term	Comments

Summary

Social

Approaches 1 & 2 scored relatively positively within the social SA/SEA objectives due to the important role that heritage has to play in the wellbeing and health of society. Heritage can also play an important role in the education of community, particularly young people. Approach 2 has scored negatively throughout the social objectives due to the inherent risk to historical and cultural assets through not having a requirement for archaeological evaluation and mitigation measures.

Environment

Approaches 1 & 3 provide for positive measures to protect our heritage which will provide for improved landscapes and places. To dispense with the need for archaeological evaluation and mitigation measures may result in the loss of environmental assets that otherwise may have been preserved.

Economic

Approaches 1 & 3 scored broadly neutral against the economic objectives as they may be perceived as obstacles to economic development due to increased costs and potentially longer processing times of planning applications. Conversely approach 2 scores better in this regard.

Assessment 'Historic Parks, Gardens and Demesnes (HPGD)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of existing policy – PPS6				Develop new policy by introducing Special Countryside Areas in Historic Park, Gardens and Demesnes within which all types of development can be restricted			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion	N/R			No relationship	N/R			No relationship
2. To improve the health and wellbeing of the population				Continuation of the current approach is likely to have positive impacts as it will continue to protect HPGD's. These areas are an important informal recreational spaces. This encourages people to lead healthier lifestyles and improve mental and physical health.				This approach will offer a higher level of protection to HPGD's so protecting these open spaces from inappropriate development. This will ensure that people can continue to use the spaces for recreation and exercise and protect the amount of green space that is available to people in Mid Ulster. Potential negative effect also in that it may prevent appropriate development, such as cafes, that may enhance the attractiveness of HPGD's.
3. To improve the education and skills of the population				Likely to have a neutral impact on education and skills				Likely to have a neutral impact on education and skills
4. To provide everybody with the opportunity to live in a decent home				Although some minor benefits depending on proximity of dwellings to designated HPGD's the overall impact on this objective is likely to be minimal.				Although some minor benefits depending on proximity of dwellings to designated HPGD's the overall impact on this objective is likely to be minimal.
5. To reduce crime and anti-social activity	N/R			No relationship	N/R			No relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach is likely to have positive impacts as the historic, park, garden and demesne will continue to provide a focal point for the community which will create a local sense of pride				This approach is likely to have positive impacts as the historic, park, garden and demesne will continue to provide a focal point for the community which will create a local sense of pride.

Assessment 'Historic Parks, Gardens and Demesnes (HPGD)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of existing policy – PPS6				Develop new policy by introducing Special Countryside Areas in Historic Park, Gardens and Demesnes within which all types of development can be restricted			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need	N/R			No relationship	N/R			No relationship
8. To reduce the effect of traffic on the environment				Likely to have a minimal impact on reducing traffic on the environment				Likely to have a minimal impact on reducing traffic on the environment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				The protection of HPGD's will likely result in minor positive effects as it could positively affect localised water quality.				The protection of HPGD's will likely result in minor positive effects as it could positively affect localised water quality.
10. To improve air quality				The protection of HPGD's will likely result in localised improvements in air quality through the additional protection afforded trees and vegetation.				The protection of HPGD's will likely result in localised improvements in air quality through the additional protection afforded by trees and vegetation.
11. To conserve and enhance biodiversity				This approach is likely to have positive impacts as it will continue to protect inappropriate development in the HPGD, thus ensuring that biodiversity i.e. flora, fauna and wildlife are protected.				This approach is likely to have major positive effects on biodiversity. A blanket ban on development in HPGD's will give added protection to flora, fauna and wildlife.

Assessment 'Historic Parks, Gardens and Demesnes (HPGD)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of existing policy – PPS6				Develop new policy by introducing Special Countryside Areas in Historic Park, Gardens and Demesnes within which all types of development can be restricted			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach will have positive impacts on protecting the landscape as each development case for a HPGD is assessed on a case by case basis and there is consultation with HED. Particular attention is paid to the impact of proposal on planned historic views and trees, woodland, boundary walls and pathways in the HPGD.				This approach is likely to have major positive effects on the landscape and townscape due to the restrictions on development.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach is likely to have major positive effects on built and cultural heritage. HED also provide datasets which form the basis for this policy and this contributes to providing a high level of protection and conservation to the HPGD's. The policy also states that the archaeological and historical interest of the site is a consideration in any proposal				This approach is likely to have positive effects on historic and cultural assets due to the restrictions on development.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have a neutral impact on climate change				Likely to have a neutral impact on climate change
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a minimal impact on flood risk. Any potential development would be subject to flood risk planning policies.				Likely to have a minimal impact on flood risk. Any potential development would be subject to flood risk planning policies

Assessment 'Historic Parks, Gardens and Demesnes (HPGD)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of existing policy – PPS6				Develop new policy by introducing Special Countryside Areas in Historic Park, Gardens and Demesnes within which all types of development can be restricted			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
16. To minimise the production of waste and use of non-renewable materials				Likely to have a neutral impact on managing waste use of non-renewable materials				Likely to have a neutral impact on managing waste use of non-renewable materials.
17. To conserve and enhance land quality and soil resources				Likely to have a neutral impact on land quality and soil resources				This approach is likely to have minor positive effects in minimizing effect on land and soil resources. A blanket ban on development in parks and gardens will ensure there is no loss of soil to new development or on greenfield sites
18. To encourage sustainable economic growth				Likely positive effect as policy allows for appropriate sustainable economic development.				A restrictive policy on development in HPGD's could negatively affect economic growth in or near designated HPGD's.
19. To offer everybody the opportunity for rewarding and satisfying employment				Development is still allowed in this approach so there is likely to still be opportunities for employment.				A restrictive policy on development in HPGD's could negatively affect employment creation in or near designated HPGD's.
20. To reduce disparities in economic performance and promote sustainable regeneration				Likely positive effect as policy allows for appropriate sustainable economic development.				A restrictive policy on development in HPGD's could negatively affect economic growth in or near designated HPGD's.
21. To encourage and accommodate both indigenous and inward investment				Potential for investment by facilitating appropriate types of development within HPGD's..				A restrictive policy on development in HPGD's could negatively affect economic growth in or near designated HPGD's.

Assessment 'Historic Parks, Gardens and Demesnes (HPGD)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of existing policy – PPS6				Develop new policy by introducing Special Countryside Areas in Historic Park, Gardens and Demesnes within which all types of development can be restricted			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth	N/R			No relationship	N/R			No relationship

Summary

The Environmental Assets Position Paper (July 2015) states there are 19 Historic Parks, Gardens and Demesnes within Mid Ulster District and these are designated by Department of Communities formally NIEA.

Social –

Approach 1 and 2 can have broadly neutral to positive effects on social objectives. Whilst approach 2 offers the highest protection to historic parks and gardens this may be tempered by inability to facilitate appropriate form of development such as cafe's, play parks etc. Both approaches can also help create a sense of community as the local population can use the parks as a recreational focal point.

Environmental –

Approach 1 and 2 can have a positive impact on the environmental objectives. Approach 2 will have a major positive impact as it proposes to allow no development in the parks. This would ensure greater level of protection to built, landscape and cultural heritage as well as to flora and fauna within HPGD's.

Economic –

Approach 1 broadly is likely to impact positively on economic objectives. Adequate protection is afforded to historic parks, gardens and demesnes, however appropriate development, such as cafe's or recreational areas, may still be permitted subject to other considerations. A restrictive policy on development within HPGD's, as advocated under approach 2, has potential to negatively affect economic growth in or near these areas.

Assessment of 'Listed Buildings' Policy Options

KEY

+	-	0	?	++	—	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Status Quo – Continuation of existing policy PPS 6 (BH 7,8,10,11)			
	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion	N/R			No relationship
2. To improve the health and wellbeing of the population				Listed buildings may be surrounded by open spaces and preserving these buildings and their surroundings is likely to have a positive impact on health and wellbeing. Visiting these areas may encourage people to get out and about and improve physical and mental health
3. To improve the education and skills of the population				This approach is likely to have positive impacts as there are skills needed in the preservation of listed buildings such as carpentry, stonework and other conservation skills. Hence by preserving listed buildings these traditional skills are being retained and developed
4. To provide everybody with the opportunity to live in a decent home				Continuation of the status quo is likely to have positive effects as it may bring more older or derelict housing stock which is listed back into use. This also provides the opportunity to update the existing buildings as opposed to constructing new houses on greenfield sites
5. To reduce crime and anti-social activity				Potential for minor positive effects by facilitating building improvements and designing out crime.
6. To encourage a sense of community and promote a more equal and inclusive society				Listed buildings may be a focal point for the community as these could be buildings that could be re-used as a community centre
7. To improve accessibility to key services, especially for those most in need	N/R			No relationship
8. To reduce the effect of traffic on the environment	N/R			No relationship

Assessment of 'Listed Buildings' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Status Quo – Continuation of existing policy PPS 6 (BH 7,8,10,11)			
	Short Term	Med. Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a neutral effect on water quality and resources
10. To improve air quality				Likely to have a neutral effect on air quality
11. To conserve and enhance biodiversity				Bringing derelict buildings back into use may result in some minor negatives effects on biodiversity, as existing bat roosts and/or bird nests could be lost.
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach has had a positive effect of increasing the number of listed buildings that have come back into use. This improves the townscape as it brings derelict listed buildings back into use, thus improving the views and character of an area
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach will continue to protect listed buildings and their settings as there is consultation with Historic Environment Division (HED) on all listed building applications
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have a neutral effect on climate change
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a neutral effect on flooding as this issue will be considered under flood risk policies
16. To minimise the production of waste and use of non-renewable materials				Likely to have a neutral effect on waste

Assessment of 'Listed Buildings' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Status Quo – Continuation of existing policy PPS 6 (BH 7,8,10,11)			
	Short Term	Med. Term	Long Term	Comments
17. To conserve and enhance land quality and soil resources				Likely to have a neutral effect on soil and land resources
18. To encourage sustainable economic growth				This approach is likely to have positive impacts as it will encourage the re-use of listed buildings by adaption or alteration. Listed buildings could be converted to shops or cafes or restaurants and benefiting the local economy.
19. To offer everybody the opportunity for rewarding and satisfying employment				This policy encourages the re-use of listed buildings and this may develop a number of businesses in these premises. This is likely to provide a number of job opportunities across different sectors. Resorting listed buildings and their settings may also benefit the tourism industry in Mid Ulster creating more job opportunities
20. To reduce disparities in economic performance and promote sustainable regeneration				This approach will encourage the use of derelict listed buildings in an area and may be currently a blight on the townscape. Re-using these buildings will encourage regeneration and use of the existing building fabric
21. To encourage and accommodate both indigenous and inward investment				Renovating listed building stock stimulates economic growth and regeneration in an area by making more property available for business development. This is likely to have the knock on effect on encouraging investment in an area whether that is housing or retail/services
22. To encourage efficient patterns of movement in support of economic growth	N/R			No relationship

Summary

The Environmental Assets Position Paper (July 2015) states that there are 1234 Listed Buildings with Mid Ulster District and these were designated by Department of Communities formally NIEA.

Assessment of 'Listed Buildings' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Status Quo – Continuation of existing policy PPS 6 (BH 7,8,10,11)			
	Short Term	Med. Term	Long Term	Comments

Summary

Social

Both approaches are broadly positive on the social objectives. Improving listed building is bringing more housing stock back into use so this will aid in providing everyone with a decent home. Both approaches can also improve the skills of the population.

Environmental

Both approaches are broadly neutral on the environmental objectives in terms of water quality, air quality, biodiversity, and effect of traffic, climate change, waste and flooding. This because the policy has not changed in content it has just been streamlined. Approach 2 will have a major positive impact as its will make it clearer for a developer who wants to extend or renovate a listed building. Consequently, this will have a major positive impact on the townscape and conserving historic and cultural assets.

Economic

Both approaches are broadly positive on the economic objectives. Both policies aim to bring listed buildings back into use while being restored as sympathetically as possible. New businesses can develop in listed buildings and if they are located in the town centre this can aid regeneration. This approach of bringing older derelict buildings back into use is more sustainable than building on the edge of town.

N.B A second approach, to streamline the existing policy into one policy, was originally assessed however on reflection this has been deemed to effectively be the same approach as option 1 and has therefore been removed.

Assessment of 'Advertisements on Built Heritage Assets' policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage				The adoption of a more simplified advertisement policy for historic heritage assets. (combine existing Policies BH9, BH13 and ATC3 to integrate and streamline the policy)			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion	N/R				N/R			
2. To improve the health and wellbeing of the population				Potential to strengthen community identity through the protection / enhancement of townscape.				Potential to strengthen community identity through the protection / enhancement of townscape.
3. To improve the education and skills of the population	N/R				N/R			
4. To provide everybody with the opportunity to live in a decent home	N/R				N/R			
5. To reduce crime and anti-social activity	N/R				N/R			
6. To encourage a sense of community and promote a more equal and inclusive society				Potential to strengthen community identity through the protection / enhancement of townscape. May create an environment that is more attractive and encourage community engagement				Potential to strengthen community identity through the protection / enhancement of townscape. May create an environment that is more attractive and encourage community engagement

Assessment of 'Advertisements on Built Heritage Assets' policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage				The adoption of a more simplified advertisement policy for historic heritage assets. (combine existing Policies BH9, BH13 and ATC3 to integrate and streamline the policy)			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need	N/R				N/R			
8. To reduce the effect of traffic on the environment	N/R				N/R			
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply	N/R				N/R			
10. To improve air quality	N/R				N/R			
11. To conserve and enhance biodiversity	N/R				N/R			
12. To maintain and enhance the character and quality of landscapes and townscapes				Potential to strengthen community identity through the protection / enhancement of townscape.				As with approach 1, however the proposed streamlining of policy may facilitate marginally improved protection / enhancement of townscape due to ease of policy interpretation.

Assessment of 'Advertisements on Built Heritage Assets' policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage				The adoption of a more simplified advertisement policy for historic heritage assets. (combine existing Policies BH9, BH13 and ATC3 to integrate and streamline the policy)			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential to add enhance the historic environment and cultural assets through the protection / enhancement of townscape character				As with approach 1, however the proposed streamlining of policy may facilitate marginally improve protection / enhancement of townscape due to ease of policy interpretation.
14. To reduce contributions to climate change and reduce vulnerability to climate change	N/R				N/R			
15. To reduce flood risk and the adverse consequences of flooding	N/R				N/R			
16. To minimise the production of waste and use of non-renewable materials	N/R				N/R			
17. To conserve and enhance land quality and soil resources	N/R				N/R			

Assessment of 'Advertisements on Built Heritage Assets' policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage				The adoption of a more simplified advertisement policy for historic heritage assets. (combine existing Policies BH9, BH13 and ATC3 to integrate and streamline the policy)			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
18. To encourage sustainable economic growth				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy encouraging sustainable economic growth				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy encouraging sustainable economic growth
19. To offer everybody the opportunity for rewarding and satisfying employment	N/R				N/R			
20. To reduce disparities in economic performance and promote sustainable regeneration				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy encouraging sustainable economic growth and reduce disparities in economic performance and promote sustainable regeneration.				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy encouraging sustainable economic growth and reduce disparities in economic performance and promote sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy increasing prospective indigenous and inward investment.				The potential to protect and enhance heritage assets and townscapes/landscapes may contribute towards protecting the tourism/visitor economy increasing prospective indigenous and inward investment.

Assessment of 'Advertisements on Built Heritage Assets' policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage				The adoption of a more simplified advertisement policy for historic heritage assets. (combine existing Policies BH9, BH13 and ATC3 to integrate and streamline the policy)			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
22. To encourage efficient patterns of movement in support of economic growth	N/R				N/R			

Summary

Social

Both approaches can help strengthen community identity through the protection/ enhancement of townscape/landscape.

Environmental

Both approaches are likely to be beneficial in terms of protecting and enhancing heritage assets and townscapes/landscapes.

Economic

Both approaches will have a positive link to the diversity and quality of employment opportunities. Approach 2 in particular can help contribute towards protecting the tourism/visitor economy.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of 'Conservation Areas (Change of Use, Demolition and New Development)' Policy Options

SA / SEA Objectives	Approach 1. The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage wherein it states that all new development within Conservation Areas where is preserves or enhances the character and appearance of the area.				Approach 2. Integrate existing policies BH12 and BH14 and adopt wording contained in SPPS which states that for all development proposals within conservation areas special regard must be given to the enhancement of its character or appearance where an opportunity to do so exists , or where the opportunity to do so exists			
	Short Term.	Med. Term	Long Term	Comment	Short Term.	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Potential to improve access to local heritage, historic sites, areas and buildings to encourage participation in cultural and leisure activities potentially reducing social exclusion.				In addition to Approach 1, it may promote preservation and enhancement of designated conservation areas to encourage participation in cultural and leisure activities potentially reducing social exclusion.
2. To improve the health and wellbeing of the population				This approach may encourage participation in cultural and leisure activities relating to conservation of the local built environment and designated areas potentially promoting health and wellbeing.				Approach 2, will reinforce the positive indicators from approach 1 by promoting the preservation and enhancement of designated conservation area.
3. To improve the education and skills of the population				The encouragement of participation in activities and events relating to local built heritage and designated areas will promote a deeper understanding of local history aiding the educational development of the community.				As with Approach 1, the promotion of a deeper understanding of local built heritage the preservation and enhancement of designated conservation areas may provide a platform for educational development of the community.
4. To provide everybody with the opportunity to live in a decent home				Unlikely to have a significant effect in relation to this objective.				Unlikely to have a significant effect in relation to this objective.
5. To reduce crime and anti-social activity				Potential to promote a greater understanding of the positive aspects of a local conservation area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas. However it may not directly lead to reducing crime and anti-social activity.				Potential to promote a greater understanding of the positive aspects of a local conservation area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas. However it may not directly lead to reducing crime and anti-social activity. Conversely by preserving and enhancing any development of the site it could potentially lead to the reduction in dereliction and may moderate the creation of an environment that could lead to crime and anti-social activity.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of 'Conservation Areas (Change of Use, Demolition and New Development)' Policy Options

SA / SEA Objectives	Approach 1. The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage wherein it states that all new development within Conservation Areas where is preserves or enhances the character and appearance of the area.				Approach 2. Integrate existing policies BH12 and BH14 and adopt wording contained in SPPS which states that for all development proposals within conservation areas special regard must be given to the enhancement of its character or appearance where an opportunity to do so exists , or where the opportunity to do so exists			
	Short Term.	Med. Term	Long Term	Comment	Short Term.	Med. Term	Long Term	Comment
6. To encourage a sense of community and promote a more equal and inclusive society				Potential to promote a greater understanding of the positive aspects of a local area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas, may foster a sense of pride in the local area and promote a more equal and inclusive society.				Potential to promote a greater understanding of the positive aspects of a local conservation area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas. The requirement to preserve and enhance the environment within conservation may foster a sense of pride in the local area and promote a more equal and inclusive society.
7. To improve accessibility to key services, especially for those most in need				Unlikely to have a significant effect in relation to this objective.				Preservation and enhancing may lead to the redevelopment of brownfield land within towns and villages may provide the opportunity to develop services that accessible to those in most need.
8. To reduce the effect of traffic on the environment				By the reuse of previously developed land the potential exists to optimise the use of existing infrastructure, therefore reducing the effect of traffic on the environment.				By the reuse of previously developed land the potential exists to optimise the use of existing infrastructure, therefore reducing the effect of traffic on the environment.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Unlikely to have a significant effect in relation to this objective.				Unlikely to have a significant effect in relation to this objective.
10. To improve air quality				With the presumption to retain buildings, may reduce the potential traffic movement both within and to the site decreasing the production of gases that may have a negative impact on air quality.				With the presumption to retain buildings, may reduce the potential traffic movement both within and to the site decreasing the production of gases that may have a negative impact on air quality.

KEY

Assessment of 'Conservation Areas (Change of Use, Demolition and New Development)' Policy Options

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage wherein it states that all new development within Conservation Areas where is preserves or enhances the character and appearance of the area.				Approach 2. Integrate existing policies BH12 and BH14 and adopt wording contained in SPPS which states that for all development proposals within conservation areas special regard must be given to the enhancement of its character or appearance where an opportunity to do so exists , or where the opportunity to do so exists			
	Short Term.	Med. Term	Long Term	Comment	Short Term.	Med. Term	Long Term	Comment
11. To conserve and enhance biodiversity				Any potential impact would be dependent on the exact location of the proposed development.				Any potential impact would be dependent on the exact location of the proposed development. However with the focus placed on both preserving and enhancing environments within a conservation area it may potentially identify habitats that require special protection and enhance the knowledge of particular sites leading to enhanced biodiversity.
12. To maintain and enhance the character and quality of landscapes and townscapes				Potential to protect, enhance and manage the character of conservation areas, maintaining and strengthening local distinctiveness and sense of place.				Same potential impact as Approach 1, However with a greater focus placed on both preserving and enhancing environments within a conservation area it may potentially enhance the character and quality of townscapes.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential to protect, enhance and manage the character of conservation areas, maintaining and strengthening local distinctiveness and sense of place.				Same potential impact as Approach 1, However with a greater focus placed on both preserving and enhancing environments within a conservation area it may potentially enhance historic cultural assets.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Policy focuses on preserving or enhancing environments within a conservation areas. The argument may exist that enhancement of the area may result in demolition of existing non listed buildings leading to potential for increased impact on climate change due to use of more energy.				Presumption in favour of preserving and enhancing environments within a conservation area. Promoting retention of built fabric and reducing the need for new building potentially reducing the 'carbon footprint' of any new development.
15. To reduce flood risk and the adverse consequences of flooding				Unlikely to have a significant effect in relation to this objective.				Approach 2 may provide the opportunity to include design measures by way of SUDs and permeable surfaces within proposed developments to reduce flood risk and the adverse consequences of flooding.

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of 'Conservation Areas (Change of Use, Demolition and New Development)' Policy Options

SA / SEA Objectives	Approach 1. The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage wherein it states that all new development within Conservation Areas where is preserves or enhances the character and appearance of the area.				Approach 2. Integrate existing policies BH12 and BH14 and adopt wording contained in SPPS which states that for all development proposals within conservation areas special regard must be given to the enhancement of its character or appearance where an opportunity to do so exists , or where the opportunity to do so exists			
	Short Term.	Med. Term	Long Term	Comment	Short Term.	Med. Term	Long Term	Comment
16. To minimise the production of waste and use of non-renewable materials				Policy focuses on preserving or enhancing environments within a conservation areas. The argument may exist that enhancement of the area may result in demolition of existing non listed buildings leading to potential for increased production of waste. Conversely the redevelopment may provide the opportunity to use renewable materials.				Focus on Preserving and Enhancing the environment within Conservation Areas may reduce the production of waste due to the retention of existing buildings.
17. To conserve and enhance land quality and soil resources				Optimises the use of previously developed land, buildings and existing infrastructure.				Optimises the use of previously developed land, buildings and existing infrastructure.
18. To encourage sustainable economic growth				Potentially encourages heritage based sustainable economic growth through tourism. The use of Brownfield sites within towns and villages that benefit from proximity to existing infrastructure and services leading to sustainable economic growth.				Potentially encourages heritage based sustainable economic growth through tourism. The use of Brownfield sites within towns and villages that benefit from proximity to existing infrastructure and services leading to sustainable economic growth.
19. To offer everybody the opportunity for rewarding and satisfying employment				Actively encourages the retention, conservation and enhancement of our built heritage that potentially may lead to the development of heritage based sustainable economic growth through tourism, potentially facilitating the creation of job opportunities in accessible locations.				Actively encourages the retention, conservation and enhancement of our built heritage that potentially may lead to the development of heritage based sustainable economic growth through tourism, potentially facilitating the creation of job opportunities in accessible locations.
20. To reduce disparities in economic performance and promote sustainable regeneration				The approach to preserve or enhances the local area and the reuse of previously developed land promoting sustainable regeneration may lead to the reduction of economic disparities and promote sustainable regeneration				As with Approach 1, the criteria to both preserve and enhance the environment within a conservation area potentially will reduce economic disparities with surrounding areas by encouraging economic investment

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

Assessment of 'Conservation Areas (Change of Use, Demolition and New Development)' Policy Options

SA / SEA Objectives	Approach 1. The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage wherein it states that all new development within Conservation Areas where is preserves or enhances the character and appearance of the area.				Approach 2. Integrate existing policies BH12 and BH14 and adopt wording contained in SPPS which states that for all development proposals within conservation areas special regard must be given to the enhancement of its character or appearance where an opportunity to do so exists , or where the opportunity to do so exists			
	Short Term.	Med. Term	Long Term	Comment	Short Term.	Med. Term	Long Term	Comment
21. To encourage and accommodate both indigenous and inward investment				Promotion of development that preserves or enhances the character and appearance of a conservation area may provide land and property that is available for business development therefore encouraging investment.				In addition to Approach 1, the additional requirement to preserve and enhance the environment within a conservation area may imply an increased financial commitment by an investor potentially discouraging the development of the site.
22. To encourage efficient patterns of movement in support of economic growth				Optimises the use of existing infrastructure and services				Optimises the use of existing infrastructure and services

Summary**Social**

Approach 1: Improves and broadens access to, and understanding of, local heritage, historic sites, areas and buildings. It provides opportunities for people to access and understand local heritage and to participate in cultural and leisure activities. Approach 2: Meets the same social objectives as Approach 1 but in addition the introduction of a requirements for all development to enhance the character and appearance of the conservation area will strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Environmental

Approach 1: Protects, enhances and manages the character of the conservation area, maintaining and strengthening local distinctiveness and sense of place. It protects, manages and, where necessary, improves local environmental quality and can achieve high quality and sustainable design for buildings, spaces and the public realm sensitive to the conservation area designation. Approach 2: Meets the same environmental objectives as Approach 1 but in addition the introduction of a requirements for all development to enhance the character and appearance of the conservation area will strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Economic

Approach 1: Fosters heritage-led regeneration, optimises the use of previously developed land, buildings and existing infrastructure and promote heritage based sustainable tourism. Approach 2: Meets the same environmental objectives as Approach 1 but in addition the introduction of a requirements for all development to enhance the character and appearance of the conservation area will strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				This policy promotes the re-use of traditional vernacular buildings and this is likely to have neutral effects on reducing poverty and social exclusion. Most of these buildings are located in rural areas and the conversion of them may provide employment as they are converted to heritage tourism or social enterprises. However due to the strict criteria for converting the buildings this may be a limiting factor in the actual number that are converted				Likely to have slightly more positive effects as it may be easier to develop a vernacular building and thus provide more employment and community facilities
2. To improve the health and wellbeing of the population				There is potential for these buildings to be converted to uses that could benefit the community in rural areas such as a community centre or recreation. This is likely to improve the population's physical and mental health especially in rural areas where people may feel isolated				This approach is likely to have minor positive impacts as there is likely to be more opportunities for development therefore potentially more facilities for the community may become available
3. To improve the education and skills of the population				There is potential for vernacular buildings to be converted using traditional building and conservation methods and this may improve the skills of the population. Also the buildings could be used for education classes for those in rural communities who may find it difficult to travel to the hubs				This approach is likely to have minor positive impacts as there is likely to be more opportunities for development and therefore more opportunities the use of traditional building skills and for more people to learn these skills
4. To provide everybody with the opportunity to live in a decent home				This approach is restrictive as conversion of the buildings has to retain all the original features including windows and doors. This makes it difficult to convert the traditional buildings into housing up to modern living standards. This policy also states that vernacular buildings can only be converted to residential use where the building is of local historical interest				Even-though this policy will be more flexible in converting buildings to other uses, it will still be restrictive in terms of residential use. Anyone will still have to convert the building sympathetically and it can be difficult to convert these buildings into housing.

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
5. To reduce crime and anti-social activity				Likely to have positive impacts on anti-social activity as the conversion of these rural buildings may allow for community facilities for the young population so they may be less likely to be involved in crime and anti-social behaviour				Likely to have similar positive impacts as approach 1
6. To encourage a sense of community and promote a more equal and inclusive society				There is potential for these buildings to be converted to uses that could benefit the community in rural areas such as a community centre or recreation.				Greater potential for the traditional vernacular buildings to be converted to a number of development options that are likely to benefit the community. There is a less restrictive criteria to convert the buildings
7. To improve accessibility to key services, especially for those most in need				No relationship				No relationship
8. To reduce the effect of traffic on the environment				Likely to have a neutral impact on traffic. There will be slightly more traffic as traditional buildings are re-used for different uses but this effect is likely to be minimal				Likely to have a neutral impact on traffic. There will be slightly more traffic as traditional buildings are re-used as dwellings or other uses but this effect is likely to be minimal
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a neutral impact on water quality and water resources				This approach is likely to lead to more buildings being converted so there may be more pressure on water resources in the countryside

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
10. To improve air quality				Likely to have a minimal impact on air quality as this policy is so prescriptive there is unlikely to be a huge number of buildings converted to use where lots of traffic would be travelling to it				Likely to have a neutral impact on air quality. There will be slightly more traffic as traditional buildings are re-used as dwellings or other uses but this effect is likely to be minimal
11. To conserve and enhance biodiversity				Likely to have a minor negative impact on biodiversity as the re-use of older buildings could result in the disturbance of wildlife, flora and fauna. Measures such as bat/bird boxes could be utilised to mitigate this loss.				Likely to have a minor negative impact on biodiversity as the re-use of older buildings could result in the disturbance of wildlife, flora and fauna. Measures such as bat/bird boxes could be utilised to mitigate this loss.
12. To maintain and enhance the character and quality of landscapes and townscapes				Non listed vernacular buildings are an important part of the urban/rural landscape as they represent local heritage. Many of these buildings are derelict or replaced with modern buildings. A policy which encourages the re-use will protect traditional landscape in towns, villages and rural areas				Vernacular buildings are being brought back into use that may have been left to dereliction and these buildings are often locally significant and a link to the past
				The continuation of the more restrictive policy may mean that a suitable use cannot be accommodated within these older structures and thus could result in the loss of some vernacular buildings				More flexibility will lead to more development of these vernacular buildings in the countryside and as this policy is more flexible it could lead to inappropriate forms of development which detrimentally affect quality of landscapes and townscapes
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Re-using vernacular buildings is likely to have positive impacts as it is likely to be saving them from dereliction. Also there is a criteria which has to be met in the policy to ensure that any restoration of a building will avoid effects on the historic assets. This approach also states that existing doorways and windows should be retained				Vernacular buildings are being brought back into use that may have been left to dereliction and these buildings are often locally significant and a link to the past
								There is the potential for the loss of historic features in buildings through inappropriate conversion and re-use, however this depends on the nature and scale of the development

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
14. To reduce contributions to climate change and reduce vulnerability to climate change				There is potential positive impacts from re-using and converting these buildings as this approach will reduce the amount of new buildings being constructed so saving on emissions from new building materials.				There is potential positive impacts from converting these buildings as this approach will reduce the amount of new buildings being constructed so saving on emissions from new building materials.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have neutral impact upon reduction of flood risk and the adverse consequences of flooding.				Likely to have neutral impact upon reduction of flood risk and the adverse consequences of flooding.
16. To minimise the production of waste and use of non-renewable materials				Likely to have neutral impact upon the production of waste and non renewable materials.				Likely to have neutral impact upon the production of waste and non renewable materials.
17. To conserve and enhance land quality and soil resources				There is likely to be no new development on greenfield sites and existing buildings will be used. There will ensure there is minimal earthwork and loss of soils to development				There is likely to be minimal development on greenfield sites and existing buildings will be used. There will ensure there is minimal earthwork and loss of soils to development
18. To encourage sustainable economic growth				Likely to have positive impacts as the traditional buildings can be converted to other uses such as heritage tourism or farm diversification projects. This will stimulate the rural economy creating local jobs				Likely to have minor positive impacts as there will be greater flexibility to convert traditional buildings to other uses such as tourism or small scale enterprises.

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY	+	-	0	?	++	--	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
19. To offer everybody the opportunity for rewarding and satisfying employment				This approach will provide opportunities to create jobs in rural areas where there may be high unemployment and it would mean that people would not have to travel to the hubs for employment. There is also the potential to convert the buildings for tourism, recreation and farm diversification so there is a range of jobs that potentially could be available				Likely to have minor positive impacts due to the flexibility to convert traditional buildings to other uses such as tourism or small scale enterprises. This may provide more opportunities for jobs in rural areas in a range of sectors
20. To reduce disparities in economic performance and promote sustainable regeneration				This is likely to promote regeneration in rural areas as more traditional buildings will be brought back into use. This may stimulate development in the local area				A greater number of these buildings are now empty and in dereliction so any policy that aims to bring them back into uses can only bring positive benefits as long as they are sympathetically restored. This policy may encourage further regeneration in the area
21. To encourage and accommodate both indigenous and inward investment				This approach is likely to encourage investment as the traditional buildings can be converted to other uses such as heritage tourism or farm diversification projects. This will stimulate the rural economy creating local jobs and may create more investment in the areas				Likely have similar positive impacts as approach 1 but as this policy is more flexible it may bring further investment in the local economy
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a neutral impact on efficient patterns of movement as people are likely to be travelling to the uses within the converted buildings within their local area				Likely to have a neutral impact on efficient patterns of movement as people are likely to be travelling to the uses within the converted buildings within their local area

Assessment of 'Non Listed Vernacular Buildings' Policy Options

KEY						
+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Status Quo – Continuation of Policy BH15				Amend Policy BH15 to introduce greater flexibility by retaining the presumption for the preservation and retention of non-listed vernacular buildings / industrial heritage, allowing for conversion where it is practical and would secure its upkeep and retention.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment

Summary

Non-listed vernacular buildings are traditional buildings that were once used as dwellings, mills, churches etc. Many of these buildings are either deselected or being used for replacement dwellings and there is a presumption to retain them and re-use them.

Social

Approach 1 provides opportunities for people to utilise and re-use non listed vernacular buildings to dwellings or other appropriate uses.

Approach 2 broadly follows the aims of approach 1 however given it's less prescriptive criteria it will increase the number of opportunities for the re-use of non-listed vernacular buildings. Overall both approaches may provide facilities in rural areas for people to use to meet in the community and improve their physical and mental wellbeing.

Environmental

Approach 1 is broadly positive as the re-use of existing vernacular buildings will result in minimal loss of biodiversity.

Approach 2 will allow for an additional number of such opportunities. Due to the distribution of these buildings it could result in a greater number of journeys by private car but given the small numbers envisaged over the plan period it is considered to have a neutral impact. The 1998 study on loss of rural buildings 'A Sense of Loss' reported that by 1998 49% of all buildings on the 1909 map had gone. Thus the current policy and the more flexible approach are both positive about conserving historical assets as if they are just left to dereliction even more of the buildings will be lost.

Economic

Approach 1 & 2 are considered broadly positive given their ability to promote heritage based sustainable tourism and the re-use of historic farm steads. Approach 2 due its more flexible nature has potential to be more positive economically but overall the scoring has been the same.

Assessment of 'Areas of Townscape / Village Character' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage and its addendum				The adoption of the combined built heritage policies ATC1 and ATC2 and the introduction of the need for all demolition proposals within an ATC to include appropriate arrangements for the redevelopment of the site.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				Potential to improve access to local heritage, historic sites, areas and buildings to encourage participation in cultural and leisure activities potentially reducing social exclusion.				In addition to Approach 1, it may promote the redevelopment of sites to protect, conserve and enhance designated conservation areas to encourage participation in cultural and leisure activities potentially reducing social exclusion.
2. To improve the health and wellbeing of the population				This approach may encourage participation in cultural and leisure activities relating to conservation of their built environment and designated area potentially promoting health and wellbeing.				Approach 2, will reinforce the positive indicators from approach 1 by encouraging appropriate arrangement for the redevelopment of any sites.
3. To improve the education and skills of the population				The encouragement of participation in activities and events relating to local built heritage and designated areas will promote a deeper understanding of local history aiding the educational development of the community.				As with Approach 1, the promotion of a deeper understanding of local built heritage will provide a platform for educational development of the community. The requirement for the redevelopment of the site will educate the population on the future of their local area.
4. To provide everybody with the opportunity to live in a decent home				Unlikely to have a significant effect in relation to this objective.				Unlikely to have a significant effect in relation to this objective.
5. To reduce crime and anti-social activity				Potential to promote a greater understanding of the positive aspects of a local area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas. However it may not directly lead to reducing crime and anti-social activity. Moreover without securing the future development of the site it could potentially lead to derelict areas with little natural surveillance attracting crime and anti-social activity.				Potential to promote a greater understanding of the positive aspects of a local area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas. However it may not directly lead to reducing crime and anti-social activity. Conversely by securing the future development of the site it could potentially lead to the reduction in dereliction and may moderate the creation of an environment that could lead to crime and anti-social activity.

Assessment of 'Areas of Townscape / Village Character' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage and its addendum				The adoption of the combined built heritage policies ATC1 and ATC2 and the introduction of the need for all demolition proposals within an ATC to include appropriate arrangements for the redevelopment of the site.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
6. To encourage a sense of community and promote a more equal and inclusive society				Potential to promote a greater understanding of the positive aspects of a local area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas, may lead to a greater sense of community and promote a more equal and inclusive society.				Potential to promote a greater understanding of the positive aspects of a local area and encourage stewardship and a sense of ownership over the local heritage, historic sites and areas, may lead to a greater sense of community and promote a more equal and inclusive society. Future redevelopment may be informed by the views of the local community.
7. To improve accessibility to key services, especially for those most in need				No Relationship				No Relationship
8. To reduce the effect of traffic on the environment				By the reuse of previously developed land the potential exists to optimise the use of existing infrastructure, therefore reducing the effect of traffic on the environment				By the reuse of previously developed land the potential exists to optimise the use of existing infrastructure, therefore reducing the effect of traffic on the environment
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Unlikely to have a significant effect in relation to this objective.				Unlikely to have a significant effect in relation to this objective.
10. To improve air quality				Unlikely to have a significant effect in relation to this objective.				Unlikely to have a significant effect in relation to this objective.
11. To conserve and enhance biodiversity				Any potential impact would be dependent on the exact location of the proposed development.				Any potential impact would be dependent on the exact location of the proposed development.

Assessment of 'Areas of Townscape / Village Character' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage and its addendum				The adoption of the combined built heritage policies ATC1 and ATC2 and the introduction of the need for all demolition proposals within an ATC to include appropriate arrangements for the redevelopment of the site.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				Potential to protect, enhance and manage the character of conservation areas, maintaining and strengthening local distinctiveness and sense of place.				Same potential impact as Approach 1, however it may lead to improving the future development and enhancement of designated areas by providing a legislative framework to ensure their redevelopment is considered.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential to protect, enhance and manage the character of conservation areas, maintaining and strengthening local distinctiveness and sense of place.				Same potential impact as Approach 1, however it may lead to improving the future development and enhancement of designated areas by providing a legislative framework to ensure their redevelopment is considered.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Presumption in favour of retaining buildings that make a positive contribution to an ATC. Promoting retention of built fabric and reducing the need for new building potentially reducing the 'carbon footprint' of any new development.				Same potential impact as Approach 1, moreover it may help to manage the future proposed developments impact on climate change.
15. To reduce flood risk and the adverse consequences of flooding				Potential to limit and control 'over' development within ATC's may lead to reducing the risk of potential flooding from run off from hard standing areas.				Potential to limit and control 'over' development within ATC's may lead to reducing the risk of potential flooding from run off from hard standing areas.
16. To minimise the production of waste and use of non-renewable materials				Presumption in favour of retaining buildings that make a positive contribution to an ATC. Promoting retention of built fabric and reduce waste from demolished buildings.				Similar impacts to Approach 1, however with the considered redevelopment of the site the opportunity may exist to reuse a percentage of the 'waste' materials from demolition on site, within the redevelopment proposals.
17. To conserve and enhance land quality and soil resources				Optimises the use of previously developed land, buildings and existing infrastructure.				Optimises the use of previously developed land, buildings and existing infrastructure.

Assessment of 'Areas of Townscape / Village Character' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage and its addendum				The adoption of the combined built heritage policies ATC1 and ATC2 and the introduction of the need for all demolition proposals within an ATC to include appropriate arrangements for the redevelopment of the site.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments
18. To encourage sustainable economic growth				Potentially encourages heritage based sustainable economic growth through tourism.				In addition to Approach 1, it may promote the redevelopment of sites to protect, conserve and enhance designated ATCs/AVCs to encourage economic growth by providing a future vision for the site that potential developers can build upon.
19. To offer everybody the opportunity for rewarding and satisfying employment				Actively encourages the retention, conservation and enhancement of our built heritage that potentially may lead to the development of heritage based sustainable economic growth through tourism, potentially facilitating the creation of job opportunities.				In addition to Approach 1, it may promote the redevelopment of sites to protect, conserve and enhance designated ATCs/AVCs to encourage economic growth by providing a future vision for the site that potential developers can build upon.
20. To reduce disparities in economic performance and promote sustainable regeneration				The approach to retain the built fabric that enhances the local area and the reuse of previously developed land promotes sustainable regeneration.				As with Approach 1, the requirement to address the future redevelopment of the site may lead to the promotion of sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				The presumption in favour of retaining any buildings that has a positive contribution to the character of an ATC may pose an economic burden on any future development within an ATC, potentially leading to reduced investment.				In addition to Approach 1, the requirement to address the redevelopment of the site for all demolition may have an negative impact on investment by discouraging development due to the financial implications.
22. To encourage efficient patterns of movement in support of economic growth				Optimises the use of existing infrastructure.				Optimises the use of existing infrastructure.

Assessment of 'Areas of Townscape / Village Character' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	The adoption of the current built heritage policies as set out in PPS6 Planning, Archaeology and the Built Heritage and its addendum				The adoption of the combined built heritage policies ATC1 and ATC2 and the introduction of the need for all demolition proposals within an ATC to include appropriate arrangements for the redevelopment of the site.			
	Short Term	Med. Term	Long Term	Comments	Short Term	Med. Term	Long Term	Comments

Summary

Social

Approach 1: Improves and broadens access to, and understanding of, local heritage, historic sites, areas and buildings. It provides opportunities for people to access and understand local heritage and to participate in cultural and leisure activities. Approach 2: Meets the same social objectives as Approach 1 but in addition the introduction of a requirements for all demolition proposals to include appropriate arrangements for the redevelopment of the site will help to strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Environmental

Approach 1: Protects, enhances and manages the character of the conservation area, maintaining and strengthening local distinctiveness and sense of place. It protects, manages and, where necessary, improves local environmental quality and can achieve high quality and sustainable design for buildings, spaces and the public realm sensitive to the conservation area designation. Approach 2: Meets the same environmental objectives as Approach 1 but in addition the introduction of a requirements for all demolition proposals to include appropriate arrangements for the redevelopment of the site will help to strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Economic

Approach 1: Fosters heritage-led regeneration, optimises the use of previously developed land, buildings and existing infrastructure and promotes heritage based sustainable tourism. Approach 2: Meets the same environmental objectives as Approach 1 but in addition the introduction of a requirements for all demolition proposals to include appropriate arrangements for the redevelopment of the site will help to strengthen the need to protect, conserve and where possible enhance the designated conservation area. Approach 2 aligns itself more closely to the SPPS and integrates existing policy into one overarching policy approach.

Assessment of 'Enabling Development for the Conservation of Significant Places' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.						
	The adoption of the current built heritage policies as set out in PPS23 Enabling Development and the SPPS for the conservation of Significant Places.						
	Short Term	Med. Term	Long Term	Comment			
1. To reduce poverty and social exclusion				Established link between actively maintained heritage assets and wellbeing widely documented. The potential to utilise these assets by enabling development may result in a positive for the local area.			
2. To improve the health and wellbeing of the population				Built Heritage has positive relationship with health and well being of population, as it provides tangible link to past. By enabling development it may lead to securing the future our cultural heritage such assets will have obvious benefits to skills and education of population			
3. To improve the education and skills of the population				Built Heritage has positive relationship with education of population, as it provides tangible link to past. By enabling development it may lead to securing the future our cultural heritage such assets will have obvious benefits to skills and education of population			
4. To provide everybody with the opportunity to live in a decent home	N/R						
5. To reduce crime and anti-social activity	N/R						
6. To encourage a sense of community and promote a more equal and inclusive society				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area encouraging a sense of community and promote a more equal and inclusive society.			
7. To improve accessibility to key services, especially for those most in need	N/R						

Assessment of 'Enabling Development for the Conservation of Significant Places' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.						
	The adoption of the current built heritage policies as set out in PPS23 Enabling Development and the SPPS for the conservation of Significant Places.						
	Short Term	Med. Term	Long Term	Comment			
8. To reduce the effect of traffic on the environment	N/R						
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply	N/R						
10. To improve air quality				Continuation of the existing policy likely to have a neutral effect in the short term. As any impact from redevelopment will be negligible.			
11. To conserve and enhance biodiversity				Assessment of impact required on an individual case by case basis.			
12. To maintain and enhance the character and quality of landscapes and townscapes				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area enhance the character and quality of landscapes and townscapes			
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area leading to enhancing the historic environment and cultural assets.			
14. To reduce contributions to climate change and reduce vulnerability to climate change				Current Policy will provide a level of protection on a case by case basis.			

Assessment of 'Enabling Development for the Conservation of Significant Places' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.						
	The adoption of the current built heritage policies as set out in PPS23 Enabling Development and the SPPS for the conservation of Significant Places.						
	Short Term	Med. Term	Long Term	Comment			
15. To reduce flood risk and the adverse consequences of flooding				Continuation of the existing policy likely to have a neutral effect in the short term. As any impact from redevelopment will be negligible.			
16. To minimise the production of waste and use of non-renewable materials				Continuation of the existing policy likely to have a neutral effect in the short term. Any negative Impact from redevelopment will be negligible in the long term.			
17. To conserve and enhance land quality and soil resources				Promotion of redevelopment on previously developed land leading to sustainable development may result in a positive impact in the long term.			
18. To encourage sustainable economic growth				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area encouraging sustainable economic growth			
19. To offer everybody the opportunity for rewarding and satisfying employment				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area potentially creating rewarding and satisfying employment.			
20. To reduce disparities in economic performance and promote sustainable regeneration				A policy to encourage redevelopment and conservation of our Significant Places may lead to regeneration of an area potentially creating rewarding and satisfying employment.			
21. To encourage and accommodate both indigenous and inward investment				A policy to encourage redevelopment and conservation of our Significant Places by enabling development may have a positive impact on both indigenous and inward investment.			

Assessment of 'Enabling Development for the Conservation of Significant Places' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.							
	The adoption of the current built heritage policies as set out in PPS23 Enabling Development and the SPPS for the conservation of Significant Places.							
	Short Term	Med. Term	Long Term	Comment				
22. To encourage efficient patterns of movement in support of economic growth				Promotion of redevelopment on previously developed land leading the reuse of existing transport infrastructure.				

Summary

From a conservation point of view this policy is a last resort option that should only be considered if and when all other avenues for the heritage assets reuse and regeneration have been explored in detail and with expert advice and guidance. Such a policy has obvious economic benefits to the developer but unclear benefits in terms of social and environmental objectives as important assets could be retained but potentially at a cost.

N.B. A second policy approach that considered having no enabling development policy for the conservation of significant places has since been removed as this is deemed to not be a reasonable alternative given that the SPPS sets out a enabling development policy.

Assessment of 'Local Landscape Policy Areas' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The adoption of the current Local Landscape Policy Areas as set out in the three existing area plans in accordance with SPPS Policy			
	Short	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion	N/R			No relationship
2. To improve the health and wellbeing of the population				This policy will preserve areas that are of high amenity value in or adjacent to settlements and provide access to open space. As they include a variety of landscapes such as hills, woodlands, shore lines there are also numerous places that people can utilise to exercise and lead healthier lifestyles
3. To improve the education and skills of the population				Likely to provide opportunities for the population to learn about the natural and built heritage in their areas as LLPA's encompass a range of sites from rivers, listed buildings, archaeological sites
4. To provide everybody with the opportunity to live in a decent home				Although some minor benefits depending on proximity of dwellings to designated LLPA's the overall impact on this objective is likely to be minimal.
5. To reduce crime and anti-social activity				Likely to have a neutral relationship on crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society				The LLPA is likely to be an area of open space that could be used by all sections of the community and used as a local resource for community activities. This is also a green space that could contribute to a sense of pride in the local area
7. To improve accessibility to key services, especially for those most in	N/R			No relationship

Assessment of 'Local Landscape Policy Areas' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The adoption of the current Local Landscape Policy Areas as set out in the three existing area plans in accordance with SPPS Policy			
	Short	Med. Term	Long Term	Comments
8. To reduce the effect of traffic on the environment				Likely to have a minimal effect on reducing traffic. However if the Mid Ulster population have access to an LLPA nearby for sport and recreation this has the potential to reduce traffic as they will be less likely to travel in the car to other areas of open space
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				The retention of existing LLPAs and designation of new LLPAs will likely result in minor positive effects as it could positively affect localised water quality.
10. To improve air quality				The retention of existing LLPAs and designation of new LLPAs will likely result in localised improvements in air quality through the additional protection afforded trees and vegetation.
11. To conserve and enhance biodiversity				In the longer term this will have a major positive impact of continuing to offer protection to wildlife, flora and fauna in these areas and allowing biodiversity to thrive. The benefit of LLPA is it offers protection to a variety of habitats in settlements that may otherwise be at risk of development
12. To maintain and enhance the character and quality of landscapes and townscapes				Continuation of the status quo will continue to provide protection to these landscape within or on the edge of settlements. Due to their location in settlements they provide the visual amenity of open spaces within built up areas. This contributes to the landscape character and townscape and helps people have a sense of place about their local area
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				This approach will continue to provide a high level of protection to historic and cultural assets as they are within the list of features that can be within a LLPA. Specifically if these features are in or on the edge of a settlement they are at risk from development. In helping to protect these assets the policy is encouraging tourism growth as visitors may come to these LLPA's
14. To reduce contributions to climate change and reduce vulnerability to climate				LLPA's will maintain more green spaces and afford more protection to trees and vegetation which will contribute to absorbing pollutants and thus reduce contributions to climate change

Assessment of 'Local Landscape Policy Areas' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The adoption of the current Local Landscape Policy Areas as set out in the three existing area plans in accordance with SPPS Policy			
	Short	Med. Term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				This policy has the potential to minimise the potential damage from flooding as LLPA's are usually located on the edge of settlements so providing a buffer and there is also limited development in these areas. LLPA's also include rivers and banks so ensuring that these areas are conserved so they can handle large volumes of rainfall i.e. not allowed the banks to be damaged
16. To minimise the production of waste and use of non-renewable materials				Likely to have a neutral impact on waste
17. To conserve and enhance land quality and soil resources				This approach will have a major positive impact on maintaining land and soil quality. Development is only allowed within a LLPA where it won't harm the character and assets so there is likely to be limited development and thus limited earthwork
18. To encourage sustainable economic growth				LLPA will offer greater protection to a variety of landscapes from rivers, listed buildings, monuments etc. and these are areas that people may want to visit. So preserving these areas will offer potential for tourism growth and this may encourage growth in other businesses with a settlement
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to encourage tourism in these areas so providing a range of jobs in heritage based tourism
20. To reduce disparities in economic performance and promote sustainable regeneration				This current policy of designating LLPA's may promote other redevelopment within a settlement. The LLPA could be focal point for tourism and this has the potential to encourage regeneration to other areas of a village or town

Assessment of 'Local Landscape Policy Areas' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The adoption of the current Local Landscape Policy Areas as set out in the three existing area plans in accordance with SPPS Policy			
	Short	Med. Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				This policy will continue to provide protection to areas such as listed buildings, monuments and these will have knock on effect of promoting tourism growth
22. To encourage efficient patterns of movement in support of economic growth				Likely to have a neutral impact on efficient patterns of movement

Summary

The Environmental Assets Position Paper (July 2015) states there are 118 Local Landscape Policy Areas within the Mid Ulster District and these are designated by the Local Development Plan teams. LLPA's are designated to areas adjoining or within settlements that have a high amenity value and worthy of protection.

Social - Approach 1 improves and broadens access to, and understanding of, local heritage, historic sites, areas and buildings. It provides opportunities for people to access and understand local heritage and to participate in cultural and leisure activities and it aligns itself to the SPPS and integrates existing policy into one overarching policy approach.

Environmental - Approach 1 protects, enhances and manages the character of the conservation area, maintaining and strengthening local distinctiveness and sense of place. It protects, manages and, where necessary, improves local environmental quality and can achieve high quality and sustainable design for buildings, spaces and the public realm sensitive to the conservation area designation and it aligns itself to the SPPS and integrates existing policy into one overarching policy approach. Currently within Mid Ulster there are 118 Local Landscape Policy Areas.

Economic - Approach 1 fosters heritage-led regeneration, optimises the use of previously developed land, buildings and existing infrastructure and promotes heritage based sustainable tourism and it aligns itself to the SPPS and integrates existing policy into one overarching policy approach.

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS andSPPS				Approach 2. Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Approach 3. Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Unlikely to impact upon poverty / social exclusion.				Approach 2 is likely to impact negatively upon economic growth within and near to SCA's and consequently have a knock on effect on the number of people in employment.				Unlikely to impact upon poverty / social exclusion.
2. To improve the health and wellbeing of the population				Protection of environmental assets, can help improve living standards, health and well-being, and our quality of life .				Approach 2 would likely have major positive impact as it would add an additional layer of protection to significant geographical areas from all forms of development, allowing these sites to be utilised for open space/recreation.				Approach 3 would have a positive impact as it would add an additional layer of protection to a limited number of SCA's allowing these sites to be utilised for open space/recreation.
3. To improve the education and skills of the population				There is potential for use of the sites as an educational resource for schools to learn about flora, fauna and wildlife.				There is potential for use of the sites as an educational resource for schools to learn about flora, fauna and wildlife.				There is potential for use of the sites as an educational resource for schools to learn about flora, fauna and wildlife.
4. To provide everybody with the opportunity to live in a decent home				Protection of environmental assets , can help improve living standards and quality of life.				Protection of environmental assets, can help improve living standards and our quality of life . Benefits however, are possibly outweighed given the potential restriction on all types of development within European/Ramsar sites.				Protection of environmental assets, can help improve living standards and our quality of life. Benefits possibly outweighed given the potential restriction on development in designated areas, albeit to a lesser extent than approach 2.
5. To reduce crime and anti-social activity	N/R			No Relationship	N/R			No Relationship	N/R			No Relationship

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS andSPPS				Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
6. To encourage a sense of community and promote a more equal and inclusive society				Protection of environmental assets and natural environment, can have a positive effect on neighbourhoods and sense of community cohesion.				Added layer of protection of environmental assets and natural environment afforded by SCAs, could potentially have a positive effect on neighbourhoods and sense of community cohesion. Possible negative effect on those residents living within SCAs and those wishing to reside in such areas due to restrictions on development..				Protection of environmental assets and natural environment, can have a positive effect on neighbourhoods and sense of community cohesion. Restriction on all forms of development may prevent those wishing to reside in such areas.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal effect on improving accessibility to key services.				likely to have a negative effect on gaining access to services such as broadband and other telecommunications due to policy restrictions.				Approach 3 may have a negative effect on gaining access to services as broadband and other telecommunications as the policy is restrictive against new development in the Special Countryside Area however given the more focused nature of this approach it is unlikely such an impact would warrant negative scoring.
8. To reduce the effect of traffic on the environment	N/R			No Relationship	N/R			No Relationship	N/R			No Relationship
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				The existing approach of the designation and protection of sites will likely have a positive impact upon water quality and water resources, as any development proposals will be considered in light of expert advice of NIEA.				likely to have a major positive impact on water quality and water resources due to the restrictions imposed on all forms of development.				likely to have a major positive impact on water quality and water resources due to the restrictions imposed on all forms of development, albeit to a lesser extent than approach 2.
10. To improve air quality				The status quo would likely have a neutral effect on air quality.				likely to have a positive impact on air quality, particularly over the long term, due to the restriction on all types of development.				Limited number of SCA's would likely have a neutral effect on air quality.

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS andSPPS				Approach 2. Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Approach 3. Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
11. To conserve and enhance biodiversity				Likely to have a major positive effect on the conservation and enhancement of biodiversity.				Likely to have a major positive effect on conservation and enhancement of biodiversity. The restrictive nature towards all types of development would allow for greater preservation and protection of flora and fauna.				Likely to have a major positive effect on conservation and enhancement of biodiversity. The restrictive nature towards all types of development within vulnerable areas would allow for greater preservation and protection of flora and fauna.
12. To maintain and enhance the character and quality of landscapes and townscapes				Adopting the existing policy affords an adequate degree of protection to the International and European sites helping to maintain and enhance the character of vulnerable landscapes				The designation of SCA's within all Internationaland European sites would undoubtedly afford ahigher level of protection to such sites andwould enhance the character and quality of Mid Ulsters' landscapes.				The designation of SCA's at our most vulnerable areas would undoubtedly afford a higher level of protection to such sites and would enhance the character and quality of Mid Ulsters' landscapes.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Continuation of the precautionary approach (in conjunction with consultation with NIEA) provides adequate protection for International and European designated sites.				likely to have a major positive impact as there will be no development taking place within SCA's and would therefore offer a higher level of protection to historic and cultural assets.				Likely to have a positive impact as there will be less development so the policies offer a higher level of protection to historic and cultural assets and where there is a lack of scientific evidence the precautionary approach will continue to be applied.
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely have a positive impact on this objective due to the sufficient control exerted over new development within designated areas. Maintaining and enhancing important areas of green and blue infrastructure canalso increase resilience to effects of climate change.				Restrictions on all forms of development will likely decrease traffic generation within these areas due to the restrictions on new housing, commercial and industrial developments. The SCA's will also likely provide for greater protection of existing biodiversity. Therefore emissions that contribute to climate change may be reduced over the plan period.				All new development will increase traffic generation and therefore emissions that contribute to climate change. The designation of a limited number of SCA's would likely reduce traffic and GHG emissions within these areas however beyond these this approach would have minimal impact.
15. To reduce floodrisk and the adverse consequences of flooding				Likely have a positive impact on this objective due to the sufficient control exerted over new development within designated areas. Maintaining and enhancing important areas of green and blue infrastructure canalso increase resilience to effects of climate change				The restriction on all forms of development within International and European sites would effectively reduce floodrisk and the adverse consequences of flooding.				By selecting a number of SCA's focused on those most at risk would, in conjunction with an appropriately worded flood policies, likely reduce floodrisk and adverse consequences of flooding.

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS andSPPS				Approach 2. Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Approach 3. Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
16. To minimise the production of waste and use of non renewable materials				Likely to have a neutral impact on production of waste and use of non-renewable materials.				Likely to have a neutral impact on production of waste and use of non-renewable materials				Likely to have a neutral impact on production of waste and use of non-renewable materials.
17. To conserve and enhance land quality and soil resources				A continuation of current policy, through consultation with NIEA, will have a positive effect by ensuring appropriate forms of development are accommodated in a sustainable way.				With greater restrictions placed upon all forms of development there is a greater likelihood that land quality will be conserved and enhanced and soil resources preserved, particularly in the long term.				Approach 3 will have positive impact on land quality as there is a higher level of protection through the designation of limited number of SCA's, particularly in areas deemed to be most at risk.
18. To encourage sustainable economic growth				Economic growth may be restricted within International/European designated sites, subject to consultation with NIEA, in the interests of preserving the unique qualifying features of each site. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				The designation of International/European sites as SCA's will further restrict economic growth within these areas. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				The designation of a more focused number of SCA's around the International/European sites most at risk will limit economic growth within these areas. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance
19. To offer everybody the opportunity for rewarding and satisfying employment				Employment opportunities may be restricted within International/European designated sites, in the interests of preserving the unique qualifying features of each site. Where a development is likely to have as significant impact then there will be a presumption against such development. This could potentially limit job creation. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				The designation of International/European sites as SCA's has the potential to further restrict job creation within these areas. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				The designation of a more focused number of SCA's around the International/European sites most at risk will limit economic growth within these areas. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS andSPPS				Approach 2. Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Approach 3. Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				Even with the exception provided for within this approach economic growth may be restricted within International/European designated sites, subject to consultation with NIEA. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				Approach 2 will increase disparities between residents in the Special Countryside Areas and the rest of Mid Ulster, particularly over the long term, as the policy will reduce economic development opportunities in the SCA's. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance				Will likely have a negative impact on this objective due to the restrictive nature of SCA's towards all forms of development. Geographically this will be a smaller percentage of Mid Ulster than approach 2. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance
21. To encourage and accommodate both indigenous and inward investment				Allows for limited economic opportunities and therefore would not actively encourage indigenous inward investment. Development would be on a limited scale and would be the exception to this approach.				Given its restrictive nature it will result in a major negative impact, particularly over the long term, on attracting investment and economic growth as it is proposed that no new development is allowed in a Special Countryside Area.				The designation of a more focused number of SCA's around the International/European sites most at risk will limit economic growth within these areas, although their spatial distribution would be significantly less than approach 2.
22. To encourage efficient patterns of movement in support of economic growth	N/R			No Relationship	N/R			No Relationship	N/R			No Relationship

Assessment of 'International Designations' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Strengthening the desire to protect, conserve and enhance International/European sites through designation of Special Countryside Areas SCA's around all such sites				Adopt approach similar to current policy in combination with the introduction of a limited number of Special Countryside Areas (SCA's) to restrict all types of new development to focus on the most sensitive and at risk areas e.g. Lough Neagh, Lough Beagh (Combination of approach 1 and 2)			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments

Summary

International Designations include Special Protection Areas, Special Areas of Conservation, Ramsar Sites and World Heritage Sites. Within Mid Ulster District there are 4 Ramsar Sites, 10 Special Areas of Conservation, 2 Special Protection Areas.

Social.

All approaches, to varying degrees, are likely to have positive social impacts as the protection of our environmental assets can help improve living standards, health and well-being, and our quality of life through for example, greater accessibility to outdoor recreational activities.

Environmental

All Approaches 1, 2 and 3 are likely to have significant positive effects on biodiversity and landscape by affording protection to International designations. Approach 2 will offer the greatest environmental protection to these sites as the proposal to create Special Countryside Policy Areas around the sites would mean a blanket ban on all development in these areas. Irrespective of which approach is adopted they must all apply the precautionary principle when considering the impacts of a proposed development on such sites, as directed by the SPPS.

Economic

It is acknowledged that our environmental assets provide benefits that enhance economic performance. Notwithstanding, all approaches have scored negatively due to the potential for economic development to be stifled, delayed or blocked. Approach 2 may be particularly damaging economically given the possibility of extensive spatial restrictions on all types development which may adversely affect opportunities regeneration, investment and employment.

Assessment of 'National Designations' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Use of Areas of Constraint (AOC) to afford additional protection where certain development would be restricted.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have minimal impact upon poverty or social exclusion.				Approach 2 is likely to impact negatively on economic growth so this policy restricts certain development within the AOC. This may limit the number of opportunities for employment.
2. To improve the health and wellbeing of the population				This approach ensures that a level of protection is afforded to European and National protected species. Protection of environmental assets, can help improve living standards, health and well-being, and quality of life.				This approach will afford the highest level of protection to these sensitive areas so preserving them. These spaces may be used as places to socialise and participate in exercise and outdoor recreation.
3. To improve the education and skills of the population				These areas can be used as a resource by local schools about biodiversity and wildlife.				These areas can be used as a resource by local schools about biodiversity and wildlife.
4. To provide everybody with the opportunity to live in a decent home				This approach ensures that a level of protection is afforded to European and National protected species. Protection of environmental assets, can help improve living standards, health and well-being, and quality of life.				Likely to have a neutral effect on providing opportunity to live in a decent home.
5. To reduce crime and anti-social activity	N/R			No relationship	N/R			No relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Protection of environmental assets and natural environment, can have a positive effect on neighbourhoods and sense of community cohesion.				This approach will offer greater environmental protection to these sensitive areas as people may use them for community activities. Also they can serve as a focal point for the community and give them a sense of pride in the area.

Assessment of 'National Designations' Policy Options

+ Positive	- Negative	0 Neutral	? Uncertain	++ Major Positive	--- Major Negative	N/R No Relationship
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SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Use of Areas of Constraint (AOC) to afford additional protection where certain development would be restricted.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral effect on improving accessibility to key services.				This approach could have negative effect on gaining access to service such as broadband if, for example, an Area of Constraint on High Structures applied to these designations.
8. To reduce the effect of traffic on the environment				Likely to have a neutral impact on traffic				Likely to have a neutral impact on traffic
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Through the existing approach of the designation and protection of sites will likely have a positive impact upon water quality and water resources, as any development proposals will be considered in light of expert advice of NIEA.				This approach will restrict certain types of development within a specified limit around National Designations. This will reduce the pressure on water resources and lessen risk of water pollution in these areas.
10. To improve air quality				The status quo would likely have a neutral effect on air quality.				Over the longer term this approach will have a positive effect on air quality due to the restriction on development within National Designations.
11. To conserve and enhance biodiversity				Likely have a significant positive effect on the conservation and enhancement of biodiversity, reinforced through close consultation with NIEA at application stage.				This approach will allow greater protection to National Designations as it will restrict certain development with additional benefits to flora, fauna and wildlife.
12. To maintain and enhance the character and quality of landscapes and townscapes				As advised by NIEA, to adopt the existing policy would afford the International and European sites an adequate degree of protection that would help maintain and enhance the character of the landscape.				This approach will allow greater protection to National Designations as it will restrict certain development which will protect the landscape from inappropriate development. This will protect views and visual amenity of these areas.

Assessment of 'National Designations' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Use of Areas of Constraint (AOC) to afford additional protection where certain development would be restricted.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				In conjunction with NIEA, option 1 provides adequate protection for National designated sites.				This approach will ensure there is minimal development in these areas which may have historical and cultural assets within them.
14. To reduce contributions to climate change and reduce vulnerability to climate change				The existing designations provide a significant degree of protection. Whilst this approach would potentially allow for some development exceptions over the plan period, the scale of these may not be particularly significant and is therefore envisaged will likely have a positive impact on this objective due to the sufficient control exerted over new development.				Restrictions on certain development within these National Designations will lead to less traffic so less emissions. Also preserving green spaces will increase resilience to climate change effects by helping to absorb emissions.
15. To reduce flood risk and the adverse consequences of flooding				In conjunction with appropriate flood policies this approach adopts a precautionary approach principle would likely reduce flood risk and consequences of flooding.				This approach can increase resilience to flood risk as there will be less development and more green infrastructure within the Areas of Constraint. Related flood risk policies will also ensure development is directed away from flood plain areas.
16. To minimise the production of waste and use of non-renewable materials				Likely to have minimal impact on the production of waste and use of non-renewable materials.				Likely to have minimal impact in the production of waste and use of non-renewable materials.
17. To conserve and enhance land quality and soil resources				A continuation of current policy, through consultation with NIEA, will have a positive effect on by ensuring appropriate forms of development are accommodated in a sustainable way.				Less development within National Designations will help minimise the loss of soils and maintain soil quality in these areas.

Assessment of 'National Designations' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Use of Areas of Constraint (AOC) to afford additional protection where certain development would be restricted.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
18. To encourage sustainable economic growth				Economic growth may be restricted within National designated sites, subject to consultation with NIEA, in the interests of preserving the unique qualifying features of each site. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.				The designation of Areas of Constraint will restrict economic growth in National Designations as it will limit the number of business start-ups and growth of business. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.
19. To offer everybody the opportunity for rewarding and satisfying employment				Employment opportunities may be restricted within National designated sites, due to the interests of preserving the unique qualifying features of each site. While this could potentially limit job creation in these particular areas it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.				This approach is restrictive to new development so there may be less job opportunities especially in rural areas. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.
20. To reduce disparities in economic performance and promote sustainable regeneration				Even with the exception provided for within this approach economic growth may be restricted within National designated sites, subject to consultation with NIEA.				This approach could create disparities between those living in an Area of Constraint and the rest of Mid Ulster residents. This will also limit opportunities for regeneration for those living within National Designations
21. To encourage and accommodate both indigenous and inward investment				Allows for limited economic opportunities and therefore would not actively encourage indigenous inward investment. Development would be on a limited scale and would be the exception to this approach.				This approach is restrictive to new development and therefore could effect investment and create obstacles for making land available for businesses

Assessment of 'National Designations' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Use of Areas of Constraint (AOC) to afford additional protection where certain development would be restricted.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
22. To encourage efficient patterns of movement in support of economic growth	N/R			No relationship	N/R			No relationship

Summary

National Designations are designated by NIEA and encompasses Area of Special Scientific Interests, Nature Reserves, National Nature Reserves or Marine Nature Reserves. Within Mid Ulster District there are currently 48 ASSIs, 5 National Nature Reserves and 3 Local Nature Reserves.

Social –

Approach 1 and 2 are likely to have broadly positive effects as the protection of environmental assets can help improve living standards, health and well-being, and quality of life. As approach 2 is a more restrictive approach it may impact negatively in terms of job creation and provision of services such as internet access.

Environmental –

Both approaches can have significant benefits on biodiversity as they afford sufficient degree of protection for national designations. Both approaches are mindful of the precautionary principle stipulated within the SPPS. They can also help improve resilience to the effects of climate change and improve water and air quality in the long term. Approach 2 in particular can have major positive impacts on protecting these areas as it will place greater restrictions on development.

Economic

Whilst it is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance, it is considered that both approaches are likely to have an overall negative impact on economic growth and investment. Approach 1 still limits development in these sensitive areas thereby limiting opportunities for employment in tourism, industry, housing etc. In the longer term approach 2 could potentially have major negative effects on economic growth. With less scope for development opportunities possibility of regeneration and local investment may be reduced.

Assessment of 'Local Designations' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Adopt the existing policy but augment with SLNCI's. SLNCI's within Mid Ulster have already been identified in the current area plans and encompass flora, fauna and earth science interests			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have a neutral impact on reducing poverty and social exclusion.				Likely to have a neutral impact on reducing poverty and social exclusion.
2. To improve the health and wellbeing of the population				This approach affords protection to Local Nature Reserves and Wildlife Refuges and these are outdoor spaces that people may want to visit. Protecting these spaces provides opportunities for people to improve their physical and mental wellbeing.				Including SLNCI's into this approach will offer the same level of protection as is currently afforded through relevant development plans.
3. To improve the education and skills of the population				These areas can be used as a resource by local schools to learn about biodiversity and wildlife.				These areas can be used as a resource by local schools to learn about biodiversity and wildlife.
4. To provide everybody with the opportunity to live in a decent home				Protection of all environmental assets, can help improve living standards, health and well-being, and quality of life.				Protection of all environmental assets, can help improve living standards, health and well-being, and quality of life.
5. To reduce crime and anti-social activity	N/R			No Relationship	N/R			No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				This approach offers protection to these sensitive local designations and they may serve as a focal point in the community. This provides somewhere for people to meet, take part in community activities and a learning resource for the community on wildlife.				Similar to SLNCI policies contained in the 3 existing plans, this approach offers protection to these sensitive local designations and they may serve as a focal point in the community. This provides somewhere for people to meet, take part in community activities and a learning resource for the community on wildlife.

Assessment of 'Local Designations' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Adopt the existing policy but augment with SLNCI's. SLNCI's within Mid Ulster have already been identified in the current area plans and encompass flora, fauna and earth science interests			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral relationship on improving accessibility to key services.				Likely to have a neutral relationship on improving accessibility to key services.
8. To reduce the effect of traffic on the environment				Likely to have a neutral impact on traffic on the environment.				Likely to have a neutral impact on traffic on the environment.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				This approach will continue to protect local nature reserves such as Ballyronan and Tradd Point thus having a positive effect on water quality.				This approach will continue to protect local nature reserves and SLNCI's thus having a positive effect on water quality.
10. To improve air quality				Likely to have a minimal impact on air quality.				Likely to have a minimal impact on air quality.
11. To conserve and enhance biodiversity				The policies in this approach are specifically to protect flora, fauna and wildlife and in utilising the precautionary principle, development is only permitted in these designations where the benefits outweigh the value of the site.				Similar to SLNCI policies contained within the 3 existing area plans, this approach offers sufficient protection to these local designations by withstanding development likely to have significant adverse effects.
12. To maintain and enhance the character and quality of landscapes and townscapes				Continuation of this approach still ensures protection of these sensitive sites from development that will have an adverse impact.				Similar to SLNCI policies contained within the 3 existing area plans, this approach offers sufficient protection to these local designations by restricting development likely to have a significant adverse effects.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Current approach supports the aims of this objective.				Inclusion of SLNCI's within this approach will support the aims of this objective.

Assessment of 'Local Designations' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Adopt the existing policy but augment with SLNCI's. SLNCI's within Mid Ulster have already been identified in the current area plans and encompass flora, fauna and earth science interests			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate change				Likely to have positive impacts by maintaining and enhancing important areas of green and blue infrastructure which may increase resilience to effects of climate change.				Likely to have positive impacts by maintaining and enhancing important areas of green and blue infrastructure which may increase resilience to effects of climate change.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have positive impacts by maintaining and enhancing important areas of green and blue infrastructure which may increase resilience to effects of flood risk.				Likely to have positive impacts by maintaining and enhancing important areas of green and blue infrastructure which may increase resilience to effects of flood risk.
16. To minimise the production of waste and use of non-renewable materials				Likely to have a neutral impact on waste production				Likely to have a neutral impact on waste production
17. To conserve and enhance land quality and soil resources				Likely positive effect due to limited opportunities for development within these local designations thereby helping preserve the soil and land quality.				There is likely to be limited development within these local designations so preserving the soil and land quality.
18. To encourage sustainable economic growth				There is likely to be limited development in these areas so this may affect potential for business growth. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.				There is likely to be limited development in these areas so this may affect potential for business growth. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely to be limited development apart from tourism within a Local Nature Reserve or Wildlife Refuge so there may be limited opportunities for different types of employment. Notwithstanding, it is also acknowledged that environmental assets and a good quality environment can provide benefits that may provide rewarding and satisfying employment				Likely to be limited opportunities within designated Local Nature Reserves or SLNCI's. Notwithstanding it is also acknowledged that environmental assets and a good quality environment can provide benefits that that may provide rewarding and satisfying employment.

Assessment of 'Local Designations' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS and SPPS				Adopt the existing policy but augment with SLNCI's. SLNCI's within Mid Ulster have already been identified in the current area plans and encompass flora, fauna and earth science interests			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				There is likely to be limited opportunities for regeneration within the local designations.				There is likely to be limited opportunities for regeneration within the local designations.
21. To encourage and accommodate both indigenous and inward investment				Limited opportunities for development may affect investment and developing business within these areas.				Limited opportunities for development may affect investment and developing business within these areas.
22. To encourage efficient patterns of movement in support of economic growth	N/R			No Relationship	N/R			No Relationship

Summary

The Environmental Assets Position Paper (July 2015) states that local designations encompass local nature reserves and wildlife refuges. Within Mid Ulster District there are currently 3 local nature reserves which are Ballyronan, Traad Point and Washing Bay. There are also a full suite of Sites of Local Nature Conservation Importance (SLNCI) identified within the 3 current area plans with policies brought forward for their protection i.e. Policy CON 3 Magherafelt Area Plan, Policy CON1 DSTAP, Policy CON 1 Cookstown Area Plan.

Social

Protection of environmental assets can help improve living standards, health and well-being, and people's quality of life. Both policy approaches afford a sufficient level of protection that allows identified assets to be utilised by the public for community activities, educational resource, outdoor sport and recreation thereby improving the physical and mental wellbeing.

Environmental

Both approaches are broadly similar and both will have to adopt the precautionary approach adhered to by PPS 2 and directed by SPPS. Approach 2 is a more streamlined and consistent policy which combines SLNCI's and local designations into the one policy affording them the same level of environmental protection.

Economic

Although it is acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance the matrix approaches have similar negative impacts on economic growth in local designations and SLNCI's as there are still restrictions on development within these sites. The proposal still has to demonstrate that the benefits of the proposed development outweigh the value of the site.

Assessment of 'Areas of High Scenic Value' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt current approach, carrying forward existing designated Areas of High Scenic Value within Magherafelt Area Plan				Approach 2. Adopt approach of retaining existing Areas of High Scenic Value and designate new AoHSV throughout Mid Ulster.				Approach 3. Adopt approach of utilising alternative designations to protect our most vulnerable landscapes through the use of Special Countryside Areas for the Loughshore and Areas of Constraint, in relation to renewable and minerals development, for areas such as Slieve Gallion and Clougher Valley.			
	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment
1. To reduce poverty and social exclusion				Existing AOHSV policy will have minimal impact on reducing poverty and social exclusion.				Approach will have minimal impact on reducing poverty and social exclusion.				Approach 3 will likely have a minor negative impact on reducing poverty and social exclusion due to the more restrictive nature of SCA's and AoC's towards new development.
2. To improve the health and wellbeing of the population				Policy will have minor positive impact on improving health and wellbeing of the population as it seeks to preserve the unique characteristics of such areas however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				Policy will have minor positive impact on improving health and wellbeing of the population as it seeks to preserve the unique characteristics of such designated areas so that they may be enjoyed by all.				Approach 3 would likely have major positive effects as it would provide greater protection to unique characteristics of these areas and potentially result in greater enjoyment by communities for their scenic value.
3. To improve the education and skills of the population				Existing AOHSV policy will have minimal impact on improving the education and skills of the population however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				Minor positive impacts as this policy allows for appropriate development within the AONB, offering opportunities for education and skills development across a number of sectors.				The greater protection afforded these vulnerable landscapes has the potential to open up these areas as a valuable learning resource for local community / schools, in terms of natural heritage assets.
4. To provide everybody with the opportunity to live in a decent home				Essentially a design policy would still allow opportunities for new housing within the AoHSV however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				Essentially a design policy so would still allow for opportunities for new housing within the AoHSV.				Approach 3 will ultimately preclude development and therefore limit new economic development along with associated skills. In addition a restrictive approach could potentially result in local school closures.
5. To reduce crime and anti-social activity	N/R				N/R				N/R			No direct relationship
6. To encourage a sense of community and promote a more equal and inclusive society				High quality of design encouraged within policy area could have a positive impact upon objective however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				High quality of design encouraged within policy could have a positive impact upon objective.				Greater degree of preservation of landscape could instil an increased sense of place within local community however this is balanced with the more restrictive policies potential to restrict new community and housing development.

Assessment of 'Areas of High Scenic Value' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Adopt current approach, carrying forward existing designated Areas of High Scenic Value within Magherafelt Area Plan				Adopt approach of retaining existing Areas of High Scenic Value and designate new AoHSV throughout Mid Ulster.				Adopt approach of utilising alternative designations to protect our most vulnerable landscapes through the use of Special Countryside Areas for the Loughshore and Areas of Constraint, in relation to renewable and minerals development, for areas such as Slieve Gallion and Clougher Valley.			
	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				Policy allows for a variety of developments, provided that the quality of landscape character is not affected, including overhead lines resulting in a likely positive impact upon accessibility to services.				Approach 2 allows for a variety of developments, including overhead lines subject to normal planning considerations, likely resulting in a positive impact upon accessibility to services.				Approach 3 would likely have a negative effect on improving accessibility to services such as broadband as there is a policy to restrict high structures such as masts.
8. To reduce the effect of traffic on the environment				Policy will likely have a minimal impact on the level of traffic.				Policy will likely have a minimal impact on the level of traffic.				Approach 3 will have a major positive effect on traffic, particularly over the long term, as there will be less development and housing
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Policy would have minimal impact on water resources and water quality.				Policy would have minimal impact on water resources and water quality.				Approach 3 will have a major positive impact on water quality / resources as it seeks to restrict development there will be less pressure on water quality and resources, particularly.
10. To improve air quality				Policy would have minimal impact on air quality.				Minimal effect on air quality.				Approaches 3 will have a positive effect on air quality as it will restrict development.
11. To conserve and enhance biodiversity				Policy will likely have a minor positive impact on conservation and enhancement of biodiversity however this is balanced by the inconsistency of only designating AoHSV's within Magherafelt area.				Likely have a minor positive impact due to consideration to the retention of existing trees.				Approach 3 would ensure the highest level of protection so protecting wildlife and flora and fauna.
12. To maintain and enhance the character and quality of landscapes and townscapes				AoHSV policy requires development not to adversely affect the quality of the landscape this is balanced by the inconsistency of only designating AoHSV's within Magherafelt area.				Likely have a minor positive impact due to consideration of the retention of existing vegetation and its requirement that the character of landscapes should not be adversely affected.				Policy would have a major positive impact with this objective due to both the SCA and AoC's more restrictive nature towards a variety of development types.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Maintaining the status quo would have minimal impact on the conservation and enhancement of historic/cultural assets.				Approach 2 would have minimal impact on the conservation and enhancement of historic/cultural assets.				Approach 3 would ensure a higher level of protection for cultural and natural heritage assets. There will be less development, more control in terms of all forms of development.

Assessment of 'Areas of High Scenic Value' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Adopt current approach, carrying forward existing designated Areas of High Scenic Value within Magherafelt Area Plan				Adopt approach of retaining existing Areas of High Scenic Value and designate new AoHSV throughout Mid Ulster.				Adopt approach of utilising alternative designations to protect our most vulnerable landscapes through the use of Special Countryside Areas for the Loughshore and Areas of Constraint, in relation to renewable and minerals development, for areas such as Slieve Gallion and Clougher Valley.			
	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment
14. To reduce contributions to climate change and reduce vulnerability to climate change				Policy would have minimal impact on climate change.				Policy would have minimal impact on climate change.				Approach 3 will lead to less development within the designated SCAs and AoCs, potentially resulting in less private car journeys which could result in a positive relationship with this objective.
15. To reduce flood risk and the adverse consequences of flooding				Policy would have minimal impact on adverse consequences of flooding. Flood risk policies should ensure new development is kept away from flood risk areas.				Policy would have minimal impact on adverse consequences of flooding. Flood risk policies should ensure new development is kept away from flood risk areas.				Approach 3 will have a positive effect as it will maintain the vegetation such as trees and reduce the amount of impermeable surfaces.
16. To minimise the production of waste and use of non-renewable materials				Minimal impact on this objective.				Minimal impact on this objective.				Minimal impact on this objective.
17. To conserve and enhance land quality and soil resources				Continuation of approach 1 would likely have a negative impact on land and soil as development in the AoHSV would continue at the current rate, resulting in loss of greenfield sites.				Approach 2 would likely have a negative impact on land and soil as development in the AoHSV would continue at the current rate, resulting in loss of greenfield sites.				Approach 3 offers the highest protection to land as it would restrict all forms of development, ensuring conservation and enhancement of land quality and soil resources.
18. To encourage sustainable economic growth				The current approach is likely to have a neutral effect on encouraging sustainable economic growth throughout the region given that it only carries forward designations for the Magherafelt area only.				Although likely to have a neutral effect on encouraging sustainable economic growth, this may depend on how policies are applied on a case by case basis				SCAs and AoCs restrict a variety of forms of development and therefore likely to have a localised, slightly negative effect, on sustainable economic growth.
												The more restrictive approach will better protect these areas as an environmental asset and could potentially result in increased growth of the tourism/recreation sectors.
19. To offer everybody the opportunity for rewarding and satisfying employment				Provided development proposals fully consider and address the potential impact upon landscape character there will be opportunities provided for economic growth even within AoHSV designated within Magherafelt Area Plan.				Allows for variety of development types within AoHSV, provided development proposals fully consider and address the potential impact upon landscape character.				This option would restrict development and economic growth so there will be less opportunities for employment in these areas, particularly within the construction sector.
												By restricting forms of development the environmental assets of these areas will be preserved and likely contribute towards a more vibrant tourism economy.

Assessment of 'Areas of High Scenic Value' Policy Options

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Adopt current approach, carrying forward existing designated Areas of High Scenic Value within Magherafelt Area Plan				Adopt approach of retaining existing Areas of High Scenic Value and designate new AoHSV throughout Mid Ulster.				Adopt approach of utilising alternative designations to protect our most vulnerable landscapes through the use of Special Countryside Areas for the Loughshore and Areas of Constraint, in relation to renewable and minerals development, for areas such as Slieve Gallion and Clougher Valley.			
	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment	Short	Med Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Allows for variety of development types within AoHSV, potentially creating opportunities for economic growth however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				Allows for variety of development types within AoHSV provided development proposals fully consider and address the potential impact upon landscape character, therefore potentially creating opportunities for economic growth.				Approach 3 will have a negative impact as it could result in an economic disadvantage for those located in SCAs or AoCs in relation to the rest of Mid Ulster.
												By restricting development the environmental assets of these areas will be preserved and likely contribute towards a more vibrant tourism economy.
21. To encourage and accommodate both indigenous and inward investment				Allows for a variety of development types within AoHSV, potentially creating opportunities for investment however this is balanced by the inconsistency of only designating AoHSV within Magherafelt area.				Allows for variety of development types within AoHSV provided development proposals fully consider and address the potential impact upon landscape character, potentially creating opportunities for investment.				Approach 3 would have a major negative impact on investment and economic growth as it is a restrictive policies, associated with the SCA in particular, would effectively ban all types of development.
												Restrictive nature of approach would preserve the environmental asset and could act as an attractor for inward investment related to the tourism sector.
22. To encourage efficient patterns of movement in support of economic growth	N/R				N/R				N/R			No direct relationship

Summary

Social

In adopting Approach 1 it is recognised that there would be inconsistencies across Mid Ulster and this is reflected in the scoring across the spectrum of potential Social, Environmental and Economic.

Overall the social effects of approach 2 are envisaged to be broadly positive. Due to the more restrictive nature of approach 3 towards development it is likely that some objectives will be negatively affected, such as providing everyone the opportunity to live in a decent home. By excluding all forms of development Approach 3 could result in local school closures and also poorer provision of key services.

Environment

Overall the environmental effects of each approach are likely to be neutral to positive. The inclusion of SCAs/AoCs within approach 3 will strengthen its ability to protect the landscape and environmental assets and this is reflected in the positive scorings in relation to biodiversity conservation and enhancing landscape character. Although taking forward the current approach will be beneficial for existing AoHSV's designated in the Magherafelt Area Plan, this may be to the detriment of high sensitive landscapes in other parts of Mid Ulster that warrant additional policy protection.

Economic

There are potentially more positive economic effects from Approach 2 in that it allows for a variety of development types subject to normal planning considerations. Approach 3 could restrict a variety of development types, including high structures and consequently have a negative outcome on economic objectives such as job creation and attracting inward investment. Approach 3 has received a dual scoring as on one hand it would preclude a variety of development and as such be detrimental to the economic objectives and yet this could also be viewed as providing possibilities for tourism opportunities within Tourism Opportunity Zones that lie within AONB.

Assessment of 'Areas of Outstanding Natural Beauty (AONB)' Policy Options

KEY

+	-	0	?	++	Major	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative		No Relationship

SA / SEA Objectives	Approach 1. Maintain the Status Quo – current policy				Approach 2. Develop a new policy which seeks to strengthen the desire to protect the AONB from insensitive development by adopting the wording of the SPPS and supported by Areas of Constraint in AONB's most vulnerable areas.				Approach 3. Develop a new Special Countryside Area to protect the Sperrin's AONB from all forms of development			
	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment
1. To reduce poverty and social exclusion				Existing AONB policy will have minimal impact on reducing poverty and social exclusion.				Adapted policy in line with the SPPS will have minimal impact on reducing poverty and social exclusion.				Approach 3 would likely have negative impacts as there would be reduced opportunities for economic growth.
2. To improve the health and wellbeing of the population				Policy will have minimal impact on improving health and wellbeing of the population.				Policy will have minimal impact on improving health and wellbeing of the population.				Approaches 3 would likely have positive impacts as it would afford greater protection of AONB's which could be utilised for outdoor recreation and improving mental wellbeing.
3. To improve the education and skills of the population				Minor positive impacts as this policy allows for appropriate development within the AONB, offering opportunities for education and skills development across a number of sectors.				Minor positive impacts as this policy allows for appropriate development within the AONB, offering opportunities for education and skills development across a number of sectors.				The greater protection afforded the AONB has the potential to open up the area as a valuable learning resource for local community / schools, in terms of built/natural heritage.
												Approach 3 will ultimately preclude development and therefore limit new economic development along with associated skills. In addition restrictive approach could potentially result in local school closures.
4. To provide everybody with the opportunity to live in a decent home				Essentially a design policy so would still allow for opportunities for new housing within the AONB.				Adapted policy in line with the SPPS will still provide for opportunities to build new homes within AONB.				Approach 3 is a restrictive policy which precludes all development within the AONB. This could be offset by excluding areas designated as Dispersed Rural Communities.
5. To reduce crime and anti-social activity	N/R				N/R				N/R			No direct relationship
6. To encourage a sense of community and promote a more equal and inclusive society				High quality of design encouraged within policy could have a positive impact upon objective.				High quality of design encouraged within policy could have a positive impact upon objective.				Greater degree of preservation of landscape could instil an increased sense of place within local community.
												Restrictive nature of Special Countryside Area would likely restrict community and economic development within AONB.

Assessment of 'Areas of Outstanding Natural Beauty (AONB)' Policy Options

KEY

+	-	0	?	++	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Maintain the Status Quo – current policy				Approach 2. Develop a new policy which seeks to strengthen the desire to protect the AONB from insensitive development by adopting the wording of the SPPS and supported by Areas of Constraint in AONB's most vulnerable areas.				Approach 3. Develop a new Special Countryside Area to protect the Sperrin's AONB from all forms of development			
	Short	Med	Long	Comment	Short	Med	Long	Comment	Short	Med	Long	Comment
7. To improve accessibility to key services, especially for those most in need				Policy allows for a variety of developments, including overhead lines resulting in a likely positive impact upon accessibility to services.				Approach 2 could have a negative effect on improving accessibility to services such as broadband as there is a policy to restrict high structures such as masts due to the influence of Areas of Constraint in some parts of AONB.				Approach 3 would likely have a negative effect on improving accessibility to services such as broadband as there is a policy to restrict high structures such as masts.
8. To reduce the effect of traffic on the environment				Policy will likely have a minimal impact on the level of traffic.				Policy will likely have a minimal impact on the level of traffic.				Approach 3 will have a major positive effect on traffic, particularly over the medium to long term, as there will be less development and housing.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Policy would have minimal impact on water resources and water quality.				Policy would have minimal impact on water resources and water quality in the short to medium term however given this approach's revised wording to consider cumulative impacts may result in less development in the long term.				Approach 3 will have a major positive impact on water quality / resources as it seeks to restrict development there will be less pressure on water quality and resources.
10. To improve air quality				Policy would have minimal impact on air quality.				Minimal effect on air quality.				Approach 3 will have a positive effect on air quality, particularly in the long term, as it will restrict all forms of development.
11. To conserve and enhance biodiversity				Policy will have minimal impact on conservation and enhancement of biodiversity.				Policy will have minimal impact on conservation and enhancement of biodiversity in the short to medium term. May have a slight positive impact in the long term due to its consideration of the cumulative impacts of development.				Approach 3 would ensure the highest level of protection so protecting flora and fauna.
12. To maintain and enhance the character and quality of landscapes and townscapes				This approach seeks to improve design and to achieve more sympathetic scheme in terms of their character within AONB and as such would likely have a minor positive effect however conversely it would not restrict the quantity of development which could result in degradation of landscape character.				Policy will have minimal impact on character and quality of landscapes in the short term however with addition of AoCs for certain forms of development it would likely result in a positive impact in the medium to long term.				Policy would have a major positive impact with this objective due to its restrictive nature towards all form of development.

Assessment of 'Areas of Outstanding Natural Beauty (AONB)' Policy Options

KEY

+	-	0	?	++	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Maintain the Status Quo – current policy				Approach 2. Develop a new policy which seeks to strengthen the desire to protect the AONB from insensitive development by adopting the wording of the SPPS and supported by Areas of Constraint in AONB's most vulnerable areas.				Approach 3. Develop a new Special Countryside Area to protect the Sperrin's AONB from all forms of development			
	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Maintaining the status quo would have minimal impact on the conservation and enhancement of historic/cultural assets.				Approach 2 would allow for more control with regards an assessment of the morevisually intrusive development, such as high structures, within certain parts of the AONB, particularly in the longterm.				Approaches 3 would ensure a higher level of protection for cultural and natural heritage assets. There will be less development, more control in terms of all forms of development.
14. To reduce contributions to climate change and reduce vulnerabilityto climate				Policy would have minimal impact on climate change.				Policy would have minimal impact on climate change.				Approach 3 will lead to less development within the AONB so less private car journeys which would likely result in a positive impact in relation to this objective.
15. To reduce flood risk and the adverse consequences of flooding				Policy would have minimal impact on adverse consequences of flooding. Flood risk policies should ensure new development is kept away from flood risk areas.				Policy would have minimal impact on adverse consequences of flooding. Flood risk policies should ensure new development is kept away from flood risk areas.				Approach 3 will have a positive effect as it will maintain the vegetation such as trees and reduce the amount of impermeable surfaces.
16. To minimise the production of wasteand use of non-renewable materials				An increase in population and households will likely result in increased waste production both in terms of construction waste and waste generated from future residents. Therefore existing AONB policy would have minimal impact on waste production.				An increase in population and households will likely result in increased waste production both in terms of construction waste and waste generated from future residents. Therefore approach 2 would have minimal impact on waste production.				A more restrictive policy within AONB will not prevent growth in population and associated increase in waste production.
17. To conserve and enhance land quality and soil resources				Continuation of approach 1 would have a negative impact on land and soil as development in the AONB would be allowed to continue at the current rate.				Similar level of development within AONB as that allowed under existing policy, resulting in a loss of greenfield sites.				Approach 3 offers the highest protection to land as it would restrict all forms of development, ensuring conservation and enhancement of land quality and soil resources.
18. To encourage sustainable economic growth				The current approach recognises the need to sustain a strong and vibrant rural community. Although likely to have a neutral effect on encouraging sustainable economic growth throughout the region, this may depend on how policies are applied on a case by case basis				Likely to have a negative effect on encouraging sustainable economic growth, given that Areas of Constraint could deter certain forms of development.				Restricts most development within the AONB and therefore likely to have a localised, slightly negative effect, on sustainable economic growth.

Assessment of 'Areas of Outstanding Natural Beauty (AONB)' Policy Options

KEY

+	-	0	?	++	Major	Major	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Negative	Negative	No Relationship

SA / SEA Objectives	Approach 1. Maintain the Status Quo – current policy				Approach 2. Develop a new policy which seeks to strengthen the desire to protect the AONB from insensitive development by adopting the wording of the SPPS and supported by Areas of Constraint in AONB's most vulnerable areas.				Approach 3. Develop a new Special Countryside Area to protect the Sperrin's AONB from all forms of development			
	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment	Short	Med Ter	Long Ter	Comment
												The more restrictive approach will better protect the AONB as an environmental asset and will likely result in increased growth of the tourism/recreation sectors.
19. To offer everybody the opportunity for rewarding and satisfying employment				Provided the design is of high quality, current policy allows for a variety of development types within AONB, providing for opportunities for employment.				Whilst individual developments could be catered for under this approach, such as residential development it will preclude certain development types within AONB, providing for less opportunities for employment.				This option would restrict development and economic growth so there will be less opportunities for employment in the AONB particularly within the construction sector.
20. To reduce disparities in economic performance and promote sustainable regeneration				Allows for variety of development types within AONB, potentially creating opportunities for economic growth.				Those parts of AONB that lie within an Area of Constraint could be disadvantaged due to the presumption against the development of high structures.				By restricting all forms of development the environmental assets of the AONB will be preserved and likely contribute towards a more vibrant tourism economy, dependant upon how tourism policies are applied within SCA.
21. To encourage and accommodate both indigenous and inward investment				Allows for variety of development types within AONB, potentially creating opportunities for investment.				Those parts of AONB that lie within an Area of Constraint would likely deter indigenous and inward investment due to the presumption against the development of high structures.				Approach 3 will have a negative impact as it could result in an economic disadvantage for those located in the Sperrin's AONB in relation to the rest of Mid Ulster.
												By restricting all forms of development the environmental assets of the AONB will be preserved and likely to contribute towards a more vibrant tourism economy, dependant upon how tourism policies are applied within SCA.
22. To encourage efficient patterns of movement in support of economic growth	N/R				N/R				N/R			Approach 3 would have a major negative impact on investment and economic growth as it is a restrictive policy and would effectively ban all types of development within the Special Countryside Area.
												Restrictive nature of approach would preserve the environmental assets and could act as an attractor for inward investment related to the tourism sector, dependant upon how tourism policies are applied within SCA.
												No direct relationship

Assessment of 'Areas of Outstanding Natural Beauty (AONB)' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Maintain the Status Quo – current policy				Develop a new policy which seeks to strengthen the desire to protect the AONB from insensitive development by adopting the wording of the SPPS and supported by Areas of Constraint in AONB's most vulnerable areas.				Develop a new Special Countryside Area to protect the Sperrin's AONB from all forms of development			
	Short	Med	Long	Comment	Short	Med	Long	Comment	Short	Med	Long	Comment
	t	Ter	Ter		t	Ter	Ter		t	Ter	Ter	

Summary

Social

Overall the social effects of both approach 1 & 2 are likely to be similar, with the effects envisaged to be broadly positive, with the exception of provision of services. This is due to the more restrictive nature of approach 2 precluding high structures which could impact negatively on accessibility to broadband services. Due to the more restrictive nature of approach 3 towards development it is likely that some objectives will be negatively affected, such as providing everyone the opportunity to live in a decent home. By excluding all forms of development Approach 3 could result in local school closures and also poorer provision of key services.

Environmental

Overall the environmental effects of Approaches 1 & 2 are likely to be broadly similar, although the inclusion of AoCs within approach 2 will strengthen the ability to protect the landscape and environmental assets, particularly in the long term. Approach 3 will likely have a much more positive outcome for the environmental objectives given its more restrictive stance towards all types of development.

Economic

There are potentially more positive economic effects from Approach 1 in that it allows for a variety of development types subject to normal planning considerations. Approach 2 would allow most forms of development but would restrict high structures and consequently have a negative outcome on economic objectives such as job creation and attracting inward investment. Approach 3 has received a dual scoring as on one hand it would preclude all forms of development and as such be detrimental to the economic objectives however this could also be viewed as a possibility for tourism opportunities within Tourism Opportunity Zones that lie within AONB.

Assessment of 'Protected Species' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH2)				Strengthen the desire to conserve the protected European and National species by designating areas of protected species through Areas of Constraint.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have minimal impact upon poverty or social exclusion.				Potential for negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
2. To improve the health and wellbeing of the population				This approach ensures that a level of protection is afforded to European and National protected species. Protection of environmental assets , can help improve living standards, health and well-being, and our quality of life .				Potential for negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well-maintained and accessible ecosystem services .
3. To improve the education and skills of the population				The protection afforded such sites will likely have a positive effect on educational / skills if utilised in association with local schools and communities.				Potential for negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services .
4. To provide everybody with the opportunity to live in a decent home				This approach ensures that a level of protection is afforded to European and National protected species. Protection of environmental assets , can help improve living standards, health and well-being, and our quality of life .				Potential for major negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well-maintained and accessible ecosystem services.
5. To reduce crime and anti-social activity	N/R			No relationship	N/R			No relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Protection of species and natural environment, can have a positive effect on neighbourhoods and sense of community cohesion.				Potential for major negative effect given the possibility of extensive spatial restrictions on all types developments. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.

Assessment of 'Protected Species' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH2)				Strengthen the desire to conserve the protected European and National species by designating areas of protected species through Areas of Constraint.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral effect on improving accessibility to key services.				Potential for negative effect given the possibility of extensive spatial restrictions on all types development, including infrastructure. This is likely to outweigh positive effects as result of well-maintained and accessible ecosystem services.
8. To reduce the effect of traffic on the environment	N/R			No relationship	N/R			No relationship
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Through the existing approach of the designation and protection of sites will likely have a positive impact upon water quality and water resources, as any development proposals will be considered in light of expert advice from NIEA.				With the additional layer of protection afforded by individual designations, can better restrict inappropriate development likely resulting in greater protection of water quality and resources.
10. To improve air quality				The status quo would likely have a neutral effect on air quality.				Greater number of Areas of Constraint to protect species would, particularly over long term, result in improved air quality.
11. To conserve and enhance biodiversity				Likely have a positive effect on the conservation of protected species, through consultation with NIEA the priority species and habitats could be protected.				Designation of Areas of Constraint to protect species will afford greater level of protection, particularly for flora however their ability to protect fauna may be limited due to their migratory nature.
12. To maintain and enhance the character and quality of landscapes and townscapes				Existing policy approach affords a satisfactory degree of protection to species and their habitats which helps maintain and enhance the character of the landscape.				In addition the designation of Areas of Constraint to protect species will allow for greater protection of character of landscapes.

Assessment of 'Protected Species' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH2)				Strengthen the desire to conserve the protected European and National species by designating areas of protected species through Areas of Constraint.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				In conjunction with NIEA, option 1 provides adequate protection for species and their habitats and in doing so may inadvertently preserve historic and cultural assets.				This approach will ensure there is minimal development in these areas which may have historical and cultural assets within them.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach will likely have a positive impact on this objective due to the sufficient control exerted over new development where it may harm a European protected species.				The designation of areas of constraint to protect species may, particularly in the long term, have a major positive impact on climate change due to potential decreased traffic emissions.
15. To reduce flood risk and the adverse consequences of flooding				Approach 1 in conjunction with appropriate flood policies which seeks to adopt a precautionary approach principle would likely reduce flood risk and consequences of flooding.				Approach 2 in conjunction with appropriate flood policies which seeks to adopt a precautionary approach principle would likely reduce flood risk and consequences of flooding.
16. To minimise the production of waste and use of non-renewable materials				Unlikely to impact upon production of waste and use of non-renewable materials.				Unlikely to impact upon production of waste and use of non-renewable materials.
17. To conserve and enhance land quality and soil resources				A continuation of current policy, through consultation with NIEA, will have a positive effect on by ensuring appropriate forms of development are accommodated in a sustainable way.				Designating areas to further protect species will have a major positive impact due to potentially less new development taking place.
18. To encourage sustainable economic growth				Economic growth may be restricted within rural areas subject to consultation with NIEA, in the interests of preserving the protected species. At the same time it is acknowledged that environmental assets and a good quality environment provide benefits that can enhance economic performance.				The designation of Areas of Constraint could hamper economic development, particularly in the long term.

Assessment of 'Protected Species' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH2)				Approach 2. Strengthen the desire to conserve the protected European and National species by designating areas of protected species through Areas of Constraint.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
19. To offer everybody the opportunity for rewarding and satisfying employment				Employment opportunities may be restricted, in the interests of preserving the protected species of individual sites on a case by case basis. This could potentially limit job creation and new business start ups. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.				The designation of Areas of Constraint could limit new job opportunities, particularly in the long term.
20. To reduce disparities in economic performance and promote sustainable regeneration				Even with the exception provided for within this approach economic growth may be restricted, subject to consultation with NIEA. Dependant on the biodiversity value of individual sites which will be assessed on a case by case basis.				This approach could create disparities between those living in an Area of Constraint and the rest of Mid Ulster.
21. To encourage and accommodate both indigenous and inward investment				Allows for limited economic opportunities and therefore would not actively encourage indigenous inward investment. Development would be on a limited scale and would be the exception to this approach.				This approach is restrictive to new development and therefore could affect investment and create obstacles for making land available for businesses
22. To encourage efficient patterns of movement in support of economic growth	N/R			No relationship	N/R			No relationship

Assessment of 'Protected Species' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH2)				Approach 2. Strengthen the desire to conserve the protected European and National species by designating areas of protected species through Areas of Constraint.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments

Summary:

Protected species include European animal and plants species listed under Annex IV of the Habitats Directive and National animal and plants species listed under the Wildlife Order under Schedules (1), (5) & (8).

Social

Approach 1 is broadly positive in terms of the social objectives as the SPPS directs that the precautionary approach must be adopted and in doing so provide a significant level of protection for environmental resources which will provide opportunities for greater sense of community, sense of cohesion and linkages with education opportunities. On the contrary, it is considered that approach 2 has potential to have significant negative social effects due to the possibility of extensive spatial restrictions on all types development.

Environmental

Approaches 1 & 2 both score positively against the environmental objectives due to their inherent ability to protect species. Approach 2 scores better due to the added protection provided by the areas of constraint, albeit that it is acknowledged that designations are not a panacea for protected species, due to their migratory nature.

Economic

It is acknowledged that our environmental assets and a good quality environment provide benefits that enhance economic performance. Notwithstanding, both approaches are scored negatively due to the potential for economic development to be stifled, delayed or blocked. Approach 2 may be particularly damaging economically given the possibility of extensive spatial restrictions on all types development.

Assessment of 'Other Habitats / Species / Features' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH5)				Approach 2. Introduction of Areas of Constraint to coincide with Habitats, Species Or Features Of Natural Heritage Importance.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have minimal impact upon poverty or social exclusion.				Potential for negative effect given the possibility of extensive spatial restrictions on all types of development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
2. To improve the health and wellbeing of the population				This approach ensures that a level of protection is afforded to all habitats, species or features of natural heritage importance. Protection of environmental assets , can help improve living standards, health and well-being, and quality of life .				Potential for negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
3. To improve the education and skills of the population				The protection afforded such sites will likely have a positive effect on educational / skills if utilised in association with local schools and communities.				Potential for negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
4. To provide everybody with the opportunity to live in a decent home				This approach ensures that a level of protection is afforded to all habitats, species or features of natural heritage importance . Protection of environmental assets , can help improve living standards, health and well-being, and our quality of life .				Potential for major negative effect given the possibility of extensive spatial restrictions on all types development. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
5. To reduce crime and anti-social activity	N/R			No relationship	N/R			No relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have a positive effect on neighbourhoods and sense of community cohesion.				Potential for major negative effect given the possibility of extensive spatial restrictions on all types developments. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.

Assessment of 'Other Habitats / Species / Features' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH5)				Introduction of Areas of Constraint to coincide with Habitats, Species Or Features Of Natural Heritage Importance.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
7. To improve accessibility to key services, especially for those most in need				Likely to have a neutral effect on improving accessibility to key services.				Potential for negative effect given the possibility of extensive spatial restrictions on all types development, including infrastructure. This is likely to outweigh positive effects as result of well maintained and accessible ecosystem services.
8. To reduce the effect of traffic on the environment	N/R			No relationship	N/R			No relationship
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Through the existing approach of the designation and protection of sites will likely have a positive impact upon water quality and water resources, as any development proposals will be considered in light of expert advice of NIEA.				Areas of Constraint to coincide with habitats, species or features of natural heritage importance, can result in greater protection of water quality and resources and lessen risk of pollution in these.
10. To improve air quality				The status quo would likely have a neutral effect on air quality.				Areas of Constraint to coincide with habitats, species or features of natural heritage importance may result in improved air quality in the long term.
11. To conserve and enhance biodiversity				Likely have a positive effect on the conservation of habitats, species or features of natural heritage importance.				Designation of Areas of Constraint will afford greater level of protection, particularly for flora however their ability to protect fauna may be limited due to their migratory nature.

Assessment of 'Other Habitats / Species / Features' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH5)				Introduction of Areas of Constraint to coincide with Habitats, Species Or Features Of Natural Heritage Importance.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
12. To maintain and enhance the character and quality of landscapes and townscapes				Existing policy approach affords a satisfactory degree of protection to habitats, species or features of natural heritage importance which helps maintain and enhance the character of the landscape.				Areas of Constraint to coincide with habitats, species or features of natural heritage importance will allow for greater protection and possible enhancement of landscape character.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				In conjunction with NIEA, this approach provides adequate protection for habitats, species or features of natural heritage importance and in doing so complement built heritage policies.				This approach will ensure there is minimal development in these areas which may also contain historical and cultural assets.
14. To reduce contributions to climate change and reduce vulnerability to climate change				This approach will likely have a positive impact on this objective due to the sufficient control exerted over new development where it may harm habitats, species or features of natural heritage importance.				The designation of areas of constraint, particularly in the long term, can have a major positive impact on climate change by increasing resilience to climate change effects and also due to potential decreased traffic emissions.
15. To reduce floodrisk and the adverse consequences of flooding				This approach, in conjunction with appropriate flood policies which seeks to adopt a precautionary approach principle would likely reduce floodrisk and consequences of flooding.				This approach, in conjunction with appropriate flood policies, would likely reduce floodrisk and consequences of flooding.
16. To minimise the production of waste and use of non renewable materials				Unlikely to impact upon production of waste and use of non-renewable materials.				Unlikely to impact upon production of waste and use of non-renewable materials.

Assessment of 'Other Habitats / Species / Features' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH5)				Introduction of Areas of Constraint to coincide with Habitats, Species Or Features Of Natural Heritage Importance.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
17. To conserve and enhance land quality and soil resources				A continuation of current policy, through consultation with NIEA, will have a positive effect on by ensuring appropriate forms of development are accommodated in a sustainable way.				Designating areas to further protect species will have a major positive impact due to potentially less new development taking place.
18. To encourage sustainable economic growth				Economic growth may be restricted within rural areas subject to consultation with NIEA, in the interests of protecting habitats, species or features of natural heritage importance. At the same time it is acknowledged that environmental assets and a good quality environment provide benefits that can enhance economic performance.				The designation of Areas of Constraint could hamper economic development, particularly in the long term.
19. To offer everybody the opportunity for rewarding and satisfying employment				Employment opportunities may be restricted. , in the interests of protecting habitats, species or features of natural heritage importance. This could potentially limit job creation and new business start ups. It is also acknowledged that environmental assets and a good quality environment can provide benefits that enhance economic performance.				The designation of Areas of Constraint could limit new job opportunities, particularly in the long term.
20. To reduce disparities in economic performance and promote sustainable regeneration				Even with the exception provided for within this approach economic growth may be restricted, subject to consultation with NIEA. Dependant on the biodiversity value of individual sites which will be assessed on a case by case basis.				This approach could create disparities between those living in an Area of Constraint and the rest of Mid Ulster.

Assessment of 'Other Habitats / Species / Features' Policy Options

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt an approach which is similar to the existing policy and has regard to the RDS, SPPS and PPS 2 (Policy - NH5)				Introduction of Areas of Constraint to coincide with Habitats, Species Or Features Of Natural Heritage Importance.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				Allows for limited economic opportunities and therefore would not actively encourage indigenous inward investment. Development would be on a limited scale and would be the exception to this approach.				This approach is restrictive to new development and therefore could affect investment and create obstacles for making land available for businesses.
22. To encourage efficient patterns of movement in support of economic growth	N/R			No relationship	N/R			No relationship

Summary

Social

Approach 1 is broadly positive in terms of the social objectives as the SPPS directs that the precautionary approach must be adopted and in doing so provide a significant level of protection for environmental resources which will provide opportunities for greater sense of community, sense of cohesion and linkages with education opportunities. On the contrary, it is considered that approach 2 has the potential to have major special implications due to the possibility of extensive spatial restrictions on all types of development.

Environmental

Approaches 1 & 2 both score positively against the environmental objectives due to their inherent ability to protect habitats, species or features of natural heritage importance. Approach 2 scores better due to the added protection provided by the areas of constraint, albeit that it is acknowledged that designations are not a panacea for protected species, due to their migratory nature.

Economic

It is acknowledged that our environmental assets and a good quality environment provide benefits that enhance economic performance. Notwithstanding, both approaches are scored negatively due to the potential for economic development to be stifled, delayed or blocked. Approach 2 may be particularly damaging economically given the possibility of extensive spatial restrictions on all types development.

Assessment of 'Open Space, Recreation and Leisure' Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of Current Area Plans				Approach 2. Plan intervention. Zone land for pitches and children's play and reserve sites for leisure development.				Approach 3. Balanced Approach. Protect existing open space and zone for new open spaces or indoor leisure where the Council is financially committed to acquiring the land.			
	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have a minimal impact on reducing poverty and social exclusion				Likely to have a minimal impact on reducing poverty and social exclusion				Likely to have a minimal impact on reducing poverty and social exclusion
2. To improve the health and wellbeing of the population				Likely positive effects in the short term as it facilitates the development of outdoor and indoor recreation facilities, safeguards existing open space, ensures that open space is an integral part of new residential development, and promotes healthy and active lifestyles. However, long term issues may arise. As population continues to grow this approach however may not address the identified shortage in children's play parks, particularly in the Magherafelt area.				Likely positive effects as it facilitates the development of outdoor and indoor recreation facilities, safeguards existing open space, ensures that open space is an integral part of new residential development, and promotes healthy and active lifestyles. Additional benefits by allowing the issue of a shortage of playparks in Magherafelt Area to be specifically addressed.				Likely positive effects as it facilitates the development of outdoor and indoor recreation facilities, safeguards existing open space, ensures that open space is an integral part of new residential development and promotes healthy and active lifestyles. Additional benefits by allowing the issue of a shortage of playparks in the Magherafelt area to be specifically addressed.
3. To improve the education and skills of the population				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, Parkanaur and Moydamlaght Forest .				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, Parkanaur and Moydamlaght Forest .				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, Parkanaur and Moydamlaght Forest .
4. To provide everybody with the opportunity to live in a decent home				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development. However, long term issues may arise. As population continues to grow this approach however may not address the identified shortage in children's playparks, particularly in the Magherafelt area.				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development. Additional benefits by allowing the issue of a shortage of playparks in Magherafelt Area to be specifically addressed.				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development. Additional benefits by allowing the issue of a shortage of playparks in Magherafelt Area to be specifically addressed.
5. To reduce crime and anti-social activity				Likely to have a neutral impact on crime and anti-social activity.				Likely to have a neutral impact on crime and anti-social activity.				Likely to have a neutral impact on crime and anti-social activity.
6. To encourage a sense of community and promote a more equal and inclusive society				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal impact on improving accessibility to key services.				Potential positive effect by addressing deficiency in children's play areas.				Potential positive effect by addressing deficiency in children's play areas.

Assessment of 'Open Space, Recreation and Leisure' Strategic Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Continuation of Current Area Plans				Approach 2. Plan intervention. Zone land for pitches and children's play and reserve sites for leisure development.				Approach 3. Balanced Approach. Protect existing open space and zone for new open spaces or indoor leisure where the Council is financially committed to acquiring the land.			
	Short	Med	Long	Comments	Short	Med	Long	Comments	Short	Med	Long	Comments
8. To reduce the effect of traffic on the environment				Likely to have a minimal effect on traffic generation and traffic journey numbers				Minor positive potentially by addressing identified issue of shortage and accessibility to play areas in certain parts of the district.				Minor positive potentially by addressing identified issue of shortage and accessibility to play areas in certain parts of the district.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Potential localised benefits by safeguarding specific areas of green and blue infrastructure.				Potential localised benefits by safeguarding areas of green and blue infrastructure.				Potential localised benefits by safeguarding areas of green and blue infrastructure.
10. To improve air quality				Likely positive effects by safeguarding green and blue infrastructure which can act as 'green lungs' absorbing pollutants, thus helping air quality.				Likely positive effects by safeguarding green and blue infrastructure which can act as 'green lungs' absorbing pollutants, thus helping air quality.				Likely positive effects by safeguarding green and blue infrastructure which can act as 'green lungs' absorbing pollutants, thus helping air quality.
11. To conserve and enhance biodiversity				Likely positive effect by affording protection to urban green spaces informal recreational areas.				Likely positive effect by affording protection to urban green spaces informal recreational areas.				Likely positive effect by affording protection to urban green spaces informal recreational areas.
12. To maintain and enhance the character and quality of landscapes and townscapes				Likely positive effect on this objective by protecting existing informal and formal open space areas and ensuring that open space is an integral part of new residential development.				Likely positive effect on this objective by protecting existing informal and formal open space areas and ensuring that open space is an integral part of new residential development.				Likely positive effect on this objective by protecting existing informal and formal open space areas and ensuring that open space is an integral part of new residential development. Potential additional benefits by facilitating development on opportunity sites which ensures these areas are not left derelict being a blight on the landscape
13. To conserve and, where appropriate, enhance the historic environment and				Likely positive impact on this objective in so far as open spaces support built and cultural activities.				Likely positive impact on this objective in so far as open spaces support built and cultural activities.				Likely positive impact on this objective in so far as open spaces support built and cultural activities.
14. To reduce contributions to climate change and reduce vulnerability to climate change				The protection and provision of open space (green and blue infrastructure) can help improve resilience to climate change.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help improve resilience to climate change.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help improve resilience to climate change.
15. To reduce flood risk and the adverse consequences of flooding				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas.
16. To minimise the production of waste and use of non-renewable materials				No relationship				No relationship				No relationship

Assessment of 'Open Space, Recreation and Leisure' Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Continuation of Current Area Plans				Plan intervention. Zone land for pitches and children's play and reserve sites for leisure development.				Balanced Approach. Protect existing open space and zone for new open spaces or indoor leisure where the Council is financially committed to acquiring the land.			
	Short	Med	Long	Comments	Short	Med	Long	Comments	Short	Med	Long	Comments
17. To conserve and enhance land quality and soil resources				Likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development.				Likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development.				Likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development.
18. To encourage sustainable economic growth				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by way of facilitating employment creation in the sport and leisure industry as well as in recreational tourism industry				Likely positive effects by way of facilitating employment creation in the sport and leisure industry as well as in recreational tourism industry. Additional benefits through plan intervention may be limited due to potential difficulties in land acquisition and given the adequate pitch provision that already exists.				Likely positive effects by way of facilitating employment creation in the sport and leisure industry as well as in recreational tourism industry
20. To reduce disparities in economic performance and promote sustainable regeneration				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced.				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced. Additional benefits through plan intervention may be limited due to potential difficulties in land acquisition and given the adequate pitch provision that already exists.				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry. Additional benefits through plan intervention may be limited due to potential difficulties in land acquisition and given the adequate pitch provision that already exists.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry
22. To encourage efficient patterns of movement in support of economic growth				Likely neutral effect and potentially negative long-term given the shortfall in children's play areas and issues with their accessibility				Potential positive effect by addressing deficiency of children's play areas and their accessibility.				Potential positive effect by addressing deficiency of children's play areas and their accessibility.

Assessment of ‘Open Space, Recreation and Leisure’ Strategic Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.				Approach 3.			
	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments	Short	Med Term	Long Term	Comments

Summary

It is recognised that open space, sport and outdoor recreation is important to society now and in the future. It supports many cultural, social economic, health and environmental benefits.

Social

Everyone, particularly children, older people and people with disabilities should have easy access to open space and the opportunity to participate in sport and outdoor recreational activity or simply enjoy and have contact with nature. All 3 policy approaches help facilitate the development of outdoor and indoor recreation facilities, safeguard existing open space and promote healthy and active lifestyles. The potential for positive social effects is broadly reflected in the scoring of all approaches 1, 2 and 3. There is a however a potential long term social disbenefit by continuing with the status quo under approach 1, as it may not address the identified need for children play park areas, in the Magherafelt area in particular. Approaches 2 and 3, which can potentially address this issue, score more positively in this regard.

Environmental

All three approaches score positively in terms of their potential environmental benefit. The RDS highlights the need to provide adequate provision for green and blue infrastructure such as parks, green spaces, trees, ponds, streams and lakes within towns and neighbourhoods and new developments. Ecosystem services such as these help improve resilience to climate change and that reduce the effects of flooding and the urban heat island. It is considered that all approaches support these objectives.

Economic

It is recognised that leisure facilities can be an economic activity generator. This is reflected in a positive scoring for all 3 approaches which seek to facilitate sport and recreational development. Although option 2 (plan intervention) is a more proactive approach in securing sites for leisure development, it is acknowledged that this may be difficult to implement in practical terms and, it would not be considered necessary in any case given the existing adequate pitch provision Mid Ulster. The matrix highlights a potential long-term negative effect in terms of efficient movement patterns under the current approach. As population continues to increase, it is possible that a continuation of the status quo may not address the issue surrounding the availability and accessibility of children play areas throughout the district.

Assessment of 'Open Space and Recreation' Policy Options

KEY

+	-	0	?	++	+	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Existing Policy – PPS 8				Approach 2. Tailored to be a more flexible policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and there are the following 2 exceptions - (1) Redevelopment would bring substantial community benefit that outweighs the loss of open space OR (2) the loss will have no significant detrimental impact on open space provision 2. Outdoor Sport and Recreation - Relax the policy so outdoor sports provision and sports facilities can occur outside settlement limits subject to tests in existing PPS 3. Indoor Sport and Intensive Outdoor Sports Facilities - Relax the policy so that small scale indoor sport and recreation facilities could be developed outside villages and small settlements and indoor sports requiring a stadia will be allowed where there are no sites available within a town				Approach 3. Tailored to be a strengthened policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and the 2 exceptions are combined - 'An exception will be made for redevelopment that would bring substantial community benefit AND where its loss will have no significant detrimental impact on open space provision. 2 Indoor Sport and Intensive Outdoor Sports Facilities - Remove all exceptions and only allow indoor facilities and stadia within settlement limits 3. Protection of River Corridors - To protect our inland bodies of water that offer important opportunities for sport and outdoor recreation, and provide visual amenity.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a minimal impact on reducing poverty and social exclusion				Overall potential positive effect, particularly for rural areas. Facilitating development of small scale indoor and outdoor facilities outside of settlement limits will bring benefits to those who live in remote rural areas particularly if mobility is restricted. Urban areas may be negatively effected due to removal of cap and potential loss of important area of open space.				Likely to have a minimal impact on reducing poverty and social exclusion
2. To improve the health and wellbeing of the population				Likely positive effects as it facilitates the development of outdoor and indoor recreation facilities, safeguards existing open space, ensures that open space is an integral part of new residential development, and promotes healthy and active lifestyles				Likely to have major positive effects in the short to medium term as it provides more scope for development of recreational facilities outside of settlements in rural areas. This may mean easier access to facilities with particular benefits for disadvantaged and less mobile groups. It could however over time, result in a loss of locally important open space and therefore have a minor negative effect on health and wellbeing and health inequalities.				Likely positive effects as it facilitates the development of outdoor and indoor recreation facilities, safeguards existing open space, ensures that open space is an integral part of new residential development and promotes healthy and active lifestyles.
3. To improve the education and skills of the population				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, Parkanaur and Moydamlaght Forest .				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, Parkanaur and Moydamlaght Forest.				Likely to have positive effects by safeguarding informal and passive recreational/educational facilities such as Drummanor Forest Park, Dungannon Park, parkanaur and Moydamlaght Forest.
4. To provide everybody with the opportunity to live in a decent home				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development.				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development				Likely to have a positive effect by safeguarding existing open space provision and ensuring that areas of open space are an integral part of new residential development.
5. To reduce crime and anti-social activity				Likely to have a neutral impact on crime and anti-social activity				Likely to have a neutral impact on crime and anti-social activity				Likely to have a neutral impact on crime and anti-social activity

Assessment of 'Open Space and Recreation' Policy Options

KEY

+	-	0	?	++	+	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Existing Policy – PPS 8				Approach 2. Tailored to be a more flexible policy approach				Approach 3. Tailored to be a strengthened policy approach			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
6. To encourage a sense of community and promote a more equal and inclusive society				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.				Likely positive effect. Participation in sport and recreation can help foster a strong sense of civic pride and assist cross community relations.
7. To improve accessibility to key services, especially for those most in need				Likely to have a minimal impact on improving accessibility to key services.				Likely positive effect by providing greater scope for sport and recreation facilities outside of the main towns at locations more convenient to rural populations.				Likely to have a minimal impact on improving accessibility to key services.
8. To reduce the effect of traffic on the environment				Likely to have a minimal effect on traffic generation and traffic journey numbers.				Likely to have a minimal effect on traffic generation and traffic journey numbers.				Likely to have a minimal effect on traffic generation and traffic journey numbers.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely to have a minimal effect on this objective. Potential for some localised conflict with regard to development ancillary to water sports facilities, although policy criterion can mitigate against this.				Likely to have a minimal effect on this objective. Potential for some localised conflict with regard to development ancillary to water sports facilities, although policy criterion will mitigate against this				Likely to have a positive effect on this objective due to proposed additional protection afforded to important river corridors such as Ballinderry, Moyola, Blackwater Bann and Owenkillew.
10. To improve air quality				Likely positive effects by safeguarding green and blue infrastructure which can act as 'green lungs' absorbing pollutants, thus helping air quality.				Likely positive effects by safeguarding green and blue infrastructure (albeit to a lesser degree than approach 1 and 3) which can act as 'green lungs' absorbing pollutants, thus helping air quality.				Likely positive effects by safeguarding green and blue infrastructure which can act as 'green lungs' absorbing pollutants, thus helping air quality.
11. To conserve and enhance biodiversity				Likely positive effect by affording protection to urban green spaces, river corridors and informal recreational areas.				Likely positive effect by affording protection to urban green spaces, river corridors and informal recreational areas (albeit to a lesser degree than approach 1 and 3).				Likely significant positive effect by affording stronger protection to important river corridors in addition to safeguarding urban green spaces and informal recreational areas.
12. To maintain and enhance the character and quality of landscapes and townscapes				Likely positive effect on this objective by protecting existing informal and formal open space areas and ensuring that open space is an integral part of new residential development.				Likely negative effect in the long term. The removal of the cap and a more relaxed policy generally may lead to the loss of important areas of open space and result in visually obtrusive developments in rural areas.				Likely positive effect on this objective by protecting existing informal and formal open space areas, important river corridors and by ensuring that open space is an integral part of new residential development.

Assessment of 'Open Space and Recreation' Policy Options

KEY

+	-	0	?	++	+	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Existing Policy – PPS 8				Approach 2. Tailored to be a more flexible policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and there are the following 2 exceptions - (1) Redevelopment would bring substantial community benefit that outweighs the loss of open space OR (2) the loss will have no significant detrimental impact on open space provision 2. Outdoor Sport and Recreation - Relax the policy so outdoor sports provision and sports facilities can occur outside settlement limits subject to tests in existing PPS 3. Indoor Sport and Intensive Outdoor Sports Facilities - Relax the policy so that small scale indoor sport and recreation facilities could be developed outside villages and small settlements and indoor sports requiring a stadia will be allowed where there are no sites available within a town				Approach 3. Tailored to be a strengthened policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and the 2 exceptions are combined - 'An exception will be made for redevelopment that would bring substantial community benefit AND where its loss will have no significant detrimental impact on open space provision. 2 Indoor Sport and Intensive Outdoor Sports Facilities - Remove all exceptions and only allow indoor facilities and stadia within settlement limits 3. Protection of River Corridors - To protect our inland bodies of water that offer important opportunities for sport and outdoor recreation, and provide visual amenity.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely positive impact on this objective in so far as open spaces support built and cultural activities.				Likely positive impact on this objective in so far as open spaces support built and cultural activities (albeit to a lesser extent than approach 1 and 3).				Likely positive impact on this objective in so far as open spaces support built and cultural activities.
14. To reduce contributions to climate change and reduce vulnerability to climate change				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help improve resilience to climate change.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help improve resilience to climate change.				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help improve resilience to climate change.
15. To reduce flood risk and the adverse consequences of flooding				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas				The protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas				The protection of river corridors and the protection and provision of informal or formal outdoor recreation areas (green and blue infrastructure) can help alleviate the risk of flooding, particularly in urban areas.
16. To minimise the production of waste and use of non-renewable materials				No relationship				No relationship				No relationship
17. To conserve and enhance land quality and soil resources				Likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development.				likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development (albeit to a lesser extent than approach 1 and 3)				likely positive effect by affording a level of protection to green spaces in urban areas in particular which may be under pressure for development
18. To encourage sustainable economic growth				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and leisure industry and also the recreational tourism industry.
19. To offer everybody the opportunity for rewarding and satisfying employment				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as recreational tourism.

Assessment of 'Open Space and Recreation' Policy Options

KEY

+	-	0	?	++	+	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1. Existing Policy – PPS 8				Approach 2. Tailored to be a more flexible policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and there are the following 2 exceptions - (1) Redevelopment would bring substantial community benefit that outweighs the loss of open space OR (2) the loss will have no significant detrimental impact on open space provision 2. Outdoor Sport and Recreation - Relax the policy so outdoor sports provision and sports facilities can occur outside settlement limits subject to tests in existing PPS 3. Indoor Sport and Intensive Outdoor Sports Facilities - Relax the policy so that small scale indoor sport and recreation facilities could be developed outside villages and small settlements and indoor sports requiring a stadia will be allowed where there are no sites available within a town				Approach 3. Tailored to be a strengthened policy approach 1. Protection against loss of open space - The cap on open space that can be redeveloped is removed and the 2 exceptions are combined - 'An exception will be made for redevelopment that would bring substantial community benefit AND where its loss will have no significant detrimental impact on open space provision. 2 Indoor Sport and Intensive Outdoor Sports Facilities - Remove all exceptions and only allow indoor facilities and stadia within settlement limits 3. Protection of River Corridors - To protect our inland bodies of water that offer important opportunities for sport and outdoor recreation, and provide visual amenity.			
	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment	Short Term	Med Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced.				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced.				Potentially positive effect by ensuring important areas of open space in urban areas are retained and/or enhanced.
21. To encourage and accommodate both indigenous and inward investment				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry.				Likely positive effects by way of facilitating employment creation in the sport and recreation industry as well as in recreational tourism industry.
22. To encourage efficient patterns of movement in support of economic growth				Likely neutral effect overall although there may be some small local benefits depending on where new developments are located.				Likely neutral effect overall although there may be some small local benefits depending on where new developments are located.				Likely neutral effect overall although there may be some small local benefits depending on where new developments are located.

Summary

Social

All approaches can be socially beneficial for Mid Ulster, particularly in terms of improving health and well-being and encouraging a sense of community and promoting inclusiveness. The relaxed approach advocated under option 2 may bring added benefits, particularly to those living in rural areas.

Environmental

All approaches are likely to have broadly positive environmental effects by safeguarding important ecosystem services that help improve air quality, conserve biodiversity, reduce contributions to climate change and reduce flood risk. As approach 2 removes the cap on existing areas of open space that can be redeveloped there is a risk that important areas of open space may be lost from this approach and the scoring reflects this. Approach 3 scores more positively in terms of conserving and enhancing biodiversity due to the additional protection afforded to river corridors.

Economic

Each approach facilitates the development of sport and leisure facilities which can be an important economic generator. All approaches support the sustainability objectives and this is reflected in the matrix scoring.

Assessment of 'Planning and Flood Risk' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Retain existing policy – PPS 15 Planning and Floodrisk				More restrictive approach including a blanket ban on all new development within floodplains (alternative to current Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to current policy FLD 3). Policies FLD 2 and 4 are retained.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Application of current policy can continue to reduce flood risk to new or existing communities and therefore reducing the possibility of inundation. It can also have positive effects in terms of prudent use of water resources.				This approach can also reduce flood risk to new and existing communities and have positive effects in terms of prudent use of water resources
2. To improve the health and wellbeing of the population				The current approach is likely to have positive effects in relation to health and well-being by helping maintain a good quality of water supply and retention of green infrastructure and access thereto.				Likely to have positive effect in relation to health and well-being by ensuring a good quality of water supply and retention of green infrastructure and access thereto.
3. To improve the education and skills of the population				No Relationship				No Relationship
4. To provide everybody with the opportunity to live in a decent home				Application of current policy is likely to continue to reduce the flood risk to new or existing infrastructure and communities.				This more restrictive approach is likely to significantly reduce the risk of the impacts of flooding but could also prevent some new developments in previously suitable areas. An Overall positive effect is anticipated.
5. To reduce crime and anti-social activity				No Relationship				No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				Likely to have a neutral effect.				likely to have a neutral effect.
7. To improve accessibility to key services, especially for those most in need				This is likely to have positive effects by preventing development taking place in flood risk areas.				A stricter policy regime will give added protection to existing communities and infrastructure.
8. To reduce the effect of traffic on the environment				No Relationship				No Relationship

Assessment of 'Planning and Flood Risk' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Retain existing policy – PPS 15 Planning and Floodrisk				More restrictive approach including a blanket ban on all new development within floodplains (alternative to current Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to current policy FLD 3). Policies FLD 2 and 4 are retained.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Applying existing policy can continue to help improve water quality, conserve water resources and provide for sustainable sources of water supply.				A more strict approach to new developments within affected areas will have added long-term benefits in relation to water quality improvement and water conservation. Removal of exceptions to policy means less risk of potential contamination.
10. To improve air quality				No Relationship				No Relationship
11. To conserve and enhance biodiversity				Notwithstanding the potentially disruptive nature of flood alleviation measures, the overall effect on biodiversity is likely to be positive - for example, strategic networks of green/blue infrastructure that are important in terms of providing meadowlands and wildlife corridors, can be retained.				With less scope for development within flood plains i.e. no exceptions, this approach can bring added benefits to the local biodiversity by giving added protection to local conservation sites, low lying areas, green infrastructure and their associated access routes.
12. To maintain and enhance the character and quality of landscapes and townscapes				Although flood alleviation measures can be intrusive and disruptive, a continuation of the status quo is likely to bring broadly positive effects by ensuring vulnerable/ exposed/ highly visible/ low lying areas are kept free from development and that the historic built fabric is protected.				Although flood alleviation measures can be intrusive and disruptive, a stricter approach is likely to be more positive by affording greater protection to the built fabric and ensuring vulnerable landscapes are kept free from development. Greater protection would be afforded to important areas of green infrastructure, both within and outside settlements, helping to maintain or enhance local visual amenity.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Application of existing policy is likely to have a positive effect in terms of protection of the historic built fabric by ensuring low-lying, built up areas are broadly kept free from development and access thereto maintained.				A more strict policy approach without exceptions can further safeguard historic environment and cultural assets by ensuring low-lying, built up areas in particular are kept from development, and access thereto maintained.
14. To reduce contributions to climate change and reduce vulnerability to climate change				A continuation of the status quo is likely to have positive effects by ensuring that new development is directed away from areas at risk of flooding.				A stricter policy would bring a greater benefit in this regard by removing exceptions to policy that would may allow development in flood risk areas.

Assessment of 'Planning and Flood Risk' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Retain existing policy – PPS 15 Planning and Floodrisk				More restrictive approach including a blanket ban on all new development within floodplains (alternative to current Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to current policy FLD 3). Policies FLD 2 and 4 are retained.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				A continuation of the status quo is likely to have positive effects by ensuring that new development is directed away from areas at risk of flooding. The submission of flood management plans can also help alleviate adverse consequences of flooding and reduce the risk of damage to properties from flood events.				A stricter policy would bring a greater benefit in this regard by removing exceptions to policy that may allow development in flood risk areas. The submission of flood management plans will also help alleviate adverse consequences of flooding and lessen the risk of damage to property from flood events.
16. To minimise the production of waste and use of non-renewable materials				No Relationship				No Relationship
17. To conserve and enhance land quality and soil resources				Current approach has potential to have positive effects in terms of reducing the risk of subsidence and heave.				A more strict approach, wherein there are no exceptions to preventing development in flood risk areas, is likely to bring added benefits in terms of reducing development on greenfield sites and potentially reducing the risk of subsidence and heave.
18. To encourage sustainable economic growth				A policy which ensures new business development is located away from flood plains or, within flood risk areas subject to appropriate flood alleviation measures and/or flood management plans, can improve business resilience and can be positive in terms of overall sustainable economic growth.				Exceptions to development in flood plains are allowed under current policy. Removal of these exceptions may be seen to restrict growth in certain locations in the short term. Furthermore, a requirement for drainage assessments for all proposals may delay application processing times. It is possible however, that this approach may become more sustainable and resilient the medium to long term as flood risk areas are avoided.
19. To offer everybody the opportunity for rewarding and satisfying employment				The existing approach is likely to have a neutral effect on employment opportunities within the district.				Whilst in the short term a stricter policy may stifle some development and/or create uncertainty and/or delay in application processing times. In the long term this negative effect may be less keenly felt as economic development is directed to more appropriate locations.

Assessment of 'Planning and Flood Risk' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Retain existing policy – PPS 15 Planning and Floodrisk				More restrictive approach including a blanket ban on all new development within floodplains (alternative to current Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to current policy FLD 3). Policies FLD 2 and 4 are retained.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				The current approach can have positive effects in that it allows for some development in for example, brownfield sites, in certain circumstances.				A stricter policy that removes exceptions, for example for business development in an adequately defended urban areas, may stifle development in the long term. Areas that are in particular need of regeneration may be particularly affected.
21. To encourage and accommodate both indigenous and inward investment				The current approach will have limited influence on the amount of indigenous and inward investment. The effect is therefore likely to be neutral.				A stricter policy may create uncertainty and delay processing times in the short-medium term due to the requirement for Drainage Assessments for all proposals and the potential to stifle development in areas previously deemed suitable.
22. To encourage efficient patterns of movement in support of economic growth				The current policy approach can help ensure that local roads infrastructure is not put at risk from the potential knock-on effect of allowing inappropriate development in flood risk areas.				A more strict approach to new developments within flood areas can potentially have added benefits by ensuring flood risk areas are avoided in all circumstances and that knock-on effects to the local infrastructure is minimised. There may also be some localised impacts depending on the proximity of existing key employment areas to key transport interchanges, and the level of flood risk for both.

Assessment of 'Planning and Flood Risk' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
	Retain existing policy – PPS 15 Planning and Floodrisk				More restrictive approach including a blanket ban on all new development within floodplains (alternative to current Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to current policy FLD 3). Policies FLD 2 and 4 are retained.			

Summary

As the revised PPS 15 is a fairly recent publication (September 2014) it broadly aligns with legislative requirements regional planning policy and sustainability objectives at the strategic level. Rivers Agency have indicated that they would like to see the majority of existing PPS 15 retained as operational policy given the similarities between it and the SPPS. The suggested alternative approach relates specifically to policies FLD 1 Development in (Fluvial) and Coastal Flood Plains, FLD 3 Development and Surface Water (Pluvial) Flood Risk outside Flood plains. It includes a blanket ban on new development within floodplains (alternative to Policy FLD 1), and a requirement for drainage assessments for all development proposals within areas of Surface Water (Pluvial) Flood Risk (alternative to policy FLD 3). Under this approach Policies FLD 2 (Protection of Flood Defence and Drainage Infrastructure) and FLD 4 (Artificial Modification of Watercourses) are retained as per existing policy.

Social

Both approaches are likely to have positive effects on health and well-being by reducing flood risk and consequences of flooding, helping maintain a good quality of water supply, and aiding the retention of green/blue infrastructure.

Environmental

Both approaches are likely to have positive effects on the environment by reducing flood risk and the consequences of flooding, improving water supplies/resources, alleviating the consequences of flooding and maintaining the quality of landscapes. Approach 2 scores better environmentally than approach 1, reflecting its stricter approach, including putting a blanket ban on all new development within floodplains, without exception.

Economical

Any potential environmental benefits from applying a more strict approach (approach 2) are likely to be outweighed by potential negative economic effects. Preventing economic development in areas previously deemed suitable is likely to stifle or delay development, at least in the short to medium term. A requirement for drainage assessments for all proposals on sites that have are prone to surface water (pluvial) flooding adds another layer of bureaucracy which is likely to create uncertainty and unnecessary delays in processing of planning applications.

Assessment of 'Flood Risk Development in Proximity to Reservoirs' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.**				Approach 2.**				Approach 3			
	Retain existing policy –FLD 5 Development in Proximity to Reservoirs				Blanket Ban Approach				No policy on Development in Proximity to Reservoirs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
1. To reduce poverty and social exclusion				Current policy is likely to have positive effects by reducing flood risk to new or existing households, infrastructure and communities.				A blanket ban would further reduce flood risk to new or existing households, infrastructure and communities.				This approach could significantly increase the risk of flooding and potentially cause significant damage to property and population.
2. To improve the health and wellbeing of the population				Likely positive effects with regard to maintaining quality of water supplies and retention of green infrastructure and access thereto.				Likely positive effects with regard to maintaining quality of water supplies and retention of green infrastructure and access thereto.				Having policy potentially lead to significant social, economic and environmental effects, including both localised and widespread detrimental effects on health and wellbeing.
3. To improve the education and skills of the population				No relationship				No Relationship				No relationship
4. To provide everybody with the opportunity to live in a decent home				This approach can have a positive effect by reducing the risk of flooding to new and existing homes.				This approach can have a positive effect by reducing the risk of flooding to new and existing homes.				This approach brings potential significant negative effects. It will result in an increased likelihood of flooding and cause physical damage to housing stock, particularly for those properties located within the reservoir inundation area.
5. To reduce crime and anti-social activity				No Relationship				No Relationship				No Relationship
6. To encourage a sense of community and promote a more equal and inclusive society				The current approach is likely to have a neutral effect on community spirit and inclusiveness.				This approach is likely to have neutral effect on community spirit and inclusiveness.				A policy void has the potential to undermine attempts to create a sense of community and a more equal and inclusive society. Impacts are likely to be localised and may depend on where communities are located.
7. To improve accessibility to key services, especially for those most in need				Current policy will have a minimal effect on this objective.				This approach will have a minimal effect on this objective				This approach could potentially have a negative impact on accessibility to key services, particularly for the most vulnerable in society.
8. To reduce the effect of traffic on the environment				No Relationship				No Relationship				No relationship

Assessment of 'Flood Risk Development in Proximity to Reservoirs' Policy Options

KEY

+	-	0	?	++	--	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.**				Approach 2.**				Approach 3			
	Retain existing policy –FLD 5 Development in Proximity to Reservoirs				Blanket Ban Approach				No policy on Development in Proximity to Reservoirs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				By steering the majority of new development away from flood risk areas, the current approach is likely to improve water quality, conserve water resources and provide for sustainable water supply sources.				By steering all of new development away from flood risk areas, the current approach is likely to improve water quality, conserve water resources and provide for sustainable sources of water supply.				This approach could compromise the ability to provide sustainable sources of water supply.
10. To improve air quality				No Relationship				No Relationship				No Relationship
11. To conserve and enhance biodiversity				Current policy is likely to have positive effects by protecting strategic networks of green and blue infrastructure.				This approach is likely to have positive effects by protecting strategic networks of green and blue infrastructure.				A policy void could potentially have adverse effects on local biodiversity, particularly within and in close proximity to identified reservoir flood inundation areas.
12. To maintain and enhance the character and quality of landscapes and townscapes				A continuation of the status quo is likely to bring broadly positive effects by ensuring development within reservoir inundation areas is tightly controlled.				A blanket ban approach is likely to have more positive effects by ensuring no development takes place within reservoir inundation areas.				A policy void could potentially result in degradation of such landscapes and townscapes located within and in close proximity to reservoir inundation areas.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Applying tight controls on development within potential flood inundation areas can help preserve and maintain historic and cultural assets.				By preventing development within flood inundation areas, there are likely to be positive effects on local historical and cultural assets.				Having no policy with regard development within reservoir inundation areas, increases the potential for historical and cultural assets to be negatively impacted upon.
14. To reduce contributions to climate change and reduce vulnerability to climate change				By ensuring development within potential flood inundation areas are tightly controlled, there are likely positive effects by applying current policy.				By preventing development within flood inundation areas, there are likely to be positive effects on local cultural and historical assets.				Having no policy with regard development within reservoir inundation areas, increases the risk of flooding in those areas, and consequently increase risk of damage to local assets.
15. To reduce flood risk and the adverse consequences of flooding				The current approach can ensure new development is directed away from flood risk areas unless specific criteria are met, aiding the achievement of this objective.				This approach can further reduce flood risk and adverse consequences of flooding by ensuring reservoir inundation areas are kept free from development.				This approach will increase flood risk and adverse consequences of flooding by facilitating development in reservoir inundation areas.

Assessment of 'Flood Risk Development in Proximity to Reservoirs' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.**				Approach 2.**				Approach 3			
	Retain existing policy –FLD 5 Development in Proximity to Reservoirs				Blanket Ban Approach				No policy on Development in Proximity to Reservoirs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments
16. To minimise the production of waste and use of non-renewable materials				No Relationship				No Relationship				No Relationship
17. To conserve and enhance land quality and soil resources				The current policy approach has potential to have positive effects in terms of reducing the risk of subsidence and heave.				This approach has the potential to have positive effects in terms of reducing development on greenfield sites and reducing the risk of subsidence and heave.				This approach could potentially lead to the degradation of land quality, particularly within identified reservoir flood inundation areas.
18. To encourage sustainable economic growth				A policy that applies strict controls regarding location of development within flood risk areas, can improve business resilience and can be positive in terms of overall sustainable economic growth.				A policy which prevents business development being located within flood risk areas, can only improve business resilience in the medium to long term and can be positive in terms of overall sustainable economic growth.				Allowing business development within reservoir inundation areas would not be sustainable in the long term and could potentially lead to significant adverse effects.
19. To offer everybody the opportunity for rewarding and satisfying employment				The existing approach is likely to have a neutral effect on employment opportunities within the district.				Potentially negative effect by restricting development in areas where it has been previously deemed acceptable.				Although having no policy void could have a potentially negative impact, the full extent is uncertain as it will depend on the extent identified reservoir flood inundation areas and potential for employment uses within or nearby.
20. To reduce disparities in economic performance and promote sustainable regeneration				It is anticipated that current policy will not have an effect on the achievement of this objective.				It is anticipated that this policy approach will not have an effect on the achievement of this objective.				Potential impact is uncertain and depends on the extent of inundated areas and potential for employment uses within or nearby.
21. To encourage and accommodate both indigenous and inward investment				It is anticipated that current policy will not have an effect on the achievement of this objective.				It is anticipated that current policy will not have an effect on the achievement of this objective.				Potential impact is uncertain and may depend on the extent of inundated areas and of existing and potential employment areas within or in close proximity to these areas.
22. To encourage efficient patterns of movement in support of economic growth				It is anticipated that current policy will not have an effect on the achievement of this objective.				It is anticipated that this policy approach will not have an effect on the achievement of this objective.				Potential impact is uncertain and depends on the extent of inundated areas and proximity to key roads infrastructure.

Assessment of 'Flood Risk Development in Proximity to Reservoirs' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.**				Approach 2.**				Approach 3			
	Retain existing policy –FLD 5 Development in Proximity to Reservoirs				Blanket Ban Approach				No policy on Development in Proximity to Reservoirs.			
	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments	Short Term	Med Term	Long Term	Comments

**In relation to options 1 & 2 scoring is made on the assumption that information is available regarding the extent of flood inundation areas associated with the 5 District reservoirs within Mid Ulster

Summary

Social

Approaches 1 and 2 are likely to have positive effects on health and well-being by reducing flood risk and consequences of flooding, helping maintain a good quality of water supply, and aiding the retention of green/blue infrastructure. approach 3, i.e. to have no policy could have adverse social implications, including both localised and widespread detrimental effects on health and wellbeing.

Environmental

Approaches 1 and 2 are likely to have positive effects on the environment by reducing flood risk, alleviating the consequences of flooding, improving water supplies/resources and maintaining the quality of landscapes. Approach 2 scores better environmentally than approach 1, reflecting its stricter approach, which includes putting a blanket ban on all new development within reservoir inundation areas. Approach 3 has potential to have serious environmental consequences and this is reflected in its strongly negative scoring. There is strong potential for adverse effects on biodiversity, built, natural and landscape heritage by not restricting development within reservoir inundation areas.

Economical

Preventing economic development in areas previously deemed suitable is likely to stifle or delay development, at least in the short to medium term. Having no restrictions on development (approach 3) may put homes and businesses at risk which are located within or near reservoir inundation areas. This approach may not be sustainable and could potentially lead to significant adverse effects. In the absence of details on the location of these flood inundation areas, the overall extent of potential negative effects is somewhat uncertain.

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
1. To reduce poverty and social exclusion				Likely to have a minimal effect on this objective.				Likely to have a minimal effect on this objective.
2. To improve the health and wellbeing of the population				A continuation of current policy will have a positive effect on health and well being by ensuring waste production is managed in a sustainable way. Waste management must be carried out without endangering human health through pollution of water, air or soil or contamination of plants or animals. There is potential for localised impacts in terms of for example, noise and smells generated by waste facilities, although this is likely to be controlled by both planning and waste management licensing conditions.				With less focus on landfilling and greater emphasis on recycling, there is less potential for pollution to air, land and water or contamination of plants or animals and therefore potentially more positive effects on health and wellbeing. The Joint Waste Management Plan (2016-2020) indicates that the last operational landfill site is earmarked for closure in 2020. This can bring medium to long-term benefits to the surrounding areas. For all waste facilities, there is potential for localised impacts in terms of for example, noise and smells generated, although this is likely to be controlled by both planning and waste management licensing conditions.
3. To improve the education and skills of the population				No relationship				No relationship
4. To provide everybody with the opportunity to live in a decent home				Likely neutral effect overall. Potential for some localised positive effects through pending landfill closures, and possible localised negative effects depending on where new facilities are permitted.				Likely neutral effect overall. Potential for some localised positive effects through pending landfill closures, and possible localised negative effects depending on where new facilities are permitted.
5. To reduce crime and anti-social activity				Likely neutral effect. It is considered that planning policy would have minimal influence on the prevalence of environmental crime, such as fly tipping or unauthorised infilling.				Likely neutral effect. It is considered that planning policy would have minimal influence on the prevalence of environmental crime, such as fly tipping or unauthorised infilling.
6. To encourage a sense of community and promote a more equal and inclusive society				No relationship				No relationship

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
7. To improve accessibility to key services, especially for those most in need				Likely positive effects. Existing policy, which is guided by the proximity principle can ensure that new waste management/ recycling centres are located at easily accessible locations.				Likely positive effects. Proposed policy, which is also guided by the proximity principle, can ensure that new waste management/ household recycling centres are located at easily accessible locations.
8. To reduce the effect of traffic on the environment				Likely negative effect on this objective. Waste generation will continue to increase as population increases. There is potential for mitigation however. Current policy is underpinned by the 'proximity principle' emphasising the need to treat and/or of dispose wastes in reasonable proximity to their point of generation. This is reinforced under criteria for regional scale developments.				Likely negative effect on this objective. Waste generation will continue to increase as population increases. There is potential for mitigation however. This approach is also underpinned by the 'proximity principle' emphasising the need to treat and/or of dispose wastes in reasonable proximity to their point of generation. This is reinforced under criteria for regional scale developments.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Although potentially negative, problems can arise from surface water run-off, landfill leachate and the discharge of wastewater from waste management operations such as composting and recycling plants, the impacts are likely to be controlled through planning conditions and the waste management licensing regime. As the 3 remaining landfill sites cease to operate and recycling at source is increased, there may be less potential for a negative impact in the medium to long-term. In terms of new facilities, their impact and any mitigation measures required would depend on the exact location of the proposed development.				Similar to the current approach, whilst the impacts are potentially negative, problems can arise from surface water run-off, landfill leachate and the discharge of wastewater from waste management operations such as composting and recycling plants, they are likely to be controlled through planning conditions and the waste management licensing regime. As the 3 remaining landfill sites cease to operate and recycling at source is increased, there may be less potential for a negative impact in the medium to long-term. In terms of new facilities, their impact and any mitigation measures required may depend on the exact location of the proposed development.
10. To improve air quality				Although potentially negative, for example through creation of dust and odours, impacts are likely to be controlled through planning conditions and the waste management licensing regime.				Similar to the current PPS 11 approach, the impacts are potentially negative, although they are likely to be controlled through planning conditions and the waste management licensing regime. Pending landfill closures may result in less negative impacts in the medium to long-term.

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
11. To conserve and enhance biodiversity				Likely effect is uncertain. The potential impact would depend on the exact location of the proposed development. The application of locational criteria and the precautionary approach can help direct waste management proposals away from areas of nature conservation importance.				Likely effect is uncertain. The potential impact would depend on the exact location of the proposed development. The application of locational criteria and the precautionary approach can help direct proposals away from areas of nature conservation importance.
12. To maintain and enhance the character and quality of landscapes and townscapes				As the last remaining 3 landfill sites within Mid Ulster cease to operate, appropriate restoration and aftercare proposals will eventually improve visual amenity in these areas. By reason of their size, nature and location, all new facilities are potentially visually intrusive. Incinerators can be particularly intrusive, although there are no immediate plans for one within the district. Proposals are guided by locational criteria, e.g. within active or worked out quarries, within industrial estates etc. and the precautionary approach, which can help minimise visual impacts. Litter in close proximity to waste sites can be potentially unsightly, although these are normally controlled by conditions attached to the waste licence.				As the last remaining 3 landfill sites within Mid Ulster cease to operate, appropriate restoration and aftercare proposals will eventually improve visual amenity in these areas. By reason of their size, nature and location, all new facilities are potentially visually intrusive. Incinerators can be particularly intrusive, although there are no immediate plans for one within the district. All proposals are guided by locational criteria, (e.g. within active or worked out quarries, within industrial estates etc.) and the precautionary approach, which can help minimise visual impacts. The local waste plan identified a need for a new waste transfer station at Drumcoo, which is located outside of those landscapes which identified as to vulnerable in the Landscape Assessment (MUDC September 2015). Litter in close proximity to waste sites can be potentially unsightly, although these are normally controlled by conditions attached to the waste licence. The effect of removing a specific policy dealing with applications for 'land improvement' will depend on how general policy is applied on a case by case basis.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Likely effect is uncertain. By reason of their size, nature or location, waste management facilities have the potential to cause significant damage to the environment in terms of heritage destruction. Potential impact however is dependent on where the proposal is located.				Likely effect is uncertain. By reason of their size, nature or location, waste management facilities have the potential to cause significant damage to the environment in terms of heritage destruction. Potential impact is dependent on where the proposal is located.

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
14. To reduce contributions to climate change and reduce vulnerability to climate change				The management of waste contributes directly to climate change through the emission of GHG from landfill sites and energy use. Overall, waste emissions account for around 3% of the UK's GHG emissions. (NIWMS-2013) The move away from landfilling of waste to increased recycling will help reduce contributions to climate change.				The management of waste contributes directly to climate change through the emission of GHG from landfill sites and energy use. Overall, waste emissions account for around 3% of the UK's GHG emissions. (NIWMS-2013) The move away from landfilling of waste to increased recycling will help reduce overall contributions to climate change.
15. To reduce flood risk and the adverse consequences of flooding				Likely to have a neutral effect in relation to this objective. Related flood risk policies should ensure that waste related development, including the infilling of land, does not occur within or near flood risk areas.				Likely to have a neutral effect in relation to this objective. Related flood risk policies should ensure that waste related development, infilling of land, does not occur within or near flood risk areas.
16. To minimise the production of waste and use of non-renewable materials				Current policy is underpinned by the waste management hierarchy and helps facilitate a Reduce, Reuse, Recycle approach to waste management. It supports new or enhanced waste facilities that will in turn assist in increasing rates of waste recycling and recovery.				This approach is set in the context of the Northern Ireland Waste Management Strategy 'Delivering Resource Efficiency' which emphasises waste as a resource and an opportunity. The strategy recognises that smarter use of scarce resources is both a strategic necessity and an economic opportunity.
17. To conserve and enhance land quality and soil resources				The pending closure of the remaining landfill sites within the district, in line with the waste management hierarchy, will help reduce the risk of land contamination by way of leachate production, particularly in the long-term.				The pending closure of the remaining landfill sites within the district, in line with the waste management hierarchy, will help reduce the risk of land contamination by way of leachate production, particularly in the long-term.
18. To encourage sustainable economic growth				The importance of developing the green economy as a key element in encouraging business growth was highlighted in the 2012 NI Economic Development Strategy. Waste management can play its part in the creation of 'green' jobs and underpin existing jobs.				The waste management strategy recognises that the smarter use of scarce resources is both a strategic necessity and an economic opportunity. The importance of developing the green economy as a key element in encouraging business growth was highlighted in the 2012 NI Economic Development Strategy. This approach can play its part in the creation of 'green' jobs and underpin existing jobs.
19. To offer everybody the opportunity for rewarding and satisfying employment				The waste industry is an important provider of jobs and investment. The current policy approach can have a positive effect in terms of creating job opportunities.				The waste industry is an important provider of jobs and investment. This approach can have a positive effect in terms of creating job opportunities.

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
20. To reduce disparities in economic performance and promote sustainable regeneration				Although there may be some localised positive impacts, the overall effect on this objective is likely to be neutral.				Although there may be some localised positive impacts, the overall effect on this objective is likely to be neutral.
21. To encourage and accommodate both indigenous and inward investment				The waste industry is an important provider of jobs and investment. The current policy approach can have a positive effect in terms of facilitating the creation of job opportunities.				The waste industry is an important provider of jobs and investment. This approach can have a particularly positive effect in terms of facilitating the creation of job opportunities in the waste management sector as dealing with waste is increasingly seen as an opportunity, rather than a necessity.
22. To encourage efficient patterns of movement in support of economic growth				Likely positive effect on this objective. Current policy is underpinned by the 'proximity principle' emphasising the need to treat and/or dispose wastes in reasonable proximity to their point of generation. This is reinforced under criteria regional scale developments. The extent of impact will depend on location and number of facilities.				Likely positive effect on this objective. Policy is underpinned by the 'proximity principle' emphasising the need to treat and/or dispose wastes in reasonable proximity to their point of generation. This is reinforced under criteria for regional scale developments. The extent of impact will depend on location and number of facilities.

Assessment of 'Waste Management' Policy Options

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.				Approach 2.			
	Short Term	Med. Term	Long Term	Comment	Short Term	Med. Term	Long Term	Comment
	Adopt policies which are in line with existing planning policy contained within Planning Policy Statement 11 (PPS 11).				Update and simplify existing policy to take account of the SPPS - less emphasis on landfilling of waste, identification of specific waste management sites, and removal of specific policy for land improvement.			

Summary

Additional Background information.

It is evident that MUDC is progressively moving away from the landfilling of waste with increased emphasis on recycling. This is in line with the waste management hierarchy which underpins waste management planning policy. The forthcoming LDP will take account of the Joint Waste management Plan 2016 (Mid Ulster, Omagh and Fermanagh and Armagh Banbridge and Craigavon Councils) and this reflected in the suggested alternative approach.

The NISRA Report February 2015 indicates that;

- The total amount of Local Authority Collected municipal waste arising's in Mid Ulster reduced by 1.5% between 2004/2005 and 2013/14 , compared to a reduction of 12% for NI.
- Less than half of municipal waste collected was sent to landfill (48.6%) in 2013/1014 in Mid Ulster, compared to 44% for NI.
- The amount of household waste recycled in Mid Ulster has almost doubled between 2004/05 (23.9) and 2013/14 (46.1%), with a similar increase for NI (18.2 to 40.6%).
- In 2013/14 households in Mid Ulster produced an average of 1.302 tonnes of waste per year, compared to the Northern Ireland average of 1.135. Although significantly higher than the NI average it is noted that Mid Ulster has a higher than average household size i.e. is 2.88 people compared to 2.54 for Northern Ireland (Census 2011). Although policy to date has helped facilitate the necessary infrastructure, it is noted that NI has the lowest recycling rates in the UK, at 40.6 % in 2013/14, and that EU member states are required to recycle 50 % of Municipal waste by 2020.

The Joint Waste Management Plan 2016 includes closure plans for the last 3 remaining landfill sites within Mid Ulster district i.e. Magheraglass, Tullyvar and Ballymacombs. With the last remaining landfill in Ballymacombs due to close in the 2019/20 year, MUDC is required to develop further waste transfer facilities within the district. A site selection process concluded that Drumcoo civic amenity site at Dungannon was the preferred option to develop a new waste transfer station.

Social

It is acknowledged that current policy has helped facilitate appropriate waste management facilities within the district where needed. The Community Plan consultation survey (February 2016) found that the waste collection and waste management service within the district have worked really well and that there was a desire to see this level of service maintained. It is considered that the integration of the waste management into the plan led system in accordance with the SPPS, as advocated under Approach 2, will continue to facilitate the required waste infrastructure and help ensure relevant targets are met and a high standard of service is maintained.

Environmental

There is also potential for negative environmental impacts in terms of, for example, noise and smells generated by waste facilities, landfill leachate and the discharge of wastewater from waste management operations such as composting and recycling plants. It is likely however that this will be controlled by both planning and waste management licensing conditions.

Both approaches can also bring environmental benefits by minimising the production of waste and reducing contributions to climate change due to less emphasis on landfilling.

Economic

Both approaches have potential to bring economic benefits. There are potentially more positive economic effects in the long term from approach 2 which is set in the context of the SPPS and the 2013 'The Waste Management Strategy – Delivering Resource Efficiency'. This document recognises that the smarter use of scarce resources is both a strategic necessity and an economic opportunity, a theme that is carried through to the SPPS. Approach 2 adopts a more simplified approach to dealing with waste management proposals, highlighting the more positive aspects of delivering waste management infrastructure. It also removes planning criteria that is repetitive, relating to issues that may be considered for all development proposals, such as built heritage or flood risk issues.

Assessment of 'Special Policy Area' Option at Coalisland

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Special Policy Area for Recreation and Economic Development in Coalisland			
	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation and improvement in wages through economic development. Recreational development may lead to the encouragement of community participation leading to a reduction in social exclusion.
2. To improve the health and wellbeing of the population				Likely to have positive effects as creating more jobs and the potential to provide recreation facilities can give people a better quality of life and improve overall wellbeing.
3. To improve the education and skills of the population				Likely to have direct and indirect positive effects through provision of zoned land that attracts investment and greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effects as potential for increased wages and increased opportunity in the housing market and/or home improvements.
5. To reduce crime and anti-social activity				Unlikely to impact on crime and anti-social activity.
6. To encourage a sense of community and promote a more equal and inclusive society				The provision of a policy area for economic development may directly have a positive effect on community pride and local inclusiveness. However the potential loss of a Site of Local Nature Conservation may reduce public interaction in this area.
7. To improve accessibility to key services, especially for those most in need				Unlikely to impact on accessibility to key services.

Assessment of 'Special Policy Area' Option at Coalisland

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Special Policy Area for Recreation and Economic Development in Coalisland			
	Short Term	Med. Term	Long Term	Comments
8. To reduce the effect of traffic on the environment				An increase in recreation and economic development will lead to increase in traffic and therefore traffic emissions.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to the potential increase in discharges from recreational and economic development. Potential Impacts on the Torrent River and Mill Race to the South and West of the proposed area. Potential mitigation measures may be required to negate possible impacts.
10. To improve air quality				Increase in travel resulting from any recreational development and associated economic activity will lead to an increase in traffic may likely have negative effect on air quality.
11. To conserve and enhance biodiversity				Potential major negative impacts on existing biodiversity from proposed economic and recreational development through the loss of a Site of Local Nature Conservation Importance and close proximity to a Local Landscape Policy Area. The proposed policy area site is in close proximity to the Torrent River, along which is located long established woodland, any development may have negative impacts on this site, compatible forms of sensitive recreational development may be possible.
12. To maintain and enhance the character and quality of landscapes and townscapes				Potential negative impact from proposed development on land designated as a Site of Local Nature Conservation Importance and close proximity to Local Landscape Policy Area. Potential significant negative impact on the long established woodland located along the Torrent River. Has the potential to impact negatively upon urban and rural landscapes. Any negative impacts may be reduced or negated by careful locating of proposed development.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				There are currently no identified features that are located within, or in close proximity to the site. Any development for recreation or economic development may have a neutral impact on the existing historic environment and cultural assets.

Assessment of 'Special Policy Area' Option at Coalisland

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Special Policy Area for Recreation and Economic Development in Coalisland			
	Short Term	Med. Term	Long Term	Comments
14. To reduce contributions to climate change and reduce vulnerability to climate				Likely negative effects due to increased emissions from recreational and related economic development and increased vehicle movements resulting in greater emissions from traffic.
15. To reduce flood risk and the adverse consequences of flooding				Desktop survey of flood risk maps by the River Agency indicate localised present day and historical flooding in the centre section of the proposed site and along the Torrent River any potential development on site may increase hardstanding reducing natural filtration and increase negative impacts and the associated risks from flooding. These impacts could be reduced through design mitigation measures such as SuDs.
16. To minimise the production of waste and use of non-renewable materials				likely negative effect due to potential for increased waste production and increased fuel consumption from recreation and associated economic activity.
17. To conserve and enhance land quality and soil resources				Increased economic and recreational development will result in loss of a Site of Local Nature Conservation Importance and may impact on an adjacent local landscape policy area, this could potentially lead to a negative impact due to less soil resources and degradation in land quality. Mitigation measures may be employed to retain important landscape features through planning conditions.
18. To encourage sustainable economic growth				Likely positive effects by facilitating sustainable economic and recreational development. However may impact negatively on the identified Mineral Reserve Policy Area located to the north of the site.
19. To offer everybody the opportunity for rewarding and satisfying employment				Areas of Coalisland are the most employment deprived areas of the former Dungannon Council Area (NISRA). The potential to provide a policy area for economic and recreational development may provide the opportunity for rewarding and satisfying employment.

Assessment of 'Special Policy Area' Option at Coalisland

KEY

+	-	0	?	++	---	N/R
Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Special Policy Area for Recreation and Economic Development in Coalisland			
	Short Term	Med. Term	Long Term	Comments
20. To reduce disparities in economic performance and promote sustainable regeneration				Allows sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration.
21. To encourage and accommodate both indigenous and inward investment				Likely to have a major positive effect through the provision of adequate economic and recreational development land locally for Coalisland contributing to Mid Ulster as a whole over the plan period.
22. To encourage efficient patterns of movement in support of economic growth				Unlikely to encourage efficient patterns of movement in support of economic growth.

Summary

Social

The introduction of a policy area to encourage the economic and recreational development of the Clay Pit site in Coalisland on balance would have an overall positive impact on the local area and the district as a whole through the potential for providing employment opportunities resulting in improved wages leading to increased social well being. By carefully protecting and promoting the linear landscape feature of the long established woodland may encourage greater social interaction and promote well being.

Environmental

Overall impact on Environmental measures will potentially be negative due to the possible adverse impacts on the environment from economic development.

Economic

The introduction of a policy area to promote economic development has the potential to have a positive impact in the local area and the district as a whole by encouraging both inward and indigenous investment for the creation of employment opportunities. However any development may impact adversely on the identified Minerals Reserve Policy Area.

Assessment of 'Economic Development Policy Area' Option at Maghera

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Policy Area for Economic Development at the former High School Site in Maghera			
	Short Term	Med. Term	Long Term	Comments
1. To reduce poverty and social exclusion				Likely to have positive effect by facilitating employment creation and improvement in wages.
2. To improve the health and wellbeing of the population				Likely to have positive effects as creating more jobs giving people a better quality of life and improved overall wellbeing. Conversely the potential loss of a Major Area of Open Space may have negative impacts on the health and wellbeing of the population by discouraging physical activity.
3. To improve the education and skills of the population				Likely to have direct and indirect positive effects through provision of development opportunities at right locations that attracts investment and greater opportunity for developing skills in various employment sectors.
4. To provide everybody with the opportunity to live in a decent home				Likely positive effects as potential for increased wages and has potential to mean more people entering the housing market and/or undertaking home improvements
5. To reduce crime and anti-social activity				Unlikely to impact on crime and anti-social activity
6. To encourage a sense of community and promote a more equal and inclusive society				The provision of a policy area for economic development may directly have positive effect on community pride and local inclusiveness. However the potential loss of Major Area of Open Space and potential impacts on a Local Landscape Policy Area may reduce public interaction in this area.
7. To improve accessibility to key services, especially for those most in				Unlikely to impact on accessibility to key services.

Assessment of 'Economic Development Policy Area' Option at Maghera

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Policy Area for Economic Development at the former High School Site in Maghera			
	Short Term	Med. Term	Long Term	Comments
8. To reduce the effect of traffic on the environment				An increase in economic development will lead to an increase in traffic and therefore traffic emissions.
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply				Likely negative effect due to the potential increase in discharges from economic development.
10. To improve air quality				Increase in traffic will lead to increase in travel and likely negative effect on air quality.
11. To conserve and enhance biodiversity				Potential negative impacts on existing biodiversity from proposed economic development through loss of major area of open space as designated on the Magherafelt Area Plan 2015 and potential impact on LLPA. The proposed policy area site is also in close proximity to Ballynahone Bog which benefits from SAC, ASSI and RAMSAR designation, any development may have negative impacts on this site.
12. To maintain and enhance the character and quality of landscapes and townscapes				Potential loss of designated area of major open space and local landscape policy area, has the potential to impact negatively upon urban and rural landscapes.
13. To conserve and, where appropriate, enhance the historic environment and cultural assets				Potential for a negative effect on the historic environment and cultural assets as the site is located within the buffer zone of two identified monuments/ archaeological sites.
14. To reduce contributions to climate change and reduce vulnerability to climate				Likely negative effects due to increased industrial emissions from economic development and increased vehicle movements resulting in greater emissions from traffic.

Assessment of 'Economic Development Policy Area' Option at Maghera

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Policy Area for Economic Development at the former High School Site in Maghera			
	Short Term	Med. Term	Long Term	Comments
15. To reduce flood risk and the adverse consequences of flooding				The entire southern portion of the proposed site is located within a present day floodplain and present day surface water area as detailed on flood maps published by the Department of Infrastructure. Any proposed development may potentially lead to increased flood risk and risks associated with adverse consequences of flooding. Mitigation measures may be considered.
16. To minimise the production of waste and use of non-renewable materials				likely negative effect due to potential for increased waste production and increased fuel consumption from economic activity.
17. To conserve and enhance land quality and soil resources				Increased economic development will have the potential to impact on a local landscape policy area and result in the loss of a major area of open space, this could potentially lead to a negative impact due to less soil resources and degradation in land quality. Mitigation measures may be employed regarding LLPA to retain important landscape features through planning conditions.
18. To encourage sustainable economic growth				Likely positive effects by facilitating sustainable economic development to act as a Gateway site to Maghera and benefit from access to major transport corridors of the North-South A29 and the East-West A6 .
19. To offer everybody the opportunity for rewarding and satisfying employment				Maghera is the most employment deprived area of the former Magherafelt Council Area (NISRA). The potential to provide a policy area for economic development may provide the opportunity for rewarding and satisfying employment.
20. To reduce disparities in economic performance and promote sustainable regeneration				Allows sufficient flexibility to allow for overall positive effects on both economic performance and sustainable regeneration.

Assessment of 'Economic Development Policy Area' Option at Maghera

KEY	+	-	0	?	++	---	N/R
	Positive	Negative	Neutral	Uncertain	Major Positive	Major Negative	No Relationship

SA / SEA Objectives	Approach 1.			
	The introduction of Policy Area for Economic Development at the former High School Site in Maghera			
	Short Term	Med. Term	Long Term	Comments
21. To encourage and accommodate both indigenous and inward investment				Likely to have a major positive effect through the provision of adequate economic development land locally for Maghera contributing to Mid Ulster as a whole over the plan period.
22. To encourage efficient patterns of movement in support of economic growth				Potentially positive impact on the local area given its close proximity to Key transport corridors A6 and A29 offering shorter journeys for exporting goods. Also potentially positive due to less travel to work distances for those living in close proximity to Maghera.

Summary

Social

The introduction of a policy area to encourage the economic development of the former High School site Maghera, on balance would have an overall positive impact on the local area and the district as a whole through the potential for providing employment opportunities resulting in improved wages leading to increased social wellbeing.

Environmental

Overall impact on Environmental measures will potentially be negative due to the possible adverse impacts on the environment from economic development.

Economic

The introduction of a policy area to promote economic development has the potential to have a positive impact in the local area and the district as a whole by encouraging both inward and indigenous investment for the creation of employment opportunities.

Appendix B

Scoping Report



Comhairle Ceantair
Lár Uladh
Mid Ulster
District Council

MID ULSTER

Sustainability Appraisal incorporating Strategic Environmental Assessment (SA/SEA)

Scoping Report

June 2016

SCOPING REPORT

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1 Introduction

Purpose of this SA/SEA Scoping Report

- 1.1** Mid Ulster Council is currently developing its Local Development Plan (LDP). The purpose of this Scoping Report is to provide the context for, and determine the scope of, the Sustainability Appraisal (SA)/Strategic Environmental Assessment (SEA) of Mid Ulster LDP and to set the framework for undertaking the later stages of the SA/SEA.
- 1.2** Members of the Multi-Disciplinary Steering Group, henceforth referred to as the Project Management Team, consisting of senior council representatives and delegates from bodies deemed appropriate by the Council, have been consulted in relation to their particular social, environmental, or economic disciplines to ensure that the appraisal covers the key sustainability issues, relevant to Mid-Ulster. The integration of the Sustainability Appraisal process with the LDP process is fundamental to the plan making process. It is an iterative process that will inform the development of the Mid Ulster Local Development Plan.

Sustainability Appraisal / Strategic Environmental Assessment

- 1.3** It is a statutory requirement that all plans and programmes that are likely to have a significant environmental effect must be subject to an environmental appraisal. More commonly referred to as a Strategic Environmental Assessment (SEA). European Union Directive '2001/42/EC' states that an SEA is mandatory for plans/programmes which are:
- 'prepared for agriculture, forestry, fisheries, energy, industry, transport, waste/water management, telecommunications, tourism, town and country planning or land use and which set the framework for future development consent of projects listed in the EIA Directive'.¹*
- 1.4** This European Union Directive was transposed into local legislation in the form of The Environmental Assessment of Plans and Programmes Regulations (Northern Ireland) 2004. In addition to the SEA, Section 5 of the Planning Act (Northern Ireland) 2011 requires that Mid Ulster Council adhere to the objective of furthering sustainable development. Furthermore Sections 8 and 9 of the Planning Act (NI) 2011 require that a Sustainability Appraisal (SA) to be carried out for the Mid Ulster Local Development Plan (LDP). Similar to SEA, SA must be carried out from the outset and in parallel with the local development plan preparation process. Whilst the requirement to carry out an SA and SEA are distinct, it is possible to satisfy both these requirements through a combined appraisal process. Government guidance therefore suggests an integrated

¹ 'A Practical Guide to the Strategic Environmental Assessment Directive', ODPM, September 2005, https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/7657/practicalguidesea.pdf

approach can be followed, so that the sustainability appraisal incorporates the SEA. This involves extending the breadth of the issues required to be considered under the sustainability appraisal, including environmental, social and economic. For this reason Mid Ulster Council has chosen to produce a Sustainability Appraisal, incorporating Strategic Environmental Assessment (SA/SEA).

- 1.5** The Mid Ulster Area Plan 2030 is a qualifying plan for an SA/SEA under the above mentioned legislation. It will provide a framework for the use and development of land within Mid Ulster up until 2030. The SA/SEA process has the potential to make a real contribution to the plan preparation through ensuring that the environmental, social and economic effects of the LDP strategy, policies and proposals, are fully understood before arriving at the most appropriate choices for Mid Ulster.
- 1.6** The scoping process of the SA/SEA requires the Mid Ulster District Council (as the Responsible Authority) to consider in conjunction with the Consultation Body i.e. NIEA Natural Environment Division (NED) and Historic Environmental Division (HED), and the Project Management Team, the scope and level of detail of the SA/SEA Scoping Report.
- 1.7** A draft version of this Scoping Report was produced and subject to consultation with NED and HED for a five week period between April and May. Comments received during that period have been reviewed and considered as appropriate in this final version of the report.

Habitats Regulations Assessment

- 1.8** Another requirement placed on the Council as the responsible planning authority is to undertake a Habitats Regulations Assessment (HRA) in accordance with Article 6 (3) of the Habitats Directive (92/43/EEC) “on the conservation of natural habitats and of wild fauna and flora” - known as the Habitats Directive. In Northern Ireland, the main piece of legislation relating to nature conservation is contained in the Wildlife (Northern Ireland) Order 1985. This is supplemented by the Conservation (Natural Habitats, etc) Regulations (Northern Ireland) 1995 for the conservation of natural habitats, wild fauna and flora.
- 1.9** The HRA concerns Natura 2000 sites, which are areas protected for their conservation value. These areas consist of: Special Protection Areas (SPAs), which are designated as sites important for birds; Special Areas of Conservation (SACs), which are sites designated to protect important habitats and species; and Ramsar sites, which are globally protected wetlands. The HRA work will be conducted alongside the sustainability appraisal process to ensure the processes inform each other. The HRA will be produced by the Shared Environmental Services in conjunction with the Council and will be reported on separately.

Rural Proofing – The Rural Needs Bill

- 1.10** The Mid Ulster Local Development Plan and its policies will be subject to Rural Proofing. The Northern Ireland Assembly has recently embarked on an exercise to enhance the rural proofing process by placing it on a statutory footing. The Northern Ireland Assembly has recently approved the Rural Proofing Bill but at the time of writing has not been transposed into domestic legislation. The Rural Proofing Bill seeks to safeguard the needs of rural communities. The Rural Needs Bill is designed to promote a fair and inclusive rural society by introducing a duty on government and councils to consider the needs of our rural dwellers when they are developing their policies and delivering public services. This new legislation, will impose a statutory duty on Mid Ulster Council to consider rural needs when developing, adopting, implementing or revising policies, strategies and plans and designing and delivering public services.

Community Plan

- 1.11** The Local Government Act introduced a statutory link between the community plan and a council's local development plan. Therefore Mid Ulster Council's Local Development Plan must take account of the Community Plan. Public participation, particularly at the early stages of local development plan preparation is regarded as crucial in identifying relevant issues and local views in the plan process from the outset. The local community will therefore have an important role to play in the plan preparation process particularly at the preferred options stage and also at the draft plan stage when they will have the opportunity to make representations. Mid Ulster Council's Statement of Community Involvement (SCI)² sets out the key stages for public engagement and informs the community of how and when they can become involved.

Equality Impact Assessment – Section 75

- 1.12** In addition, public authorities are required to have regard to the desirability of promoting good relations between persons of different religious belief, political opinion or race. Section 75 groups (listed below) are important participants within the planning process and include people who traditionally have been under represented or disadvantaged. These groups will be targeted through the consultation process on the local development plan in order to obtain their views and contribute to the consideration of equality issues under Section 75. Their views on any equality screening documents or draft Equality Impact Assessments will also be sought within the specified period for comment along with the draft Plan Strategy and draft Local Policies Plan.
- 1.13** The following nine key groups must be given consideration before decisions are made:
- people with different religious belief

² <http://www.midulstercouncil.org/Planning/Mid-Ulster-Development-Plan>

- people of political opinion
- people of different racial groups
- people of different ages
- people of different marital status
- people of different sexual orientation
- men and women generally
- people with a disability and people without
- people with dependents and people without

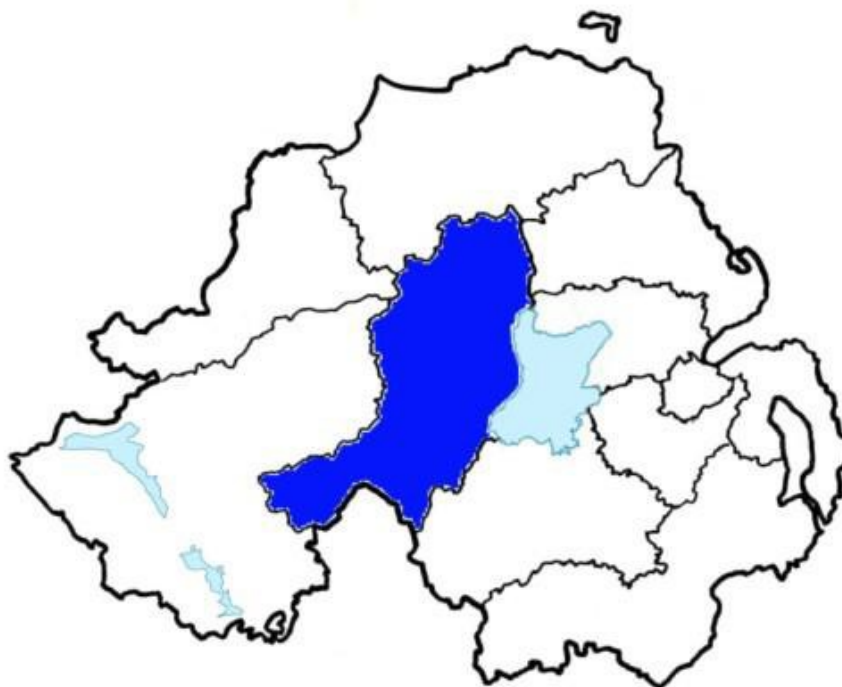
2 Plan Context

- 2.1** Development Plans set out policies and proposals for the future development and use of land in our towns and countryside. They are the basis of decision making on planning applications. They consider a wide range of land use matters including economic development, retail and town centres, housing and community facilities and the natural and built environment.
- 2.2** The Mid Ulster Local Development Plan will replace the Cookstown Area Plan 2010, Dungannon and South Tyrone Area Plan 2010 and the Magherafelt Area Plan 2015. The Plan will be produced in two stages consisting of two separate documents which will shape development within our district in the period to 2030. The first stage will be a Plan Strategy followed by Local Policies Plan.
- 2.3** Prior to the preparation of the Plan Strategy and Local Policies Plan Mid Ulster Council will identify the key issues in the plan area and will formulate a series of options for dealing with them. This information will be published as a Preferred Options Paper (POP) which will indicate Mid Ulster Council's preferred options for growth and development in the district and will be the basis for consulting with the public and stakeholders who will have an opportunity to put forward their views and influence the local development plan from the outset.
- 2.4** The Plan Strategy (PS) will establish the strategic direction of the plan in order to provide a level of certainty on which to base key development decisions in the area as well as the necessary framework for the preparation of the local policies plan. The Plan Strategy will set the aims, objectives, overall growth strategy and associated generic policies applicable to the Plan Area.
- 2.5** The Local Policies Plan (LPP) will be consistent with the Plan Strategy. In contrast to the Plan Strategy the LPP will deal with site specific policies and proposals associated with settlement limits, land use zonings and environmental designations required to deliver the council's vision, objectives and strategic policies.

The Plan Area

- 2.6** The Mid Ulster District straddles two counties and is comprised of an area of 1955km². It contains a varied landscape and possesses a diverse mix of rural and urban communities, from the main towns such as Dungannon, Cookstown, and Magherafelt, to the more remote rural communities such as Dunnamore, Swatragh and Straw. The district of Mid Ulster is characterised by its rural nature, given the large proportion of households which are located in the small towns, villages and countryside.

Figure 1: Map of the area covered by the MidUlsterLDP



- 2.7** The 2001 Census recorded a population of 119,000 and the latest figures show that Mid Ulster has a recorded population of 138,590.³ This highlights a growth rate of 16.46% between 2001 and 2011, which is significantly above the Northern Ireland population growth figure of 7.4% over the same period.

Purpose of the Local Development Plan

- 2.8** The purpose of the Mid Ulster Council Local Development Plan, comprising the Plan Strategy and Local Policies Plan, is to inform the general public, statutory authorities, developers and other interested bodies of the policy framework and land use proposals that will implement the strategic objectives of the Regional Development Strategy and guide development decisions within Mid Ulster District Council up to 2030.

³ NISRA – NI Census 2011, *Key Statistics Summary Report*, Mid Ulster Local Government District 2014.

3 The SA/SEA Process

3.1 The methodology adopted for completing this Scoping Report is in accordance with the guidance document produced by the Department of the Environment (NI) '*Practice Note 04 – Sustainability Appraisal incorporating Strategic Environmental Assessment*'. In addition the guidance document issued by the Office of the Deputy Prime Minister (ODPM), *A Practical Guide to the Strategic Environmental Assessment Directive*⁴ has also been utilised. This Scoping Report has been designed to provide sufficient information and detail to apply to other planning documents, which may be added to the Mid Ulster Local Development Plan in the future.

3.2 The list below sets out the 5 stages of the SA/SEA as outlined in the DOE (NI) guidance mentioned above.

Stage A(1) - SA/SEA Scoping Report - Preparation of the evidence base to inform the appraisal, establishing the SA/SEA framework and objectives for undertaking the appraisal and seeking agreement with Consultation Body;

Stage A(2) - SA/SEA Interim Report - Consists of SA/SEA Scoping Report, assessment of reasonable alternatives against agreed SA/SEA framework and undertaking public consultation along with the Preferred Options Paper;

Stage B - Assessment of alternatives and any likely significant effects of the draft plan against the SA/SEA framework - taking into account the evidence base and where necessary, proposing mitigation measures for alleviating any adverse effects;

Stage C - SA/SEA Report - to document the appraisal process and findings;

Stage D - Consultation - with the public, environmental authorities and any EU member state affected by the sustainability appraisal report and draft plan;

Stage E - SA/SEA Statement – to show how the SA/SEA and options / consultations have been taken into account, the reasons for choosing the plan as adopted and the proposed measures to monitor the plan;

Stage F - Monitoring – establishing arrangements to monitor the significant effects of the implementation of the plan, to identify unforeseen adverse effects and undertake appropriate remedial action.

⁴ ODPM, Creating Sustainable Communities, *A Practical Guide to the Strategic Environmental Assessment Directive*, September 2005

This Scoping report essentially reports on the steps contained within Stage A(1). Stage A(1) focuses on the links with other relevant plans and programmes, collection of Baseline data, identification of sustainability issues and development of the SA/SEA framework.

- 3.3** The SA / SEA Scoping Report process is carried out as part of the series of tasks contained within Stage A(1). These have been outlined in some further detail below. The other stages, B to F, will be carried out later in the plan making process. Stage A(1) of the SA/SEA process consists of five main tasks which are highlighted within the DOE (NI) guidance. These are:

Task 1: Identifying other relevant plans, programmes and environmental protection objectives – To establish how the plan is affected by outside factors, to suggest ideas for how any constraints can be addressed, and to help to identify SA/SEA objectives.

Task 2: Collecting baseline information – To provide an evidence base for environmental problems, prediction of effects, and monitoring; to help in the development of SA/SEA objectives.

Task 3: Identifying environmental, social and economic issues (problems and opportunities) – To help focus the SA/SEA, including baseline information analysis, setting of the SA/SEA objectives, prediction of effects and monitoring.

Task 4: Developing the SA/SEA framework, including the SA/SEA objectives and indicators – To provide a means by which the performance of the plan and alternatives can be assessed.

Task 5: Consulting on the scope of the SA/SEA in accordance with EAPP (NI) Regulation 11 – To ensure that the SA/SEA covers the likely significant social, economic and environmental effects of the plan.

- 3.4** The Scoping Report covers the requirements of Stage A (1) of the SA/SEA process. It is the first step in undertaking the SA/SEA of the Local Development Plan. It sets the context within which the LDP is to be prepared by documenting the requirements of other plans, policies and programmes that will influence its production. A list of the plans, programmes and strategies that are being taken into consideration in the preparation of the LDP together with a summary of the purpose of these documents, is provided in Appendix 1.

- 3.5** The Scoping Report establishes the baseline position from which the effects of implementing the LDP can be monitored. The environmental, social and economic baseline data also allows for the identification of relevant sustainability issues facing Mid Ulster Council. The Scoping Report also

establishes the SA/SEA framework against which the sustainability effects of the LDP can be described, analysed and compared, which is key to the SA/SEA process. It will also ensure that the proposed SA/SEA framework is robust enough to make certain that sustainability principles are built-in to the LDP from the outset.

4 Identification of Relevant Plans, Programmes and Policies – Task 1

“An outline of the contents and main objectives of the plan or programme, and of its relationship with other relevant plans and programmes” (EAPP Regulations 2004, Schedule 2, (1))

and;

“the environmental protection objectives established at international, Community or Member State level, which are relevant to the plan and the way those objectives and any environmental considerations have been taken into account during its preparation” (EAPP Regulations 2004, Schedule 2, (5))

Relationship between the Mid Ulster Plan and other plans and programmes

- 4.1** In order to establish a clear scope for the SA/SEA it is necessary to review and develop an understanding of the environmental, social and economic objectives contained within international and national policies, plans and strategies that are of relevance to the emerging Mid Ulster Local Development Plan (LDP). Given the above legislative requirements of the EAPP Regulations, it is also necessary to consider the relationship between the Mid Ulster LDP and other relevant plans, policies and programmes.
- 4.2** The preparation of the LDP will take account of the Council's Corporate Plan and Community Plan so that there is a shared vision for the council area and communities and it will set out the long term social, economic and environmental objectives for the district. The LDP will also take account of regional policy context set by the Northern Ireland Executive and Central Government Departments. This includes, amongst others, the Sustainable Development Strategy, the Regional Development Strategy, the Strategic Planning Policy Statement and Planning Policy Statements.
- 4.3** The Council will also prepare Community Plans that will set out the future directions for development within a council area that will promote community cohesion and improve quality of life for all of its citizens. The LDP will take account of, and provide a spatial expression to the Community Plan, thereby

linking public and private sector investment through the land use planning system.⁵

Environmental, social and economic objectives relevant to the Mid Ulster Local Development Plan

- 4.4** There are a wide range of plans, policies and programmes at the international and national levels that are relevant to the emerging Mid Ulster Local Development Plan. The full review of relevant plans, policies and programmes (PPPs) and how they relate to the LDP and the SA/SEA process can be seen in Appendix 1. The table is not exhaustive. Every effort has been made to assess all relevant PPPs but the table can be easily updated to add any that have been inadvertently missed out or which might have been misinterpreted. The key components are summarised below.

Key international plans, policies and programmes

- 4.5** At the international level, Directive 2001/42/EC on the assessment of the effects of certain plans and programmes on the environment (the SEA Directive”) and Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora (the Habitats Directive) are particularly significant as they require Strategic Environmental Assessment (SEA) and Habitats Regulations Assessment (HRA) to be undertaken in relation to the emerging Local Plan. These processes should be undertaken iteratively and integrated into the production of the Local Plan in order to ensure that any potential negative environmental effects (including on European-level nature conservation designations) are identified and can be mitigated.
- 4.6** There are a wide range of other EU Directives relating to issues such as water quality, waste and air quality, most of which have been transposed into UK/Northern Ireland law through national-level policy.

Key national plans, policies and programmes

- 4.7** The most significant development in terms of the policy context for the emerging Local Plan has been the publication of the new **Strategic Planning Policy Statement (SPPS)** which has already replaced a number of Planning Policy Statements (i.e. PPS1, PPS5 and PPS9) and which will eventually replace the full suite of Planning Policy Statements and relevant provisions of ‘A Planning Strategy for Rural Northern Ireland’. The SPPS consolidates some twenty separate policy publications into one document and sets out strategic subject planning policy for a wide range of planning matters. It sets out the strategic direction for new councils to bring forward detailed operational policies within LDP’s. It also provides the core planning principles to underpin delivery of the

⁵The Local Government (NI) Act 2014, s77

two tier planning system with the aim of furthering sustainable development, which are;

- Improving Health and Well-being;
- Creating and Enhancing Shared Space;
- Supporting Sustainable Economic Growth;
- Supporting Good Design and Positive Place Making; and
- Preserving and Improving the Built and Natural Environment.

- 4.8** The new two stage approach to plan production comprises a Plan Strategy and Local Policies Plan. The overarching purpose of the Plan Strategy is to provide the strategic policy framework for the plan area as a whole and to bring forward a local growth strategy. The SPPS states that;

‘In preparing a Plan Strategy councils will address the range of policy matters set out within the SPPS (including the topic areas set out as Subject Planning Policies). This approach will also ensure an appropriate policy framework remains in place when the PPS’s and relevant provisions of the PSRNI cease to have effect.’

The Subject Planning Policies as listed in the SPPS are as follows;

Archaeology and Built Heritage
Coastal Development
Control of Outdoor Advertisements
Development in the Countryside
Economic Development, Industry and Commerce
Flood Risk
Housing in Settlements
Minerals
Natural Heritage
Open Space, Sport and Recreation
Renewable Energy
Telecommunications and other Utilities
Tourism
Town Centres and Retailing
Transportation
Waste Management.

Transitional Arrangements

- 4.9** A transitional period will operate until such times as a Plan Strategy for the whole of the council area has been adopted. During the transitional period the majority of existing policies will be retained, together with the SPPS. Any relevant supplementary and best practice guidance will also continue to apply.

- 4.10** Where a council adopts its Plan Strategy, existing policy retained under the transitional arrangements shall cease to have effect in the district of that council and shall not be material from that date. Appendix 1 includes a list of those documents whose policies are retained during this transitional period.

Mid Ulster Local Development Plan Objectives

- 4.11** The Local Development Plan will include strategic policies, site allocations and more specific development policies to guide development within Mid Ulster District to 2030. The working objectives of the Local Development Plan are set out below and are subject to change as the evidence gathering and consultation process evolves. They are as follows:

(a) Accommodating People and Creating Places

- (i) To build Cookstown, Dungannon and Magherafelt as economic and transportation hubs and as the main service centres for shops, leisure activities, public administrative and community services including health and education. These are the most populated places and the town centres are the most accessible locations for people to travel to including those without a car.*
- (ii) To protect and consolidate the role of local towns and villages so that they act as local centres for shops and community services meeting the daily needs of their rural hinterlands.*
- (iii) To provide for vital and vibrant rural communities whilst protecting the countryside in which they live by accommodating sustainable growth within the countryside proportionate to the extent of existing rural communities.*
- (iv) To provide for 10,950 new homes by 2030 in a range of housing capable of meeting the needs of families, the elderly and disabled, and single people, at locations accessible to community services, leisure and recreational facilities, for those people with and without a car.*
- (v) To recognise the needs of both growing families and carers of the elderly and disabled by accommodating development which allows people to remain within their own communities and does not lead to significant harm to neighbours or the built and natural environment.*
- (vi) To facilitate the development of new community facilities at locations accessible to the communities they serve, through a variety of modes of transportation in accordance with the community plan.*
- (vii) To accommodate cultural differences in our communities whilst promoting “shared spaces” to bring people together with equality of opportunity.*

(b) Creating jobs and promoting prosperity

- (i) To facilitate the creation of 8,500 new jobs by 2030 at a variety of locations where they are accessible to all members of the community, including those without a private car.*
- (ii) To promote diversity in the range of jobs recognising the importance of employment in the primary sector (agriculture forestry and mining), secondary sector (industry and manufacturing) and tertiary sector (administration, commerce, retailing, leisure and tourism).*
- (iii) To recognise and accommodate entrepreneurship, innovation for large, medium and small firms by attracting new firms and accommodating expanding businesses.*
- (iv) The need to recognise the importance of self-employment and home working, particularly in rural locations.*
- (v) The need to provide and encourage use of renewable energy both as a means of generating money for the local economy, attracting investment in enterprise and providing sustainable and affordable lighting and heating for the population.*

(c) Enhancing the environment and improving infrastructure

- (i) To reduce contributions and vulnerability to climate change and to reduce floodrisk and the adverse consequences of flooding.*
- (ii) The need to protect and enhance the natural and built environment to achieve biodiversity, quality design, enhanced leisure and economic opportunity and promote health and wellbeing.*
- (iii) The need to accommodate investment in power, water and sewerage infrastructure, and waste management particularly in the interests of public health.*
- (iv) The need to improve connectivity between and within settlements and their rural hinterland through accommodating investment in transportation to improve travel times, alleviate congestion and improve safety for both commercial and private vehicles as well as more sustainable modes of transport including buses, walking and cycling.*
- (v) The need to improve connectivity though telecommunication which both meets the needs of business and private households whilst reducing the need to travel.*

It is important to note that these objectives are not definitive and as part of the Local Development Plan process they may be revised and reviewed.

5 Scope of the SA/SEA & Baseline- Task 2

“The environmental protection objectives, established at international, Community or Member State level, which are relevant to the plan or programme and the way those objectives and any environmental considerations have been taken into account during its preparation.” (EAPP Regulations NI 2004, Schedule 2, (5))

Introduction

- 5.1 The basic aim of Task 2 is to collate data on the present state of Mid Ulster District to enable any trends to be established, any particular sustainability issues pinpointed and methods of monitoring the effects of the plan established.
- 5.2 The requirements for baseline data are that it should be relevant to social, economic or environmental issues, be sensitive to potential change and ideally be detailed enough to enable trends to be identified and the effects of the strategy to be monitored in the future. The baseline work also helps to identify key environmental and sustainability issues within Mid Ulster. The collection of baseline data outside of the Mid Ulster District, in the wider context of Northern Ireland, also helps by providing a comparison as to how local issues fit within the regional context.
- 5.3 This Scoping Report is structured following the scoping Tasks 1 – 5 as described in section 3.2. It presents a summary of key information on each of the SA/SEA topic areas, however, more detailed information for each topic area is presented in separate topic Position Papers.⁶
- 5.4 Data for the baseline has been sought from a wide range of sources based primarily on the list provided in DOE NI Guidance.⁷ The sources of data include Mid Ulster Councils Position papers, Census Data, NISRA statistics and relevant government websites. The source of each piece of data is recorded in the baseline tables - Appendix 2. It is acknowledged there has been some limitations in gathering evidence specific to the new Mid Ulster Council area particularly given the recent Review of Public Administration. Trends are generally NI wide or based on legacy councils.
- 5.5 The data collected is split into three sections - social, environmental and economic. Within the table below the relevant SA/SEA topic is also shown to highlight how the baseline data covers the requirements of the EAPP Regulations.

⁶ www.midulstercouncil.org/developmentplan - weblink to Mid-Ulster Council's Position Papers

⁷ DOE NI, Development Plan Practice Note 4, *Sustainability Appraisal Incorporating SEA*, April 2015

Table 1 – The sustainability objectives with SEA topic

Topics listed in SEA Regulations	Topics included in the Mid Ulster Council SA /SEA	Sustainability theme
Biodiversity	<i>Biodiversity Incorporating fauna and flora</i>	Environmental
Fauna		
Flora		
Soil	<i>Land and soil</i>	
Water	<i>Water resources and flood risk</i>	
Air	<i>Air quality and environmental pollution</i>	
Climatic factors	<i>Climatic factors</i>	
Material assets	<i>Material assets and infrastructure matters are discussed within other topic areas.</i>	
Cultural heritage	<i>Historic Built Environment</i>	
Landscape	<i>Landscape</i>	
Population	<i>Population and housing</i>	Social
Human health	<i>Human health</i>	
	<i>Inclusive communities</i>	
	<i>Education and skills</i>	Economic
	<i>Transport</i>	
	<i>Economy and enterprise</i>	
Inter-relationships		All of the above

6 Baseline Data Findings and Summary of Issues – Task 3

“The environmental characteristics of areas likely to be significantly affected” (EAPP Regulations 2004, Schedule 2, (3))

And;

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme” (EAPP Regulations NI 2004, Schedule 2, (2))

Introduction

- 6.1** A core purpose of the SA/SEA process is identifying the current baseline environmental conditions together with fully understanding the issues, problems and trends of relevance to the Local Development Plan. Appendix 2 identifies the relevant datasets used to form the baseline for this assessment.
- 6.2** The identification of the issues relevant to the Mid Ulster Local Development Plan area was carried out in accordance with the DOE NI guidance – Practice Note 4 – Sustainability Appraisal incorporating SEA. The following steps were utilized:
- Experience with issue identified in other policies, plans and programmes including the Community Plan;
 - Identification and analysis of possible tensions or inconsistencies with other policies, plans, programmes and sustainability objectives;
 - Identification and analysis of possible tensions and inconsistencies between current and future baseline conditions;
 - Consultation with authorities with social, economic and environmental responsibilities and other relevant stakeholders.
- 6.3** The information has been gathered under the headings of the 12 no. issues identified within the SEA Directive. Identifying these issues aids the understanding of the matters which need addressing within the council area. Given the iterative nature of the SA/SEA process the identification and analysis of environmental and sustainability issues is likely to evolve as the process develops. New issues may be added at future stages of the SA/SEA.

Environmental Characteristics - Biodiversity/Flora/Fauna⁸

- 6.4** The variety of landscape patterns to be found within Mid Ulster has evolved over thousands of years, as natural and human forces have shaped and modified the natural topography. This, coupled with an extremely varied soil composition due to perhaps one of the most geologically diverse areas in Northern Ireland, provides capacity for a wide range of habitats to develop.

⁸ Source: Mid Ulster Biodiversity Audit 2014-2017; NIEA <https://www.daera-ni.gov.uk/topics/biodiversity>; CEDAR and Mid Ulster Council

- 6.5** Stretching from Fivemiletown in the south to Swatragh in the north, from the Sperrins in the west to the shores of Lough Neagh in the east, Mid Ulster contains a variety of habitats. Pasture dominates the drumlin topography that occupies the central areas. Upland bog becomes more prevalent in the west and south, along the Sperrins and Clogher Valley ridges. Lowland bog occurs to the northern and eastern areas at the shores of Lough Neagh and Lough Beg. These habitats, along with inter-drumlin loughs and wetlands, river valleys, hedgerows and woodlands, combine to provide an important natural resource. The importance of these habitats has been recognised through European, National and international designations totaling 20,533 Hectares which equates to 12% of the Mid Ulster area. An additional 24,848 Ha of the Sperrin AONB also falls within the boundaries of Mid Ulster.
- 6.6** This diversity of habitats provides a home to a significant number of threatened and protected species, including species listed under Schedules, 1, 5, 8 and 9 of the Wildlife and Natural environment Act (NI) 2011 (which amended The Wildlife Order (NI) 1985), Species of European Community Interest and Northern Ireland Priority Species

Summary of Issues - Biodiversity / Flora / Fauna

- 6.7** The Wildlife and Natural Environment Act (NI) 2011 confers a Biodiversity Duty on all public bodies. It is therefore incumbent on Mid Ulster Council in exercising any of its functions, to further the conservation of biodiversity so far as it is consistent with the proper exercise of those functions.
- 6.8** Northern Ireland possesses 45 no. Priority Habitats (of which 30 are non-marine) and of these 21 no. have been identified within Mid Ulster. These priority habitats are vulnerable and susceptible to damage. Without the implementation of the area plan the protection and enhancement of biodiversity may be overlooked at the strategic level. The pursuit of economic and social objectives could potentially result in the following habitat impacts:
- Destruction through development directly on a threatened or protected habitat, both large and small scale
 - Fragmentation of habitats associated directly with individual development and cumulative loss through a number of developments can result in an area unable to support viable populations of species
 - Loss of wildlife corridors connecting natural habitats resulting in the loss of the habitat itself, and prevention of dispersal and movement of species between other habitats
 - Destruction through mining/extraction of minerals
 - Terrestrial habitats can become polluted through contamination via unregulated waste disposal.
 - Atmospheric nitrogen deposition represents a major threat to biodiversity with nitrogen compounds leading to eutrophication of ecosystems

- 6.9** Pollution is the introduction of contaminants into the natural environment and can take a variety of forms. Pollutants include sewage, industrial waste, ammonia, agricultural run-off and litter. Serious incidents from spillages or discharges of toxic chemicals show the obvious impacts. However, there are sources which work together over time and over a wide area to impact on our biodiversity
- Specific pollution incidents
 - Cumulative
 - Water level changes can impact biodiversity by altering the natural state of the habitat through increased or decreased water levels.
 - Water quality which determines the number and variety of species found in our loughs and rivers.
- 6.10** Climate change is likely to have an impact on our native habitats and species. This could result in the loss of some species to the Mid Ulster area.
- 6.11** Disturbance can occur both directly and indirectly by allowing development in close proximity to associated habitats, and disruption to movements between living, feeding and breeding areas.

Evolution of Issues without Plan - Biodiversity / Flora / Fauna

- 6.12** The main consequence to biodiversity in the absence of the plan will be the potential loss of threatened and/or protected habitats, and the species associated with these areas. A number of species are habitat specific, and if their habitat is destroyed they will become extinct in the Mid Ulster area.

Habitat loss can be caused by a variety of processes:

- Habitat destruction
 - Habitat fragmentation including cumulative loss
 - Loss of wildlife corridors/links
 - Extraction of natural resources
 - Agricultural intensification
 - Inappropriate management
- 6.13** There is potential for the destruction of habitats, and the loss of the species associated with it, through unchecked development. Water level changes can occur through:
- Direct works to a site including drainage and culverting
 - Impacts due to works undertaken elsewhere - upstream/downstream
- 6.14** Without due consideration given to appropriate siting and levels of development nutrient enrichment of watercourses may occur. Unchecked this will lead to a deterioration of habitat and a reduction in the diversity of species able to survive.
- 6.15** In the absence of a plan, pollution, particularly through cumulative effects, will

have a detrimental impact on the natural habitats and species of Mid Ulster, with the degradation of habitats and loss of species. The plan could identify and protect remaining examples of industrial heritage within the district, such as canals and old railway lines, to promote their re-use as greenways.

- 6.16** A number of alien invasive species are already a threat to the native habitats and species in the Mid Ulster area. In the absence of a plan and strategies in place, this problem has the potential to be exacerbated.
- 6.17** In the absence of the plan, causative factors of climate change may not be considered as part of development, further contributing to the rate of climate change. This may result in the increase of deterioration of habitats and loss of species to the Mid Ulster area. The appropriate siting of development is important to protect key habitats and also to reduce the reliance on the private car which has the potential to increase atmospheric CO₂ levels, a significant contributor to climate change.
- 6.18** Through the LDP development there exists an opportunity to designate, protect and enhance sites of nature conservation importance and to reconnect fragmented habitats to provide for a more healthy environment for the people of Mid Ulster District. Whilst the protection and enhancement of designated sites is a key objective there are many other landscapes which support species and habitats identified in the NI Biodiversity strategy as being of priority conservation importance. Conserving these varied sites through a landscape-scale conservation approach, to protect and ultimately connect fragmented sites would also allow for greater public access. Examples of this can be found already in work carried out by the RSPB in the west Lough Beg area and in the south west Lough Neagh area where a joined up approach to large landscape-scale conservation of lowland wetland is underway. There is also potential for inclusion of areas subject to Q100 flood risk around important river corridors such as Blackwater, Moyola, Ballinderry, Owenkillew and the Bann in any assessment of potential strategic ecological networks.

Summary of Sustainability Issues - Population & Human Health⁹

- 6.19** Population growth and changes to its composition have implications for the provision of housing, employment opportunities and public services. In addition, Section 75 of the Northern Ireland Act 1998 requires a public authority, in carrying out its functions relating to Northern Ireland, to have due regard to the need to promote equality of opportunity. In land use planning terms this means ensuring that everyone benefits from, amongst other things, quality housing and employment.

6.20 *Growth Rate and Composition*

⁹ Source: NISRA 2016; Constituency Profile – Mid Ulster January 2015; Census 2001 & 2011

- Average household size for NI is 2.54, whilst the average household size for Mid Ulster is 2.88.
- Mid Ulster average household size is projected to drop from 2.85 in 2008 to 2.66 in 2023.
- Around one quarter of Mid Ulster population is under 16. This figure is projected to rise by 3,600 between 2008 and 2023.
- Overall population growth in NI between 2001–2011 was 7.4%, whilst population growth in Mid Ulster during the same period was 16.46%.
- The population of Northern Ireland is an ageing one, with the proportion of over 65 years of age (*new pensionable age*) expected to reach 20% of the total population by 2027. Mid Ulster District is likely to follow this trend.
- 11.1% of NI population were born outside the region. Compared with 10.4% of population of Mid Ulster born outside the district.

6.21 The baseline population facts highlight a number of important sustainability issues for Mid Ulster. The figures demonstrate a significantly larger growth rate than the national average. This will provide challenges in terms of protecting the environmental characteristics of the area from not only the expansion of urban areas but also through the construction of dwellings in the countryside. Furthermore the growing population will also increase pressures on the transportation infrastructure and also increase pressures on the existing waste management systems.

6.22 In addition Mid Ulster has a young population compared to the Northern Ireland average. This younger demographic represents a significant challenge for Mid Ulster's LDP to adequately allocate appropriate land for future housing provision and land for industry and employment creation.

6.23 Whilst Mid Ulster has a smaller percentage of people above 65 years of age than the NI average this figure is on the rise. A Local Development Plan has a role to facilitate housing units to meet the needs of the elderly, particularly nursing homes, sheltered housing and smaller sized units. A rising elderly population will increase demand for health and community services, which the LDP will also need to accommodate.

6.24 *Deprivation and Employment*

- Over one quarter of children in NI are living in low income households.
- 22% of NI pensioners live in low income households, some 4% above the UK average.
- One fifth of retired couples and two thirds of single pensioners are living in households without a car.
- The 2009 House Conditions Survey showed that in Mid Ulster Local Government District (2014):
5.1% of homes were assessed as unfit (NI 2.4%) 2.2% of homes had no central heating (NI 1%) and 40.6% of homes were in fuel poverty (NI 43.7%)
- Mid Ulster's employment rate in 2011 was marginally higher than regional average (57% compared to 56%). Mid Ulster's unemployment rate was

lower than the regional average in 2011, however, Dungannon and Torrent's unemployment level remains poor in comparison to elsewhere in Mid Ulster (Oxford Economics report for MUDC).

- Northern Ireland Multiple Deprivation Measures (NIMDM) identifies Magherafelt as the least deprived of the 26 LGDs (with 1 being the most deprived) in NI, with Cookstown and Dungannon and South Tyrone having a ranking of 15th and 12th respectively.

6.25 Mid Ulster District is becoming a more ethnically diverse region. This change in population structure will result in changing requirements for facilities and living accommodation that the LDP will need to take into consideration. The LDP has a role in providing a range of house types and to provide policy to facilitate those wishing to expand their houses to meet changing needs.

6.26 An ageing population raises issues around the population's mobility, as two thirds of pensioners are living in households without a car. This represents a challenge for the LDP to ensure that services are more accessible to those most vulnerable in society.

6.27 Whilst the NIMDM figures for Mid Ulster have shown a marked improvement since 2005 there are still concentrations of areas within the district which are deprived (see Appendix 3 – Multiple Deprivation Measure Map). Deprivation is reflected in income and employment. Under the 2010 figures Coalisland (North and South), Ardboe, Stewartstown and Maghera were the most deprived areas in Mid Ulster. The LDP has a significant role to play in addressing employment and low incomes through the provision of an appropriately supply and location of economic development land.

6.28 *Life Expectancy & Health*

- Life expectancy by gender for NI is Males – 77.07 and Females – 81.52. Life expectancy for Mid Ulster is Males – 77.67 and Females – 82.
- Nearly one half of people over 60 in Northern Ireland live with a long term illness/disability.
- Limiting long term illness figures for NI 2001 - 20.4% and for NI 2011 - 20.69%. Limiting long term illness figures for Mid Ulster in 2001 - 20.51% and for 2011 - 19.39%.

6.29 Mid Ulster has a marginally higher average life expectancy than that of NI as a whole. This coupled with the fact that almost one half of the people over 60 in NI live with a long term illness will place significant pressure on health services and facilities and the LDP can play its part in ensuring these services are more accessible.

6.30 *Educational Attainment*

- 20.72% of Mid Ulster population with degree qualification or higher compared to 24.0% of NI with degree qualification or higher

- 43.0% of Mid Ulster population with no or low qualifications compared to 40.63% of NI with no or low qualifications

6.31 Education has an important role in promoting economic wellbeing and also improves access to employment opportunities. Whilst the percentage of the population within Mid Ulster with a degree have increased significantly since 2001, Mid Ulster still has a significantly lower percentage with a third level qualification than NI as a whole. Whilst it is not the role of the LDP to zone land for educational facilities it can, where a need is identified, designate and protect this land. In accordance with regional and operational planning policy the plan will seek to locate new developments which maximise efficient use of education facilities whilst keeping the environmental impact to a minimum.

Evolution of Issues without Plan – Population & Human Health

- 6.32** The potential main consequences to Population in the absence of the plan could be;
- The LDP makes land allocations taking population change into consideration. Without the LDP there is potential for lack of affordable housing and a variety of house types to suit the various needs throughout the district.
 - Failure to protect and consolidate the roles of towns and villages as hubs for services in order that they may provide for more accessible facilities.
 - Failure to facilitate the development of new community facilities.
 - Lack of accessibility to health services for the most vulnerable in our society, such as the old and young.
 - Increased pressures on the transportation infrastructure and also on the existing waste management systems due to growing population.
 - Unchecked these issues could seriously affect economic growth for the district.
 - The failure to meet the projected 10,950 homes needed by 2030 for a broad spectrum of the population at locations accessible to services for those without a car.
 - The failure to meet the projected creation of at least 8,500 new jobs needed by 2030 resulting in increased deprivation levels within Mid Ulster District.
 - Detrimental harm to designated nature conservation sites and the wider biodiversity through the inappropriate siting of development land.
 - Loss of existing open space to inappropriately sited development resulting in a detrimental effect on well-being.
 - Failure to accommodate improved connectivity through telecommunication which could hinder economic growth and also increase the need for travel.
 - Development in the vicinity of an existing or approved economic development use that would be incompatible with this use or that would prejudice its future operation.

Summary of Sustainability Issues – Air & Climatic Factors¹⁰

- 6.33** Overall the quality of NI Air has been improving since 1990. Sulphur dioxide has decreased substantially due to the wider availability of natural gas which has led a reduction of coal and oil used for domestic heating. In addition annual mean concentrations of Sulphur Dioxide at long running sites in NI have shown a steady decrease since 1990. Solid fuel use in Northern Ireland is also a major source of Polycyclic Aromatic Hydrocarbons (PAH) emissions and therefore of ambient concentrations locally. Emissions of (PAH) from residential and commercial combustion per head of population are about four times higher in Northern Ireland than in Great Britain. Polycyclic Aromatic Hydrocarbons in Northern Ireland.¹¹
- 6.34** GHG emissions are not falling as quickly in NI as in the rest of the UK; a decrease of 29% on 1990 levels has been recorded for the UK as a whole (by 2011), but only 17.5% for NI. Greenhouse Gas (GHG) emissions from the transport sector in NI have increased by 25% during 1990-2011 despite improvements in efficiency of transport vehicles; this is compared to a slight decrease for the UK as a whole.
- 6.35** Within Mid Ulster 3 Air Quality Management Sites have been designated. These are Newell Road Dungannon, The Moy and Magherafelt. The pollutant source for all 3 of these AQMA's is road traffic (NO₂). Two previous AQMA have been recently revoked due to improvements in air quality. These were at Church Street Dungannon and Stewartstown Road Coalisland.

Evolution of Issues without Plan - Air & Climatic Factors

- 6.36** The potential main consequences to Air and Climatic Factors in the absence of the plan;
- Without the promotion of alternative modes of transport such as public transport and use of bicycles through appropriate siting of development and designation of cycle routes the number of AQMA's could continue to rise.
 - Access to public transport services in rural areas is poor, leading to a high dependency on cars. Without the promotion of more sustainable forms of transport through the LDP, private car ownership will continue to rise and consequently the Council will fail to meet mandatory targets set by The Climate Change Act, which requires gas emission reductions of at least 80% by 2050, and reductions in greenhouse gas emissions of at least 34% by

¹⁰ Source: State of the Environment Report 2013; DOE Air Quality NI 2015; DOE Strategic Environmental Issues; DOENI noise complaint statistics 2013/14; Census 2001 & 2011; DETI; NAIE Report; Greenhouse Gas Inventory 1990-2013/NI Climate Change legislation Discussion Paper

¹¹ Polycyclic Aromatic Hydrocarbons in Northern Ireland NPL REPORT February 2012.

2020 against a 1990 baseline.

- The plan could designate traffic control areas within towns to be pedestrianised in order to not only improve an areas attractiveness but also to curb CO₂ levels.
- In the absence of protection of trees/woodlands and peat-land areas important carbon storage and capture areas may be lost.

Summary of Sustainability Issues – Cultural Heritage¹²

6.37 The built heritage of NI includes archaeological sites and monuments, historic buildings, industrial and military remains, gardens, historic landscapes and Mid Ulster contains a broad spectrum of sites of significant cultural importance. These sites of distinctive heritage are O'Neill County, Tullaghoge, Dungannon and a large number of prehistoric archeological sites and monuments.

- The number of Scheduled Monuments throughout NI has increased steadily on an annual basis for over a decade. In 2001/02 there was a cumulative total of 1,513 scheduled monuments and as of 2012/13 there are 1,939.
- Scheduled Monument Consent must be sought for proposed works which may alter or disturb the fabric of a scheduled historic monument, or its ground surface. The overall application numbers received have been reasonably steady since 2006, though it is notable that numbers peaked to 68 at the beginning of the economic downturn in 2008/09 and then dropped quite dramatically in the middle of the downturn in 2010/11.
- The total number of listed buildings throughout NI has increased steadily year on year for over a decade. In 2003/04 there were 8,191 listed buildings and in 2012/13 there were 8,563 throughout NI.
- Mid Ulster contains approximately 14% of NI's total number of listed buildings.
- The number of listed buildings at risk has increased significantly since 2003/04. At this time there were 378 buildings at risk and by 2012/13 this figure had increased to 473.
- The number of buildings at risk lost in 2004/05 was 25 and although the number lost since then has fluctuated year by year the overall average number of buildings lost across NI is 22.
- Mid Ulster Council District contains 20% of NI's State Care Monuments and 9% of NI's Scheduled Monuments.
- In total Mid Ulster contains 1524 monuments (of which 1312 are unscheduled).

¹² Source: Department for Communities – Historic Environment Division Datasets March 2016; State of the Environment Report 2013; NIEA Camsar Report 2009; Northern Ireland Environmental Statistics Report - March 2014; HED Schedule of Historic Monuments March 2015; HED datasets on Defence and Industrial Sites March 2016; Ulster Architectural Heritage Society March 2016

- Mid Ulster contains 1 of the 10 designated Areas of Archaeological Interest throughout NI and 25 of the 125 Areas of Archaeological Potential designated across NI.
- The number of historic parks, gardens and demesnes within Mid Ulster constitutes 12% of NI's total registered parks and 6% of the supplementary list.
- Mid Ulster contains 5 of the total of 60 Conservation Areas and 26 of 172 Areas of Townscape Character designated throughout NI.
- There are 118 Local Landscape Policy Areas designated within Mid Ulster out of a total of 1229 designated throughout NI.

6.38 A second, area based survey of all historic buildings (The Second Survey) has been underway since 1997 and is largely responsible for the increase. However it should be noted that a significant number of buildings have also been found which no longer meet the legislative test and have therefore been removed.

6.39 Development pressures in the last five years may have had both positive and negative impacts on our historic environment. At the time of the first State of the Environment report, there were high numbers of planning applications and requests from the public to protect unlisted historic buildings threatened with removal. New powers were used to temporarily list buildings where it appeared that the building was of special architectural or historic interest and under a clear threat. The number of such notices rose to a peak of 20 in 2009/10 but declined rapidly after that as pressure for development declined.

6.40 The economic downturn has also led to a reduction in schemes to conserve historic buildings including those at risk. In 2012, an increase in grant assistance from 35% to 45% for repair work to most listed buildings resulted in a 20% increase in applications.

6.41 A further pressure from the economic downturn included the increased frequency of fires at listed buildings. In the three month period from April to June 2011, the number of fires increased from around one or two per year to eleven. The upsurge in arson attacks against Listed Buildings has resulted in damage ranging from minor scorching to the complete loss of interiors.

6.42 Between 2007/08 - 2012/13 there was generally a steady increase in the number of buildings in receipt of grant funding rising steadily from 79 to 159 respectively.

6.43 During 2012/13, over £3.3 million in funding was spent on 159 grants for listed buildings with 48% of the total grant funding spent on those properties recognized as being of outstanding or exceptional merit, grade A and B+.

Evolution of issues without Plan- Cultural Heritage

6.44 The potential main consequences to in the absence of the plan;

- The unchecked growth of the towns and villages may put increased pressure on the existing historic built fabric of settlements and also the outlying rural areas which may contain a variety of archaeological sites and monuments.
- State Care Monuments, Scheduled Monuments and sites of archaeological interest could be damaged or lost through inappropriately sited or managed development.
- The number of Listed Buildings at risk continues to rise. Listed Buildings could be damaged or lost completely to new development or indeed their historic setting could be damaged as a result of inappropriately sited or designed development. Through continued protection and through a flexible approach these buildings may find an appropriate new use or could suffer damage from arson or criminal damage.
- A trend to replace historic rural buildings, many of which were very small, has developed over the last thirty years. This figure is extremely difficult to quantify however the 1998 publication on rural buildings 'A Sense of Loss, the survival of rural traditional buildings in Northern Ireland,' noted that 49% of buildings indicated on the 1909 map had gone by that time. Further losses will continue if a more flexible approach to their re-use is considered

6.45 Through the creation of a new LDP and the Cultural Heritage of Mid Ulster will be protected and enhanced for the benefit of our own and future generations. Furthermore through its protection our cultural heritage the Council has the potential to unlock greater economic benefits from its historic environment. The protection of our Cultural Heritage is key to the people of Mid Ulster and visitors to our district understanding and enjoying the unique history of the area.

Summary of Sustainability Issues – Material Assets¹³

6.46 Waste data are broken into 2 main categories, LAC municipal waste and household waste.

- The proportion of Local Authority Collected (LAC) municipal waste recycled in NI has been increasing since 2002 (38.4%) however this figure is still well short of the EU target of recycling 50% of municipal solid waste by 2020.

¹³ Source: Northern Ireland Environmental Statistics Report – Feb. 2015; Mid Ulster Position Paper Two, Housing, November 2014; 2013 Housing Monitor Reports; The 2011 House Condition Survey; NISRA Census 2001; NISRA Census 2011; NI Housing Market Review & Perspective 2014-2017; NIHE Housing Plan & Local Housing Strategies 2014 / 2015; Mid Ulster Council Outdoor Recreation Report November 2014; ACTIVE PLACES RESEARCH REPORT 2009 Bridging the Gap; NI Assembly Research and Information Service Briefing Paper: Access to the countryside in Northern Ireland -occupiers' liability Dec 2012; National Assembly for Wales Research paper Countryside access in the UK: a review of associated legislation and policy April 2014

- In 2011/12 there was a continued reliance on landfill in NI, with just over 58% of LAC municipal waste landfilled.
- Mid Ulster has been performing relatively well and the 2013/14 figures show that 48.6% of LAC municipal waste was sent to landfill sites however this figure remains higher than NI average of 44%.
- The amount of household waste in NI has more than doubled between 2004/05 and 2013/14 from 18.2% to 40.6%. Mid Ulster has performed well as over the same period the amount of household waste recycled in the district has almost doubled from 23.9% in 2004/05 to 46.1% in 2013/14.

6.47 Landfill Sites within the LDP area.

- There are 3 landfill sites in the Mid Ulster District located at Ballymacombs Road, Bellaghy, Tullyvar, Aughnacloy, and Magheraglass, Cookstown. The site at Ballmacombs Road is temporarily closed and has a temporary cap. There is void capacity at the Tullyvar landfill Site for the 15 year period of the Local Development Plan if required. The landfill site at Magheraglass may close by 2017.

6.48 Land Zoned for Housing within the LDP area.

- All five towns in Mid Ulster have more than half of the land zoned for housing remaining undeveloped.

6.49 Housing tenure within the LDP area.

- Mid Ulster's increase in demand for social housing has far exceeded that of the Northern Ireland average. The Dungannon area's waiting list is particularly large in comparison to current social housing tenures provisions

6.50 National cycle networks and public trails within the LDP area.

- The Mid Ulster district contains varying degrees of the Ulster Way and the national cycle network. In the case of the Ulster Way it contains only 21.2km of it's 'quality section', of a NI total of 1000km.

Evolution of Issues without Plan – Material Assets

6.51 In both NI and Mid Ulster since 2002 the overall LAC municipal waste arisings have been decreasing, as has the amount of LAC municipal waste sent to landfill. Over the same period the rate of recycling within both NI and Mid Ulster has been increasing, although it is worthy of note that NI has the lowest recycling rates of LAC municipal waste in the UK.

6.52 A key issue for the district is that the revised NI Waste management Strategy proposes to introduce a 60% recycling target by 2020 for local authority collected municipal waste. The LDP has a role in designating and securing an adequate number of appropriate sites in order to achieve this target.

- 6.53** Planning can contribute to the timely provision of an integrated network of waste facilities which are essential if EU targets are to be met. The Mid Ulster Council will prepare their own WMP this year to replace the two existing WMP's. The Local Development Plan will be prepared having regard to this new Waste Management Plan.
- 6.54** The LDP must ensure that there is sufficient lands zoned for housing within the district to take account of the latest Housing Growth Indicator figures.
- 6.55** The LDP has a role to play in providing for a mixture of tenures, housing types and providing access to affordable housing. Failure to address the identified need for social housing in the district could result in undue hardship for some citizens of Mid Ulster.
- 6.56** The future LDP must designate and protect existing greenways/cycle routes and open spaces. The designation and protection of assets such as old railway lines and canals could allow for valuable linkages to other existing open spaces/ecological networks.
- 6.57** The protection of trees/woodland and peatland areas are also important Ecosystem services. The careful management, maintenance and enhancement of ecosystems services can provide benefits that enhance economic performance, improve living standards, health and well-being, and our quality of life. A good quality environment can also help to improve resilience to climate change by for example reducing effects of flooding and urban heat island.

Summary of Sustainability Issues – Water¹⁴

- 6.58** There is a significant risk of increased flooding in certain locations across the district due to climate change and increased frequency of higher intensity rainfall events.
- 6.59** The significant increase in population growth and housing in the district is likely to lead to an increased demand for waste-water treatment. Identified trend demonstrates that compliance of the Waste Water Treatment Works has continually improved since 2007, reaching 92% in 2013.
- 6.60** The overall percentage of rivers in NI that attained good chemical quality is 23% and this is still some way short of the national average.
- 6.61** Ground Water - forty six of the forty eight sites monitored across NI for nitrates are generally low, with an average of below 25mg NO₃/l.

¹⁴ Source: Northern Ireland Environmental Statistics Report – Feb. 2015; Rivers Agency Flood Risk Maps <https://www.infrastructure-ni.gov.uk/articles/what-flood-maps-ni>; NI Water; <https://www.daera-ni.gov.uk/topics/water>; Northern Ireland Environmental Statistics Report – March 2016

Evolution of Issues without Plan – Water

- 6.62** The increased risk of flooding across the district could result in property damage and direct risks to the population. The LDP, through the use of DARD's flood maps, can identify areas liable to flooding to ensure that these are excluded from development zonings. DARD are currently planning to publish specific Flood Risk Management Plans (FRMP's) for the three River Basin areas in Northern Ireland (Neagh – Bann, North West and North East). These plans are currently at consultation stage and will hopefully be published in December 2015 and the council will ensure that the LDP is compatible with these FRMP's.
- 6.63** The plan has a role to play in identifying those settlements that have waste water treatment capacity and those that lack capacity. Lack of waste water treatment capacity could act as a significant restriction on future development.

Summary of Sustainability Issues – Landscape

- 6.64** Landscape character in Mid-Ulster provides a considerable contribution to local distinctiveness. The landscape of the district is one of national importance. In Mid Ulster there are European and National designations totalling 20,533 hectares which equates to 12% of the Mid Ulster area. An additional 24,848 hectares of the Sperrin Area of Outstanding Natural Beauty falls within Mid Ulster. Mid Ulster contains 4 Ramsar sites, 2 Special Protection Areas, 10 Special Areas of Conservation, 48 Areas of Special Scientific Interest, 1 National Nature reserve, 2 Nature Reserves, 1 AONB and 3 Local Nature Reserves.
- 6.65** There is a close inter-relationship between landscape quality and value as wildlife habitats. Areas designated for their landscape importance can also support many habitats and species of biodiversity value. The biodiversity value of landscapes should be adequately reflected within the sustainability appraisal and LDP processes.
- 6.66** The prevalence of minerals sites in rural locations in Mid Ulster exacerbate the potential for impact upon the rural landscape, especially in the greater Cookstown area where the visual impact of sand and gravel workings can be quite pronounced.

Evolution of Issues without Plan – Landscape

- 6.67** Pressures to meet the districts housing targets for the projected population growth figures may create pressures on landscapes surrounding the towns of Cookstown, Magherafelt, Maghera, Dungannon and Coalisland. The key issue is how to reconcile the needs of sustainable development, meeting the social and economic needs of the countryside, whilst ensuring that the intrinsic qualities of the landscape are respected and preserved.
- 6.68** Mid Ulster benefits from a high level of international, national and local landscape designations and planning policy must take account of how best to protect and preserve these unique environments.

- 6.69** Through the LDP process local areas that are recognised for their biodiversity value have the potential to be designated and protected as Local Nature Reserves.
- 6.70** Minerals excavation plays an important economic role within Mid Ulster. The LDP must ensure that the location of mineral development and their operation is controlled and that there is a balance between the need for mineral development and the potential impact on the environment.

Summary of Sustainability Issues – Soil¹⁵

- 6.71** The Soil quality in Northern Ireland, as evidenced by soil P Index, has declined slightly in recent years. In 2012/13, there were more soils that were either under or over-enriched with phosphorus compared to previous years.
- 6.72** By end of 2014 364,000 hectares of land in Northern Ireland were under agri-environment scheme agreement.
- 6.73** UK soils contain 10 billion tonnes of carbon.
- 6.74** The most significant threat facing our soils is from erosion by wind and water. Around 2.2 million tonnes of topsoil is eroded annually in the UK.

Evolution of Issues without Plan – Soil

- 6.75** The LDP can conserve and enhance soil resources by minimising development on greenfield sites and by directing development to brownfield sites. Although there is an evidence gap in relation to contaminated land sites within the Mid Ulster District this issue is currently handled on a case by case basis and where appropriate conditions can ensure contaminated land can be remediated as appropriate.
- 6.76** The LDP can strategically identify sites for waste management facilities to cater for the municipal waste needs of the district over the plan period.
- 6.77** Soils have a role in the fight against climate change and in helping us to adapt to its impacts, through its natural ability of carbon storage and water attenuation. Mismanaged extraction activities can also result in pressures on water quality and peat cutting can be damaging to vegetation, hydrology and landscape as well as destroying vital carbon sinks. The plan can assist this process through identification and protection of peatland areas within the district.

¹⁵ Source: Northern Ireland Environmental Statistics Report – Feb. 2015; Department for Environment, Food & Rural Affairs

- 6.78** Changes in precipitation arising from global warming could have significant impacts on slope stability and could impact on soil and water quality.

6.79 Assessment of Effects

“The likely significant effects on the environment, including short, medium and long term effects, permanent and temporary effects, **positive and negative effects**, and secondary, cumulative and synergistic effects, on issues such as – biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage, including architectural and archaeological heritage, landscape and the inter-relationship between the issues referred to above” (EAPP Regulations NI 2004, Schedule 2, (6))

Table 2 – Likely Effects of LDP

SEA Issue	Plan Impact
Biodiversity	The overall effect of the plan on biodiversity are mixed. Development has the potential to destroy habitats and result in the loss of species, however, with the correct policies the loss of biodiversity can be avoided, mitigated or reduced and in certain circumstances could protect and enhance biodiversity within new developments.
Population	Failure to provide for the needs of the population in relation housing/employment could result in people living in inadequate housing and/or unable to support themselves. The Plan can have a positive effect on population as through appropriate housing policies it can support sustainable growth.
Human Health	There is potential, without adequate policies, to protect people from noise and nuisance. The overall effects of the plan on people’s health are broadly positive though. There will be positive impacts on human health through the provision of new homes, residential areas with appropriate levels of open space, and the creation of new jobs.

Fauna	Mid Ulster is rich in fauna which is recognised through the number and range of designated sites, Ramsar's, SPA's, SAC's, ASSI's, NNR's and LNR's. The overall effect of the plan are mixed. If we develop 10,900 new houses in the district then some greenfield sites will have to be utilised. This could result in disturbance or loss of species. By taking the environmental designations into account the plan can ensure that adverse impacts are avoided, mitigated and reduced and in certain circumstances facilitate positive improvement
Flora	Mid Ulster is rich in flora which is apparent through the number and range of Ramsars, SPA's, SAC's, NNR's and LNR's. The overall effects of the plan are mixed. The plan can work to protect these from insensitive development. However greenfield sites that lie beyond designated sites may experience development pressures for housing and/or industry. The plan can have a positive effect through the introduction of policies/designations that seek to avoid, mitigate and reduce potential effects of such development and in certain cases facilitate positive improvement of existing flora.
Soil	Mid Ulster has a range of soil types e.g. acidic, clay, peatlands etc. There is a broad range of grades of agricultural lands within the district. Through house building and development there will be soil loss and soil erosion. The effect of the plan is mixed however, as through consideration of expansion of towns/settlements the plan can seek to protect the best quality agricultural land.
Water	The effects of the plan on water are likely to be mixed. The scale of development envisaged is such that the plan is likely to have a long term implication for water pollution, run-offs and localised flooding. However the plan will ensure that no land within the designated floodplains will be developed. Additionally the plan can introduce policies to ensure the introductions of SUDs systems and permeable surfaces within new developments.
Air	The effects of the plan on air quality are likely to be both negative and positive. Negative given the potential increased car use and increase energy use and fossil fuel burning within households and positive by reducing greenhouse gas emissions through sustainable locations for development.

Climatic Factors	With the increasing number of houses and other development, along with the increasing car ownership, will result in production of greater levels of CO ² , causing carbon and ecological footprints to rise. This will make the effect of the plan on climate significantly negative in the long term. The protection of peatland and woodland can serve to check CO ₂ emissions.
Material Assets	The overall effect of the plan on material assets through the creation of new buildings and roads is positive.
Cultural Heritage	The overall effects of the plan are mixed. It is acknowledged that there may be some negative impacts upon cultural heritage from inappropriately sited or managed development. The plan will seek to protect, promote and enhance cultural heritage through policies that will allow for sympathetic development which preserves historic assets and their settings. The Plan will also bear in mind the precautionary principle of development in relation to statutorily protected assets.
Landscape	The effects of the plan on landscape will be mixed. Inappropriately sited development that can be seen from many places can have negative effects on views and scenery. The plan has the potential to avoid, mitigate and reduce this impact through the introduction of spatial policies that set out preferred locations for high structures. There may also be some positive impacts through the redevelopment of brownfield sites and landscape improvement via mitigation and environmental enhancement measures.

7 Developing the Sustainability Appraisal framework – Task 4

SA/SEA objectives and indicators

“The environmental protection objectives, established at international, Community or Member State level, which are relevant to the plan or programme and the way those objectives and any environmental considerations have been taken into account during its preparation” (EAPP Regulations NI 2004, Schedule 2, (5))

- 7.1** The SEA Directive does not specifically require the use of objectives or indicators in SEA, but they are a recognised way in which environmental effects can be described, analysed and compared. The SA/SEA objectives state what is intended. The plan's performance against objectives is normally measured by using indicators.
- 7.2** The SA/SEA objectives are meant to be separate from the evolving LDP objectives, though the two influence each other and may overlap. To fulfil the requirements of the SEA Directive, they must also cover biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage, landscape, and interrelationships between them.
- 7.3** The proposed SA/SEA objectives for the draft Mid Ulster LDP as shown below and in Appendix 4, address the full cross-section of sustainability issues including social, economic and environmental factors and have been developed from:
- A review of the relevant plans, policies and programmes; including international, European, national, regional and local guidance (Task 1);
 - An analysis of the environmental, economic and social baseline information for Mid Ulster (Task 2);
 - An identification of key sustainability issues (Task 3).
- 7.4** The SA/SEA objectives suggested for inclusion in the Sustainability Appraisal framework for the Mid Ulster LDP are detailed below:

Table 3 – Sustainability Appraisal Objectives – SA/SEA Framework

SA/SEA Objective	SA/SEA Directive Topic(s)
1. To reduce poverty and social exclusion	<i>Population Cultural Heritage including Architectural and Archaeological Heritage</i>

2. To improve the health and wellbeing of the population	Population Human Health Cultural Heritage including Architectural and Archaeological Heritage
3. To improve the education and skills of the population	Population Cultural Heritage including Architectural and Archaeological Heritage
4. To provide everybody with the opportunity to live in a decent home	Population
5. To reduce crime and anti-social activity	Population
6. To encourage a sense of community and promote a more equal and inclusive society	Population Cultural Heritage including Architectural and Archaeological Heritage
7. To improve accessibility to key services, especially for those most in need	Population Human Health
8. To reduce the effect of traffic on the environment	Air Human Health
9. To improve water quality; conserve water resources and provide for sustainable sources of water supply	Water Human Health
10. To improve air quality	Air
11. To conserve and enhance biodiversity	Biodiversity Flora Fauna
12. To maintain and enhance the character and quality of landscapes and townscapes	Landscape Cultural Heritage including Architectural and Archaeological Heritage
13. To conserve and where appropriate enhance the historic environment and cultural assets	Cultural Heritage including Architectural and Archaeological Heritage

14. To reduce contributions to climate change and reduce vulnerability to climate change	<i>Climatic Factors Architectural and Archaeological Heritage</i>
15. To reduce flood risk and the adverse consequences of flooding	<i>Climatic Factors Water Architectural and Archaeological Heritage</i>
16. To minimise the production of waste production and use of non-renewable materials	<i>Material Assets</i>
17. To conserve and enhance land quality and soil resources.	<i>Soil Material Assets Architectural and Archaeological Heritage</i>
18. To encourage sustainable economic growth	<i>Population</i>
19. To offer everybody the opportunity for rewarding and satisfying employment	<i>Population</i>
20. To reduce disparities in economic performance and promote sustainable regeneration	<i>Population Cultural Heritage including Architectural and Archaeological Heritage</i>
21. To encourage and accommodate both indigenous and inward investment	<i>Population</i>
22. To encourage efficient patterns of movement in support of economic growth	<i>Population</i>

7.5 Each of the above 22 no. SA/SEA objectives are accompanied by a series of decision making criteria questions covering the key considerations that will be taken into account as part of the assessment process. These questions will help to ensure that all the key sustainability issues are considered by the SA/SEA assessment process of the Mid Ulster LDP. The decision making criteria questions are detailed in Appendix 4.

7.6 A list of potential SA/SEA indicators is also detailed in Appendix 4. Once the

LDP document are adopted it will be important to use sustainability indicators to measure how far the Mid Ulster LDP is contributing to achieving the SA/SEA Objectives, as well as being used to inform the SA/SEA assessment process itself.

Compatibility testing of SA/SEA objectives

- 7.7** The SA/SEA objectives identified in Table 3 above must be tested against one another for compatibility. Identifying any conflicts now will enable decisions made on the Plan Strategy to be fully informed of the sustainability implication that could occur. It also provides an early opportunity for mitigation or alternatives to be considered. It must be acknowledged that this basic exercise involves some assumptions being made.
- 7.8** Whilst for the most part the matrix has demonstrated a broad compatibility or neutral relationship between the SA/SEA objectives, there are a small number that demonstrate some potential conflict. The main area of conflict involves the construction of new housing and the desire to conserve and enhance biodiversity. The assumption being that a significant portion of the new housing will be accommodated on greenfield sites. It is the role of the LDP to weigh up potential conflicts and ensure a balanced approach is taken to ensuring sustainable development. Development on greenfield sites has potential to conflict with preserving and enhancing cultural heritage, particularly when it results in the destruction of previously unrecognized archaeological sites.

Key to symbols on Table 4 SA/SEA Objective – Plan Objective Compatibility Matrix

Assessment Symbol	Explanation of Symbol
+	Positive Impact
-	Negative Impact
/	Both positive and negative or unclear in absence of further detail
0	Neutral or no impact

Table 4 Plan Objective – SA/SEA Objective Compatibility Matrix

SA/SEA Objective	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22
1. To reduce poverty and social exclusion																						
2. To improve the health and wellbeing of the population	+																					
3. To improve the education and skills of the population	+	+																				
4. To provide everybody with the opportunity to live in a decent home	+	+	0																			
5. To reduce crime and anti-social activity	+	+	+	+																		
6. To encourage a sense of community and promote a more equal and inclusive society	+	+	0	+	+																	
7. To improve accessibility to key services, especially for those most in need	+	+	+	+	+	+																
8. To reduce the effect of traffic on the environment	+	+	0	+	0	+	+															
9. To improve water quality; conserve water resources, and provide for sustainable sources of water supply	+	+	0	0	0	0	0	0														
10. To improve air quality	0	+	0	0	0	0	0	+	0													
11. To conserve and enhance biodiversity	0	+	0	-	0	0	0	0	+	+												
12. To maintain and enhance the character and quality of landscapes and townscapes	0	+	0	0	0	0	0	0	+	+	+											
13. To conserve and where appropriate enhance the historic environment and cultural assets	0	+	+	/	0	+	+	+	+	0	+	+										
14. To reduce contributions to climate change and reduce vulnerability to climate change	/	+	0	0	0	0	0	+	+	+	+	+	0									
15. To reduce flood risk and the adverse consequences of flooding	+	+	0	+	0	+	+	0	+	0	+	+	+	+								

16. To minimise the production of waste production and use of non-renewable materials	0	+	0	0	0	0	0	+	+	/	+	+	+	+	0							
17. To conserve and enhance land quality and soil resources	0	/	0	0	0	0	0	0	+	0	+	+	+	+	+	+						
18. To encourage sustainable economic growth	+	+	+	+	+	0	0	+	-	-	-	0	+	-	+	0	0					
19. To offer everybody the opportunity for rewarding and satisfying employment	+	+	+	0	+	0	+	+	0	0	0	0	+	0	0	+	0	+				
20. To reduce disparities in economic performance and promote sustainable regeneration	+	+	+	+	+	+	+	+	0	0	0	+	+	0	+	0	0	+	+			
21. To encourage and accommodate both indigenous and inward investment	+	+	+	+	+	0	0	+	0	0	0	0	+	0	+	+	+	+	0	+		
22. To encourage efficient patterns of movement in support of economic growth	+	+	+	+	0	0	+	+	0	0	0	0	+	+	0	+	0	+	+	+	+	

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Compatibility testing of SA/SEA objectives against LDP objectives

- 7.9** The SA/SEA objectives are distinct from the objectives of the LDP, and the published Departmental guidance suggests that it may be useful to check the compatibility of both sets of objectives to ensure that both are consistent with one another.
- 7.10** The findings of the SA/SEA of the site and policy options for the Local Plan will be presented in SA/SEA matrices, which will include a colour coded symbol showing the score for the site/policy against each of the 22 SA/SEA objectives along with a concise justification for the rating given. The use of colour coding in the matrices will allow for likely significant effects (both positive and negative) to be easily identified, as shown in the key below.

Key to symbols on Compatibility Matrices

Assessment Symbol	Explanation of Symbol
+	Positive Impact
-	Negative Impact
/	Both positive and negative impacts or unclear in absence of further detail
0	Neutral or no impact

- 7.11** The matrices in Appendix 6 demonstrate the compatibility of the 17 no. LDP objectives against the 22 no. SA/SEA objectives or lack of, as the case may be. Again the format of the matrices has been adopted from the Departmental guidance. Although the results show that a number of the objectives are either broadly complementary or have a neutral relationship, some potential conflicts and uncertainty over compatibility between objectives have also been identified. It must be recognised that some conflicts will always exist as the objectives cover a broad range of environmental, economic and social topics. For example, providing housing may conflict with the protection of Mid Ulster's biodiversity and geodiversity. It is the role of the LDP to weigh up potential conflicts and ensure a balanced approach is taken to ensuring sustainable development. The value of undertaking the SA/SEA appraisal at this early stage is that it highlights potential conflicts and opportunities for mitigation, reduction of impact or change of solution.

8 Consulting on the scope of the SA/SEA - Task 5

“The responsible authority shall prepare, or secure the preparation of, an environmental report..... When deciding on the scope and level of detail of the information that must be included in the report, the responsible authority shall consult the consultation body.

(EAPP Regulations NI 2004, Part III, Regulation 11, (1),(5))

8.1 The consultation stage of the SA/SEA draft Scoping Report (Task 5 of A(1)) is a key part of the SA/SEA process, as the key stakeholders are best placed to comment on their own particular areas of expertise. The SEA Directive requires Local Authorities to consult with statutory environmental bodies. In Northern Ireland these are:

- Natural Environment Division (NED), Northern Ireland Environment Agency, Department of Agriculture and Rural Affairs (DAERA)
- Historic Environment Division (HED), Department for Communities (DfC).

8.2 A draft version of this Scoping Report has been subject to a consultation with Natural Environment Division (NED) and Historic Environmental Division (HED). Comments received from the Consultation Body during the 5 week consultation period have been reviewed and addressed as appropriate in the final version of this report. Issues raised by the consultation body will ultimately inform the Environmental Report to be produced as part of the SA/SEA.

8.3 In addition to consulting with statutory bodies the Mid Ulster plan team has met with the Project Management Team and will convene further meetings over the course of the year prior to the publication of the Preferred Options Paper. The Project Management team is comprised of Senior Council Officers, the Planning Manager and representatives from key statutory/government departments. The purpose of the Project Management Team is to ensure key consultees co-operate in the plan making process. The Project Management Team act as the screening and scoping group for the SA, including SEA and Equality Impact Assessment (EQIA).

Further detail on the remaining stages of the LDP & SA/SEA processes are set out in LDP and SA/SEA Timetable - Appendix 5.

SA/SEA Interim Report – Stage A(2)

8.4 The Scoping Report is followed by the preparation of the SA/SEA Interim Report. This consists of the Scoping Report and an assessment of reasonable alternatives as outlined in the associated Preferred Options Paper. All reasonable alternatives are assessed against the SA/SEA framework contained within this Scoping Report. Prior to this, and to assist in compiling the SA/SEA Interim Report, Mid Ulster Council will convene a second meeting of the Project Management Team / Multi-Disciplinary Steering Group to undertake assessment of the reasonable alternatives for the Preferred Options Paper. The

below tables (adopted from Departmental guidance) show how the assessment of alternatives could be achieved. Once agreed, Mid Ulster Council will undertake public consultation of the SA/SEA Interim Report along with the Preferred Options Paper

Possible format for assessment of alternatives

SA/SEA Objective	Option 1				Option 2			
	Short Term	Medium Term	Long Term	Comments/ Explanation	Short Term	Medium Term	Long Term	Comments/ Explanation
As set out in SA/SEA Framework				Reasons for choosing / rejecting alternative – refer to review of other plans / programmes, baseline, problems / issues etc.				Reasons for choosing / rejecting alternative – refer to review of other plans / programmes, baseline, problems / issues etc.
positive (+) negative (-) neutral (0) uncertain (?) no relationship (N/R) major positive (++) major negative (--)								
Source: Adapted from A Practical Guide to the Strategic Environmental Assessment Directive, Sept 2005								

- 8.5** Mid Ulster Council is required to undertake an assessment of likely effects of the reasonable alternatives. Similarly, the table below demonstrates how this could be done and again has been adopted from Departmental guidance. The SA/SEA is intended to identify any potential adverse effects and consider ways in which these can be mitigated or avoided; and to identify potential positive effects and ways in which these can be maximised, through particular wording and specifically through development criteria within the LDP.

Possible format for assessment of likely significant effects

SA/SEA Theme / Objective	Decision Making Criteria	Relevant Indicator	Plan Policy proposal				
			Effects			Summary / Comments	Mitigation / changes to policy or proposal
			Short Term	Medium Term	Long Term		
As set out in SA/SEA Framework		Baseline Data				Reasoning / justification – refer to review of other plans/ programmes, baseline, problems / issues etc.	
						Also consider interrelationship between SA/SEA objectives and secondary, cumulative and synergistic effects.	
positive (+) negative (-) neutral (0) uncertain (?) no relationship (N/R) major positive (++) major negative (--)							
Source: Adapted from A Practical Guide to the Strategic Environmental Assessment Directive, Sept 2005							

- 8.6** The SA/SEA Interim Report will be subject to formal consultation with the Department and the CB as per Regulation 12(2) of the EAPP Regulations (NI) 2004. Following this, formal Transboundary Consultation with the Republic of Ireland (Monaghan County Council) will be carried out. The SA Interim Report will then be published alongside the Preferred Options Paper for public consultation. The method of consultation is set out in the Mid Ulster Council's Statement of Community Involvement

Appendix 1

Plans and Programmes.

Appendix 1 Relevant Plans and Programmes

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
INTERNATIONAL			
EU Directives			
<i>SEA Directive 2001</i> Directive 2001/42/EC on the assessment of the effects of certain plans and programmes on the environment.	Provide for a high level of protection of the environment and contribute to the integration of environmental considerations into the preparation and adoption of plans and programmes with a view to promoting sustainable development.	The LDP will take account of the Directive as well as more detailed policies derived from the Directive at the national level.	Requirements of the Directive must be met in Sustainability Appraisals.
<i>The Habitats Directive 1992</i> Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora.	Promote the maintenance of biodiversity taking account of economic, social, cultural and regional requirements. Conservation of natural habitats and maintain landscape features of importance to wildlife and fauna	The LDP will be subject to Habitats Regulations Assessment in line with the Directive. It should focus on protecting and enhancing natural habitats through an Appropriate Assessment (AA) of SPAs and SACs within and around Mid Ulster.	Include the following Draft SA objectives are proposed; To conserve and enhance biodiversity, To maintain and enhance the quality of the landscapes (and townscapes), To protect and maintain the natural environment and important landscape features' To reduce the effect of traffic on the environment, To improve air quality, To conserve and where appropriate, enhance the historic environment and cultural assets. To reduce contributions of climate change and reduce vulnerability to climate change To minimise the production of waste and use of non-renewable materials, To encourage sustainable economic growth.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
<i>The Birds Directive 2009</i> Directive 2009/147/EC is a codified version of Directive 79/409/EEC as amended.	The preservation, maintenance, and re-establishment of biotopes and habitats shall include the following measures: Creation of protected areas. Upkeep and management in accordance with the ecological needs of habitats inside and outside the protected zones. Re-establishment of destroyed biotopes/habitats. Creation of biotopes/habitats	The LDP will need to consider the importance of SPA's and the need to avoid pollution or deterioration of habitats or any other disturbances effecting birds.	Include draft SA objective; To conserve and enhance biodiversity To improve air quality.
<i>The Waste Framework Directive 2008</i> Directive 2008/98/EC on waste.	Prevention or reduction of waste production and its harmfulness. The recovery of waste by means of recycling, re-use or reclamation. Recovery or disposal of waste without endangering human health and without using processes that could harm the environment.	The LDP should make appropriate actions reflecting the need to manage wastes according to this directive.	Include draft SA objective; To minimise the production of waste and use of non-renewable materials.
<i>The Floods Directive 2007</i> Directive 2007/60/EC on the assessment and management of flood risks.	Establish a framework for the assessment and management of flood risks, aiming at the reduction of the adverse consequences for human health, the environment, cultural heritage and economic activity associated with floods.	Allocate sites and develop policies that take account of the Directive as well as more detailed policies derived from the Directive contained in the SPPS.	Include draft SA objectives; To reduce contributions of climate change and reduce vulnerability to climate change Include sustainability objective that relate to flood management and reduction of risk?
<i>The Water Framework Directive 2000</i> Directive 2000/60/EC establishing a framework for community action in the field of water policy.	Protection of inland surface waters, transitional waters, coastal waters and ground waters.	Impacts on the water environment will be considered by the plan. The LDP should recognise the need to protect ground and surface water from pollution; and reflect requirements of directive.	Include draft SA objectives; To improve water quality; To conserve water resources and provide for sustainable resources of water supply.
<i>The Landfill Directive 1999</i> Directive 99/31/EC on the landfill of waste.	Prevent or reduce negative effects on the environment from the landfilling of waste by introducing stringent technical requirements for waste and landfills.	The LDP will take account of the Directive as well as more detailed policies contained in the SPPS.	Include draft SA objective; To minimise the production of waste and use of non-renewables

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
<i>The Industrial Emissions Directive 2010</i> Directive 2010/75/EU on industrial emissions (integrated pollution prevention and control).	This Directive lays down rules on integrated prevention and control of pollution arising from industrial activities. It also lays down rules designed to prevent or, where that is not practicable, to reduce emissions into air, water and land and to prevent the generation of waste, in order to achieve a high level of protection of the environment taken as a whole.	The implications of the LDP on industrial air pollution will be considered. It will take account of the Directive as well as more detailed policies contained in the SPPS.	Include draft SA objectives; To improve air quality; To minimise the production of waste and use of non-renewables To reduce contributions of climate change and reduce vulnerability to climate change. To encourage sustainable economic growth
<i>Energy Performance of Buildings Directive 2010 on the energy performance of buildings 2010/31/EU.</i>	The Directive aims to promote the energy performance of buildings and building units. It requests that member states adopt either national or regional methodology for calculating energy performance and minimum requirements for energy performance.	The LDP will take account of the Directive	Include draft SA objective; To reduce contributions to climate change and reduce vulnerability to climate change. Include SA objective relating to the energy performance/efficiency of existing and proposed buildings?
<i>The Air Quality Directive 2008</i> Directive 2008/50/EC on ambient air quality and cleaner air for Europe.	Avoid, prevent and reduce harmful effects of ambient noise pollution on human health and the environment.	The LDP will consider the implications of the LDP on air pollution. It will take account of the Directive as well as more detailed policies contained in the SPPS.	Include draft SA objectives; To improve air quality;
<i>4th Daughter Directive on Air Quality 2004/107/EC.</i>	Avoid, prevent or reduce harmful effects of arsenic, cadmium, nickel and polycyclic aromatic hydrocarbons (PAH's) on human health and the environment as a whole	The LDP will consider the implications of the LDP on air pollution. It will take account of the Directive as well as more detailed policies contained in the SPPS	Include draft SA objectives; To improve air quality;
<i>The Drinking Water Directive 1998</i> Directive 98/83/EC on the quality of water intended for human consumption.	Protect human health from the adverse effects of any contamination of water intended for human consumption by ensuring that it is wholesome and clean.	The LDP will take account of the Directive	Include draft SA objectives; To improve water quality; conserve water resources and provide for sustainable resources of water supply. To minimise the production of waste and use of non-renewables

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
<i>The Packaging and Packaging Waste Directive 1994</i> Directive 94/62/EC on packaging and packaging waste.	Harmonise the packaging waste system of Member States. Reduce the environmental impact of packaging waste.	The LDP will take account of the Directive.	Include draft SA objective; To minimise the production of waste and use of non-renewables Include sustainability objectives to minimise the environmental impact of waste and promote recycling?
<i>The Nitrates Directive 1991</i> Directive 91/676/EEC on nitrates from agricultural sources.	Reduce water pollution caused or induced by nitrates from agricultural sources and prevent further such pollution.	The LDP will take account of the Directive. It is cognisant that Northern Ireland has been designated a nitrate vulnerable zone.	Include draft SA objectives; To improve water quality; conserve water resources and provide for sustainable resources of water supply.
<i>The Urban Waste Water Directive 1991</i> Directive 91/271/EEC concerning urban waste water treatment .	Protect the environment from the adverse effects of urban waste water collection, treatment and discharge, and discharge from certain industrial sectors.	The LDP will take account of the Directive.	Include draft SA objectives; To improve water quality; conserve water resources and provide for sustainable resources of water supply Include specific sustainability objective to reduce water pollution?
<i>Freshwater Fishing Directive 1978</i> 78/659/EEC.	Aims to protect or improve designated waters in order to support fish life	The LDP will take account of the Directive.	Include Draft SA objectives; To improve water quality; conserve water resources and provide for sustainable resources of water supply To conserve and enhance biodiversity
<i>Shellfish Water Directive 1979.</i>	Aims to ensure suitable environment for shellfish growth	The LDP will take account of the Directive.	Include SA objectives; To improve water quality; conserve water resources and provide for sustainable resources of water supply To conserve and enhance biodiversity

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
<i>Bathing Water Directive 2006/7/EC.</i>	It applies to surface waters that can be used for bathing except for swimming pools and spa pools, confined waters subject to treatment or used for therapeutic purposes and confined waters artificially separated from surface water and groundwater. Member States must monitor the bathing waters every year. The waters are classified according to their level of quality: poor, sufficient, good or excellent.	There are no sites within Mid Ulster that are monitored for bathing water quality. The 23 sites monitored by DOE Marine Division are at coastal locations.	To improve water quality; Conserve water resources and provide for sustainable sources of water supply
<i>Renewable energy Directive 2009 2009/28/EC.</i>	Creates a common framework for the use of renewable energy in the EU so as to limit greenhouse gas (GHG) emissions and promote cleaner transport. To do so, it sets targets for all EU countries with the overall aim of making renewable energy sources account for 20 % of EU energy and 10 % of energy specifically in the transport sector by 2020.	The LDP will take account of the Directive.	Include draft SA objectives; To improve air quality; To minimise the production of waste and use of non-renewables To reduce contributions of climate change and reduce vulnerability to climate change. To encourage sustainable economic growth.
<i>The Environmental Liability Directive (2004/35/EC).</i>	This directive aims to establish a framework of environmental liability based on the 'polluter-pays' principle, in order to prevent and remedy environmental damage. The Directive is implemented in Northern Ireland through the Environmental Liability (Prevention and Remediation) Regulations (Northern Ireland) 2009 SR2009/252.	The LDP will take account of this Directive and relevant local legislation.	Include draft objectives; To conserve and enhance biodiversity To reduce the effect of traffic on the environment. To improve air quality To improve water quality; Conserve water resources and provide for sustainable sources of water supply To reduce the effect of traffic on the environment To maintain and enhance the character and quality of landscapes and townscapes To conserve and, where appropriate, enhance the historic environment and cultural assets. To reduce the contributions to climate change and reduce vulnerability to climate change

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
			<p>To minimise the production of waste and non-renewable materials</p> <p>To conserve and enhance land quality and soil resources.</p> <p>To encourage sustainable economic growth</p>
European Eel Regulation 2007 (EC) No 1100/2007.	Aims to establish measures for the recovery of the stock of European Eel and requires member states to prepare and implement eel management plans	The LDP will take account of the Directive	<p>Include SA objectives;</p> <p>To improve water quality;</p> <p>conserve water resources and provide for sustainable resources of water supply</p> <p>To conserve and enhance biodiversity</p>
North Atlantic Salmon Conservation Organisation (NASCO) Commission.	Aims to promote the conservation, restoration, enhancement and rational management of salmon stocks in the North Atlantic Ocean through international co-operation.	The LDP will take account of this. DCAL is the competent authority in NI to take this forward and reports annually to the commission as to status of populations and actions taken to maintain and enhance them. Increased fisheries resource will result in increased angling opportunities in the MUDC area with the economic and social benefits this will bring.	<p>Include SA objectives</p> <p>To improve water quality</p> <p>To conserve and enhance biodiversity.</p> <p>To offer everybody the opportunity for rewarding and satisfying employment.</p>
European Spatial Development Perspective (1999).	Economic and social cohesion across the community. Conservation of natural resources and cultural heritage. Balanced competitiveness between different tiers of government.	The LDP should make a contribution towards fulfilling the goals of the ESDP.	<p>Include SA objective;</p> <p>To conserve and enhance biodiversity</p> <p>To conserve and, where appropriate, enhance the historic environment and cultural assets.</p> <p>To conserve and enhance land quality and soil resources</p>
General Union Environmental Action Plan (2020).	<p>The EU's objectives in implementing the programme are:</p> <p>(a) to protect, conserve and enhance the Union's natural capital;</p> <p>(b) to turn the Union into a resource-efficient, green and competitive low-carbon economy;</p>	The LDP should support the 4 key areas of work set out in the EAP.	<p>To conserve and enhance biodiversity</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality</p> <p>To improve water quality; Conserve water resources and provide for sustainable sources of water supply</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	(c) to safeguard the Union's citizens from environment-related pressures and risks to health and wellbeing; (d) to maximise the benefits of the Union's environment legislation; (e) to improve the evidence base for environment policy; (f) to secure investment for environment and climate policy and get the prices right; (g) to improve environmental integration and policy coherence; (h) to enhance the sustainability of the Union's cities; (i) to increase the Unions effectiveness in confronting regional and global environmental challenges.		To reduce the effect of traffic on the environment To maintain and enhance the character and quality of landscapes and townscapes To conserve and, where appropriate, enhance the historic environment and cultural assets. To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials To conserve and enhance land quality and soil resources. To encourage sustainable economic growth.
European Landscape Convention (Florence, 2002) .	The convention promotes landscape protection, management and planning.	The LDP should support the aims of the convention, seeking to protect, manage and enhance the landscape.	Include SA objective; To maintain and enhance the character and quality of landscapes and townscapes. To conserve and, where appropriate, enhance the historic environment and cultural assets.
European Convention on the Protection of the Archaeological Heritage (Valletta, 1992) . <i>Revision of the 1985 Granada Convention</i>	Protection of the archaeological heritage, including any physical evidence of the human past that can be investigated archaeologically both on land and underwater. Creation of archaeological reserves and conservation of excavated sites.	The LDP will take account of this convention	Include sustainability objectives; To conserve and, where appropriate, enhance the historic environment and cultural assets
EC (2013) Adaptation Strategy.	The overall aim is to enhance the preparedness and capacity to respond to the impacts of climate change at local, regional, national and EU levels, developing a coherent approach and improving coordination e.g. between national adaptation strategies and national risk management plans. Priority will be given to	Climate change is not specifically referenced in the list of LDP objectives. Reference is made however in Paper 6 Utilities to DARD Climate Change Flood Map and the need for the Mid Ulster Plan to be compatible with pending Flood risk Management Plans and the need to	Include sustainability objectives to reduce contributions to climate change and reduce vulnerability to climate change. To encourage sustainable economic growth

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	adaptation flagship projects that address key cross- sectoral, trans-regional and/or cross-border issues. Projects with demonstration and transferability potential will be encouraged, as will green infrastructure and ecosystem-based approaches to adaptation, and projects aiming to promote innovative adaptation technologies.	avoid zoning flood risk land for 'habitable development'. This strategy could inform possible approaches to planning that would produce developments that are adapted to climate change, thereby increasing the resilience of Mid ulster infrastructure to climate change impacts. In addition, the strategy seeks to address border issues, which may be a factor in the LDP. Overall, these two documents are expected to support each other, though there will be a need to balance objectives at a local level upon implementation of individual developments or projects. Application of planning policy to existing developed resources may be negatively impacted as climate change measures may not necessarily align with objectives for natural heritage, cultural heritage or landscape outcomes.	To reduce the effect of traffic on the environment
EC (2011) Biodiversity Strategy.	Strategy is designed to halt the loss of biodiversity, restore ecosystems so far as feasible, and step up efforts to avert global degradation of ecosystem services in the EU by 2020. It also aims to speed up the EU's transition towards a resource efficient and green economy. These targets can be achieved through a number of strategic objectives including ecosystem based approaches to climate change mitigation and adaptation, conserving and enhancing natural resources using them in a sustainable way, and nature based innovation restoring ecosystems and conserving biodiversity.	The need to 'protect and enhance the natural and built environment and achieve biodiversity' (c) (i), is a key objective of the LDP. This will afford some policy protection to the habitats and species from inappropriate development. Flood risk and renewable development policies will also contribute to environmental and subsequently social well-being.	Draft objective; To conserve and enhance biodiversity

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
EC (2010) Europe 2020 Economic Strategy.	<p>Outlines the European Union's ten-year growth strategy and is about addressing the shortcomings of our growth model whilst creating the conditions for a different type of growth that is smarter, more sustainable and more inclusive. Five key targets have been set for the EU to achieve covering employment, education, research and innovation, social inclusion and poverty reduction, and climate/energy. Also it includes seven flagship initiatives providing a framework through which the EU and national authorities mutually reinforce their efforts in areas supporting the Europe 2020 priorities such as innovation, industrial policy and resource efficiency.</p>	<p>The proposed LDP will align with this Strategy due to its focus on economic growth.</p>	<p>Draft SA objectives; To encourage sustainable economic growth To offer everybody the opportunity for rewarding and satisfying employment To encourage and accommodate both indigenous and inward investment. To encourage efficient pattern of movement in support of economic growth</p>
EC (2009) Sustainable Development Strategy.	<p>A framework for a long-term vision of sustainability in which economic growth, social cohesion and environmental protection go hand in hand and are mutually supporting. Particular environmental protection objectives include increasing the use of clean energy and natural resources to combat climate change, reducing noise and air pollution through promotion of sustainable transport, and conserving and managing the overall use of water and air.</p>	<p>This Strategy aligns with many of the objectives of the LDP including those related to transport and natural heritage, as well as renewable energy.</p> <p>Will the Strategy and the LDP support each other in the respective delivery? Reference to climate change?</p>	<p>Draft SA objectives;</p> <p>To conserve and enhance biodiversity To reduce the effect of traffic on the environment. To improve air quality To improve water quality; Conserve water resources and provide for sustainable sources of water supply To reduce the effect of traffic on the environment To maintain and enhance the character and quality of landscapes and townscapes To conserve and, where appropriate, enhance the historic environment and cultural assets. To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
			To conserve and enhance land quality and soil resources. To encourage sustainable economic growth
<p>The Kyoto Protocol Adopted 1997, came into force in 2005.</p> <p>The "Doha Amendment to the Kyoto Protocol" was adopted on 8 December 2012.</p>	<p>The protocol looks at limiting the emission of harmful greenhouses gases. Main target is reducing CO2 emissions by 5% of 1990 levels between 2008-2010.</p> <p>Parties committed to reduce GHG emissions by at least 18 percent below 1990 levels in the eight-year period from 2013 to 2020.</p>	The LDP plan needs to look at how it can contribute towards meeting the protocol agreement and the Doha Amendment.	<p>Include draft SA objectives;</p> <p>To reduce the contributions to climate change and reduce vulnerability t climate change</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality</p>
Paris climate conference COP 21- December 2015.	<p>At this conference 195 countries adopted a first-ever universal, legally binding global climate deal to put the world on track to avoid dangerous climate change by limiting global warming to well below 2°C. The agreement is due to enter into force in 2020.</p> <p>Governments agreed;</p> <ul style="list-style-type: none"> - a long-term goal of keeping the increase in global average temperature to well below 2°C above pre-industrial levels; - to aim to limit the increase to 1.5°C, since this would significantly reduce risks and the impacts of climate change 	The LDP plan needs to look at how it can contribute towards meeting the protocol agreement.	<p>Include draft SA objectives;</p> <p>To reduce the contributions to climate change and reduce vulnerability t climate change</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality.</p>
1992 UNCED – Rio Earth Summit – Agenda 21 - Global Programme of Action on Sustainable Development.	Comprehensive plan of action adopted by more than 178 Governments to be taken globally, nationally and locally by organisations of the United Nations System, Governments, and Major Groups in every area in which human impacts on the environment. Agenda 21 sets out the key areas for action and the major groups to be included	The LDP will take account of this plan.	<p>Include draft SA objective;</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality</p> <p>To improve water quality; Conserve water resources and provide for sustainable sources of water supply</p> <p>To reduce the effect of traffic on the environment</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
			<p>To reduce the contributions to climate change and reduce vulnerability to climate change</p> <p>To minimise the production of waste and non-renewable materials</p> <p>To conserve and enhance land quality and soil resources.</p> <p>To encourage sustainable economic growth</p> <p>To reduce poverty and social exclusion</p>
The Ramsar Convention. The convention of Wetland of International Importance (1971 and amendments).	Protections and conservation of wetlands, particularly those of importance to waterfowl as waterfowl habitat.	The Plan will need to ensure that Ramsar sites are protected and given appropriate consideration.	<p>Include Draft SA objective;</p> <p>To conserve and enhance biodiversity.</p>
Johannesburg Declaration on Sustainable Development (2002).	<p>Commitment to building a humane, equitable and caring global society aware of the need for human dignity for all.</p> <p>Renewable energy and energy efficiency.</p> <p>Accelerate shift towards sustainable consumption and production.</p>	Ensure that site allocations and policies take account of the Declaration.	<p>Include draft SA objective;</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality</p> <p>To improve water quality; Conserve water resources and provide for sustainable sources of water supply</p> <p>To reduce the effect of traffic on the environment</p> <p>To reduce the contributions to climate change and reduce vulnerability to climate change</p> <p>To minimise the production of waste and non-renewable materials</p> <p>To conserve and enhance land quality and soil resources.</p> <p>To encourage sustainable economic growth</p> <p>To reduce poverty and social exclusion</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
Aarhus Convention (1998).	<p>Established a number of rights of the public with regard to the environment. Local authorities should provide for:</p> <p>The right of everyone to receive environmental information.</p> <p>The right to participate from an early stage in environmental decision making</p> <p>The right to challenge in a court of law public decisions that have been made without respecting the two rights above or environmental law in general.</p>	The plan will comply with these requirements through the consultation process, as outlined in the Statement of Community Involvement	Ensure that public are involved and consulted at all relevant stages of SA production. This should be reflected in the Statement of the Community Involvement

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
Northern Ireland			
Strategic Planning Policy Statement.	It sets out the strategic direction for new councils to bring forward detailed operational policies within LDP's. It also provides the core planning principles to underpin delivery of the two tier planning system with the aim of furthering sustainable development, mitigating and adapting to climate change, and emphasising the importance of ecosystem services. The core planning principles are;	The LDP has a statutory status as the starting point for decision making.	Sustainability Appraisal should be an integral part of the plan preparation process, and should consider all the likely significant effects on the environment, economic and social factors.
	Improving Health and Well-being	The LDP will aim to promote safe and accessible environments with a high quality of life and community cohesion. Provision of Green infrastructure, Recreation and Open space, Quality Residential environments, protection of Natural and Built Assets all contribute to improved health and wellbeing. Objective (a) (i) provision of health services in main hubs and (c) (i) 'to protect and enhance the natural and built environment to achieve biodiversity, quality design, enhanced leisure and economic opportunity and promote health and wellbeing'.	Include SA objective; To improve the health and wellbeing of the population'
	Creating and Enhancing Shared Space	LDP objective (a) (vii) aims 'to accommodate cultural differences between communities whilst promoting 'shared spaces' to bring people together with equality of opportunity.'	Include SA objective; To encourage a sense of community and welfare.
	Supporting Sustainable Economic Growth	Emphasis on Creating jobs and Promoting Prosperity. Although sustainable economic development is not explicitly referred to in the LDP objectives,	Include SA objective; To encourage sustainable economic growth.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
		emphasis on creation of 'accessible' jobs (b) (i), a 'diversity' in the range of jobs (b) (ii) and on generating 'sustainable and affordable lighting and heating for the population' (b) (v).	
	Supporting Good Design and Positive Place Making	LDP objective (c) (i) recognises the need to achieve quality design .Objective (a) (iv) recognises the need to provide for vital and vibrant communities and (a) (v) recognises the need to accommodate development which allows people to remain within their own communities.	Include SA objectives; 'To provide everybody with the opportunity to live in a decent home', t To maintain and enhance the character quality of townscapes (and landscapes)'
	Preserving and Improving the Built and Natural Environment	LDP objective (c) (i) aims to protect and enhance the natural and built environment to 'achieve' biodiversity. Objective may need to be reworded?	Include SA objectives To conserve, p and enhance biodiversity. To conserve and, where appropriate, enhance the historic environment and cultural assets'.
DRD (2010) Regional Development Strategy 2035.	This document provides an overarching strategic planning framework influencing spatial development for the Region up to 2035, facilitating and guiding the public and private sectors. Taken into account are key drivers such as population growth and movement, demographic change, increasing number of households, transportation etc. It addresses economic, social and environmental issues aimed at achieving sustainable development and social cohesion.	The LDP will support the RDS as part of the wider Government policy framework and should therefore be closely aligned with its objectives.	See all SA objectives
Section 75 of the Northern Ireland Act 1998, Equality of opportunity.	The council is required to ensure that their local development plans are prepared in accordance with Section 75 statutory obligations. Consequently, a council will have to undertake an Equality Impact Assessment (EQIA) to determine if there will be any potential impacts upon Section 75 groups as a result of the policies and proposals contained in their local development plans.	LDP objective (vii) seeks To accommodate cultural differences between communities whilst promoting "shared spaces" to bring people together with equality of opportunity.	Include SA objective; To reduce poverty and social exclusion

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
Everyone's Involved – Sustainable Development Strategy (May 2010).	<p>Everyone's Involved – Sustainable Development Strategy, aims to put in place economic, social and environmental measures to ensure that we can continue to grow our economy, improve our society and communities and utilise our natural resources in an environmentally sustainable manner. The Strategy also intends to strengthen the framework to address global issues such as climate change and sets out the following six principles:</p> <ul style="list-style-type: none"> • living within environmental limits; • ensuring a strong, healthy, just and equal society; • achieving a sustainable economy; • promoting good governance; • using sound science responsibly; and • promoting opportunity and innovation. 	The LDP's objectives broadly align with the aims of this strategy.No specific reference is made however to impacts of climate change.	<p>Include Draft Objectives;</p> <p>To conserve and enhance biodiversity</p> <p>To reduce the effect of traffic on the environment.</p> <p>To improve air quality</p> <p>To improve water quality; Conserve water resources and provide for sustainable sources of water supply</p> <p>To reduce the effect of traffic on the environment</p> <p>To maintain and enhance the character and quality of landscapes and townscapes</p> <p>To conserve and, where appropriate, enhance the historic environment and cultural assets.</p> <p>To reduce the contributions to climate change and reduce vulnerability climate change</p> <p>To minimise the production of waste and non-renewable materials</p> <p>To conserve and enhance land quality and soil resources.</p> <p>To encourage sustainable economic growth</p>
The revised Northern Ireland Waste Management Strategy "Delivering Resource Efficiency" (October 2013);	This Strategy moves the emphasis of waste management in NI from resource management (with landfill diversion as the key driver) to resource efficiency i.e. using resources in the most effective way while minimising the impact of their use on the environment. Therefore, this Strategy has a renewed focus on waste prevention (including re-use), preparing for re-use and recycling in accordance with the waste hierarchy. Making more efficient use of natural resources and facilitating increased re-use and recycling is expected to have a	LDP objective (c)(ii) recognizes the need to 'accommodate investment in waste management' As stated In Para 6.8 of Paper 8 Utilities, the local development plan (LDP) have regard to the new Waste Management Plan for Mid Ulster (2016). The proposed focus of the LDP is therefore likely to support this strategy, namely with development making sustainable use of available resources and having a sustainable approach to waste designed in. The economic considerations of the LDP will support	<p>Draft objective;</p> <p>To minimise the production of waste and use of non-renewable resources.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	favourable impact on the NI economy and help to promote and support 'green jobs'.	'green jobs' and ensure that the economy will benefit from planning decisions. Improved waste management will be good for the environment.	
Lifetime Opportunities – Government's Anti-Poverty and Social Inclusion Strategy for Northern Ireland (November 2006).	The Strategy sets out goals tailored specifically for various age groups in order to meet the objective of working towards the elimination of poverty and social exclusion by 2020. These include underlining the importance of early intervention as a means of preventing poverty and recognising the priority of removing barriers to people joining or re-joining the labour market.	LDP objective (v) recognises the need of both growing families and carers of the elderly and disabled by accommodating development which allows people to remain within their own communities and does not lead to significant harm to neighbours or the environment.	Include draft objective; To reduce poverty and social exclusion.
Thinking Rural - The Essential Guide to Rural Proofing (March 2011).	The objective is to ensure robust consideration and integration of rural issues at the outset of the policy making process. It should help to ensure fair and equitable treatment for rural areas through the development of policies which are proportionate to need.	Objective (a) (iii) seeks to provide for vital and vibrant rural communities whilst protecting the countryside in which they live by accommodating sustainable growth within the countryside proportionate to the extent of existing rural communities	Include draft objective; To encourage a as sense of community identity and welfare. Is there a need for specific objective on rural issues?
'Valuing Nature' A Biodiversity Strategy for Northern Ireland to 2020.(July 2015)	It purpose is to make progress towards halting overall biodiversity loss, establish an ecosystem approach and help business and society in general have a greater understanding of the benefits that nature can bring to everyday life in Northern Ireland.	The Strategy will protect certain sites from development, which will need to be taken into account by the LDP and its policies.	Include draft objective; To conserve and enhance biodiversity
DARD (2012) Rural White Paper Action Plan.	This document sets out the vision for NI's rural areas and the actions which Departments will take in support of achieving that vision and to help ensure the future sustainability of rural areas. The vision includes vibrant and strong rural communities; improved infrastructure, transport and key services; strong community infrastructure which can avail of economic, social and cultural opportunities; and better linkages between rural and urban areas.	The LDP objectives support this. It sets out to support vibrant rural communities, facilitate development of new, accessible, community facilities, and improve connectivity between/within settlements in terms of telecommunications and transport infrastructure in particular.The Plan will promote sustainable development, well-	Include draft objective; To encourage a as sense of community identity and welfare. Is there a need for specific objective on rural issues?

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
		being and economic development which are aligned with the vision for rural areas.	
DARD (2012) Strategic Plan 2012-2020.	Focuses on a number of goals, underlying those actions, which are independent and will address key issues in support of achieving DARD's vision of ' <i>a thriving and sustainable rural economy, community and environment</i> '. Goals include helping the agri-food industry prepare for future market opportunities and economic challenges, improve lives of rural dweller, enhance animal, fish and plant health and animal welfare, help deliver improved sustainable environmental outcomes, and manage the business and deliver services to customers in a cost-effective way.	The LDP will directly support this plan, recognising that rural areas have a key role in supporting economic growth. The strategy aims to achieve appropriate and sustainable patterns of development that supports a vibrant rural community, improves infrastructure and facilitates development.	Include draft objective; To encourage a as sense of community identity and welfare. Is there a need for specific objective on rural issues?
DARD (2013) Greenhouse Gas Reduction Strategy and Action Plan.	Overall this promotes and encourages adoption of technical efficiency to improve farm business performance and reduce greenhouse gas emissions. The strategy and action plan identifies a set of measures and actions that can be progressively implemented on-farm to better manage the climate consequences of agri-food production systems i.e. methane and nitrous oxide.	This paper is supported by Paper 6 Utilities (para 10.18) which advocates a retention of existing policy for biomass development as contained within PPS18 Renewable Energy. Similar issues such as transport generation, visual, odour and noise impacts will continue to arise during application processing. Indirect benefits from the push on sustainable development i.e. GHG emissions will be prevented by good siting/design and well integrated developments. Good planning decisions in relation to transport and renewable energy will also indirectly support this plan.	Include draft objectives; To reduce contributions to climate change and reduce vulnerability t climate change. To improve air quality.
DARD (2012) Tackling Rural Poverty and Social Isolation.	This framework sets out the goals, objectives, priority action areas and outcomes for the Programme for Government commitment to	The LDP will deliver sustainable, economic and well-being benefits, all of which would be of value to poor, isolated	Include draft objectives; To reduce poverty and social exclusion. To reduce crime and anti-social activity.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	bring forward a package of measures to help target the root causes of social isolation and help those in poverty in rural areas. In addition it aims to provide the necessary tools to identify the needs of vulnerable people/groups in rural areas, develop programmes/interventions to help alleviate poverty/social isolation and complement/add value to existing governmental strategies intended to tackle these issues.	communities. It recognizes the importance of self-employment and homeworking, particularly in rural locations. It also recognizes the need to improve connectivity between settlements and their rural hinterland and accommodate investment in sustainable modes of transport.	To reduce disparities in economic performance and promote sustainable regeneration
DARD (2010) Renewable Energy Action Plan.	Aims to provide a framework which enables the land based and rural sectors to realise the potential opportunities in the development of renewable energy. Focus is on assisting meeting targets for renewable energy production at a regional, national and EU level in a balanced and sustainable way. Other key objectives of the development include energy security, emissions reductions and wider economic advantages.	<p>Para 10.10 of Paper 6 Utilities recommends adopting a policy similar to existing (PPS18) with greater weight given to development in vulnerable landscapes. As stated above a similar policy for biomass development as contained within PPS18 Renewable energy is also proposed. This approach will directly support the aims of this plan. Also complements LDP objective (b) (v) of which states that 'The need to provide and encourage use of energy both as a means of generating money for the local economy, attracting investment in enterprise and providing sustainable and affordable lighting and heating for the population'.</p> <p>Design and sustainable development policies should encourage renewable energy as part of these developments. Planning decisions will have to balance need for renewables with environmental concerns and it may be that the need for renewable developments is outweighed by environmental protection.</p>	<p>Include Draft objectives</p> <p>To minimise the production of waste and use of non-renewable materials.</p> <p>To reduce contributions to climate change and reduce vulnerability to climate change.</p> <p>To improve air quality</p>
DARD (2007) Flood Mapping Strategy for Northern Ireland.	Sets out a structured programme of fluvial and coastal flood risk mapping (and associated tool development) that is based on current	It is anticipated that the LDP will support this Strategy. Utilities Paper 6 Para 7.21 outlines 5 objectives that complement	Include draft objectives;

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>knowledge of the mapping requirements of the Planning Policy Statement 15 (PPS15) and the proposed EU Floods Directive. Aims to increase public awareness of flood risk areas, differentiate spatial distribution of risk within the floodplain to support planning and asset management processes.</p>	<p>the aims of this strategy. Reference is made in Paper 6 Utilities to DARD Climate Change Flood Map and the need for the plan to be compatible with pending Flood risk Management Plans (as required by the EU flood directive). Paragraph 13.4 also highlights the need to avoid zoning flood risk land for 'habitable development' and formulation of policy which makes drainage a key element of design and which promotes the use of SUDS. All planning decisions should take account of flood risk as part of all development.</p> <p>There is no specific reference to flood risk or climate change in the LDP objectives.</p>	<p>To reduce contributions to climate change and reduce vulnerability to climate change.</p> <p>To reduce the likelihood of flooding and its adverse consequences.</p>
<p>Northern Ireland Strategy for Sport and Recreation 2009-2019.</p>	<p>The Strategy's vision is "a culture of lifelong enjoyment and quality, quantity and access to places for sport is a key development input to the two primary development outcomes of increased participation in sport and physical recreation and improved sporting performances. In particular, the Strategy will ensure that every person in Northern Ireland has access to a range of new, improved and shared world-class and locally available sports facilities.</p>	<p>The LDP will support the aims of this strategy. Paper 7 Open Space, Sport and Outdoor Recreation Paragraph 12.2 & 12.3 outlines several key objectives which will complement this strategy as long as there is no conflict with other objectives e.g. flooding, archaeology in its delivery. LDP objective (a) (i) aims to focus leisure activities in the 3 main hubs i.e. Cookstown, Dungannon and Magerafelt whilst objective (c) (i) recognizes the need to 'promote health and wellbeing.'</p>	<p>Include draft SA objectives;</p> <p>To improve health and wellbeing of the population.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
Defra and DOE (2012) A Climate Change Risk Assessment for Northern Ireland.	<p>The objective of the Climate Change Risk Assessment (CCRA) is to inform adaptation policy by assessing the current and future risks and opportunities posed by the impacts of climate for NI to the year 2100. The main finding is that extreme weather is still predominant among potential risks related to climate change but that other risks, such as water scarcity and species being able to track climate space, are becoming increasingly important. Several sections focussing on socio-economic implications of climate change comprising agriculture & forestry, business, tourism, buildings & infrastructure and health & wellbeing.</p>	<p>It is anticipated that the LDP will support this Strategy. Utilities Paper 6 Para 7.21 outlines 5 objectives that will complement the aims of this strategy. Reference is made to DARD Climate Change Flood Map and the need for the plan to be compatible with pending Flood risk Management Plans (as required by the EU flood directive). Paragraph 13.4 also highlights the need to avoid zoning flood risk land for 'habitable development' and formulation of policy which makes drainage a key element of design and which promotes the use of SUDS. All planning decisions should take account of flood risk as part of all development.</p>	<p>Include draft SA objectives; To minimise the production of waste and use of non-renewable materials. To reduce contributions to climate change and reduce vulnerability to climate change. To improve air quality; To conserve water resources and provide for a sustainable source of water supply. To reduce the likelihood of flooding and its adverse consequences.</p>
DETI (2012) Sustainable Energy Action Plan 2012-2015.	<p>The Action Plan aims to assist with the implementation of the Strategic Energy Framework (2010-2020). DETI set out numerous "main actions for the future" regarding renewables and other aspects of sustainable energy. Of particular relevance are the commitments to:</p> <ul style="list-style-type: none"> • Contribute to the growth of the NI sustainable energy sector (through Invest NI) to 8.9% of NI GVA by 2015. • Work with DOE, developers, planners and those responsible for environmental consents to ensure that the need for renewable energy to address the environmental impacts of climate change is recognised, that good quality applications are made and that clear, consistent and 	<p>LDP objective (b) (v) encourages the use of renewable energy for providing sustainable and affordable lighting and heating. There are no specific objectives regarding Climate Change.</p> <p>Para. 10.10 of Paper 6 Utilities recommends adopting a policy similar to existing (PPS18) with greater weight given to development in vulnerable landscapes, directly supporting this aspect of the action plan.</p> <p>Analysis of cumulative effect of wind energy development has been considered as part of the Development Pressure Analysis Paper (September 2015) an identification of vulnerable landscapes (Landscape Assessment Paper 2015).</p>	<p>Include draft SA objectives; To minimise the production of waste and use of non-renewable materials. To reduce contributions to climate change and reduce vulnerability to climate change. To improve air quality;</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>proportionate procedures are in place for the consenting of renewable installations.</p> <ul style="list-style-type: none"> • Undertake “capacity studies” (including landscape capacity study, ecological study and bird migration study, with DOE and others) in order to determine with more accuracy how much development could be accommodated in different locations across Northern Ireland before significant cumulative effects start to emerge. • Develop a continuous monitoring framework (with DOE and others) where the key potential cumulative effects identified from the assessment are reviewed on a regular basis in response to growth of the onshore wind industry. <p>There are also a number of socio-economic commitments, such as supporting construction of electricity network or refurbishing schools with renewable technologies for example.</p>		
DETI (2010) Energy: A Strategic Framework for Northern Ireland.	Contains goals and targets, but does not include the detail of how targets could be achieved. It does aim to ensure future access to secure, competitively priced and sustainable energy supplies for all of NI. Also it provides a direction for NI energy policy over the next ten years concentrating on key areas of electricity, natural gas and renewable energy sources.	Renewable and sustainable development policies will indirectly accord with this framework, by providing for renewable development. There may be a conflict between this framework and environmental policies (natural heritage, cultural heritage, flood risk etc.) when it comes to developing gas facilities and electrical networks.	Include draft objectives; To minimise the production of waste and use of non-renewable materials. To reduce contributions to climate change and reduce vulnerability to climate change. To improve air quality

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
DETI (2010) Northern Ireland Tourism Strategy.	<p>The vision is to:</p> <ul style="list-style-type: none"> • create the new NI experience; • get it on everyone's destination wish list; and <p>double the income earned from tourism by 2020.</p>	<p>This Strategy aligns with Population and Growth objective (b) (ii) which seeks to promote a diversity in the range of jobs, recognizing the importance of the leisure and tourism. The sustainable approach to tourism development advocated in Paper 8 on Recreation leisure & Tourism will also directly support development that enables tourism e.g. visitor centres, attractions, services, transport etc. As with any development, environmental considerations will need to be considered.</p>	<p>Include draft objectives; To maintain and enhance the character and quality of landscapes and townscapes. To conserve and where appropriate enhance the historic environment and cultural assets To encourage sustainable economic growth To offer everybody the opportunity for rewarding and satisfying employment. To encourage and accommodate both indigenous and inward investment.</p>
DOE (2013) Prioritised Action Framework for Natura 2000.	<p>The framework identifies key priorities for managing the Natura 2000 network, to achieve the objectives of the EU Biodiversity Strategy 2000 and to provide an overview of how to finance them. Priorities focus on improving habitats and species that are currently in bad status depending on general measures such as agri-environmental schemes, stakeholder involvement and monitoring. This enables successful management planning and implementation of conservation management measures throughout Natura 2000.</p>	<p>LDP Objective (c) (i) identifies the need to 'protect and enhance the natural and built environment to achieve biodiversity'. Positive biodiversity outcomes can be secured through the application of appropriate planning policies and planning decisions.</p>	<p>Include draft objectives; To conserve and enhance biodiversity</p>
DOE (2006) Water Framework Directive Monitoring Plans.	<p>Document aims to provide an overarching framework and outline the general approach that will be adopted to monitoring Northern Ireland's aquatic environment for the years 2006 to 2007 and beyond, highlighting the drivers for the work. The main one is the obligation to meet the monitoring requirements of the EC Water Framework Directive (WFD) (2000/06/EC), covering surface water, groundwater and hydrological</p>	<p>Although the aquatic environment or water management is not mentioned explicitly in the objectives, the need to protect and enhance that natural environment is recognized under LDP objective (c) (i). It is likely that the implementation of these monitoring plans will not be directly affected by the LDP, but rather indirectly by the implementation of local planning policy</p>	<p>Include draft SA objectives; To improve water quality; To conserve water resources and provide for sustainable resources of water supply</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	monitoring proposals	and consented developments.	
DRD (2012) Ensuring a Sustainable Transport Future: A New Approach to RegionalTransportation.	<p>The new approach to regional transportation complements the Regional Development Strategy and aims to achieve the transportation vision: <i>“to have a modern, sustainable, safe transportation system which benefits society, the economy and the environment and which actively contributes to social inclusion and everyone’s quality of life”</i></p> <p>The new approach starts with the assumption that the decision to travel has been made. It seeks to provide the infrastructure and services that will ensure that travel and transport are as sustainable as possible.</p>	<p>The LDP will support this Plan. LDP objective (iii) recognizes the need for improved connectivity ‘through accommodating investment in transportation to improve travel time and more sustainable modes of transport’. Objectives laid out in Paper 5 Transport & Infrastructure would also align with this approach. The need for new or improved infrastructure will need to be assessed against environmental policies, though following good design and sustainable development should achieve the best possible solutions to the need.</p>	<p>Include draft SA objective; To improve accessibility to key services especially for those most in need/ To encourage efficient patterns of movement in support of economic growth. To reduce the effect of traffic on the environment.</p>
DSD (2013) Urban Regeneration and Community Development Policy Framework.	<p>The Framework sets out four Policy Objectives that will form the basis of any future policy or programme development in urban regeneration and community development:</p> <ol style="list-style-type: none"> 1. To tackle area-based deprivation. 2. To strengthen the competitiveness of our towns and cities. 3. To improve linkages between areas of need and areas of opportunity. 4. To develop more cohesive and engaged communities. <p>It also contains a set of four Supporting Actions:</p> <ol style="list-style-type: none"> 1. We will maximise the potential of regeneration and community development by supporting an evidence-based policy 	<p>The LDP objectives broadly align with this framework, in particular strengthening the hubs, improving connectivity and facilitating community development. The LDP will indirectly support this aim by accommodating development for disadvantaged groups, such as the elderly and disabled, with emphasis on ‘sustainable growth’, facilitating new community facilities and promoting ‘shared spaces’.</p>	<p>Include draft SA objectives; To reduce poverty and social exclusion. To improve education and skills of the population To encourage a sense of community identity and welfare. To improve accessibility to key services especially of for those most in need. To reduce disparities in economic performance and promote sustainable regeneration. To encourage and accommodate both indigenous and inward investment.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>environment.</p> <p>2. We will maximise the resources available to regeneration and community development by supporting an innovative financial environment.</p> <p>3. We will support the development of skilled and knowledgeable practitioners in regeneration and community development.</p> <p>We will promote an effective and efficient voluntary and community sector.</p>		
DSD (2012) Facing the Future: Housing Strategy for Northern Ireland 2012 -2017	<p>Government has three main roles in relation to housing:</p> <ul style="list-style-type: none"> • Helping to create the right conditions for a stable and sustainable housing market that supports economic growth and prosperity; • Providing support for individuals and families to access housing, particularly the most vulnerable in society; and • Setting minimum standards for the quality of new and existing homes and for how rented housing is managed. <p>This strategy sets out how we intend to fulfil these roles over the next five years. The strategy also envisages housing playing a fourth role in driving regeneration within communities, particularly those suffering from</p>	<p>This strategy aligns with a number of aspects of the proposed LDP, namely objective (a) (iv) 'To provide for 10,950 new homes by 2030 via a range of housing to meet the needs of families, the elderly, and disabled'. The strategy may put pressure on the environmental aspects of the LDP such as natural heritage, archaeology, flood risk, etc. Similarly, the LDP may inhibit house building due to environmental or design constraints. A balance will need to be found through considered planning decisions.</p>	<p>Include draft SA objectives; To provide everybody with the opportunity to live in a decent home.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	blight and population decline.		
NIHE Social housing Development Programme (SHDP) - 2015/16 – 2017/18	The 3-Year SHDP is published together with an Unmet Social Housing Need Prospectus. The Prospectus is an integral part of the SHDP formulation process, which recurs on an annual basis. The Prospectus document highlights areas throughout Northern Ireland with the greatest level of un-met housing need and a current shortage of acquired development sites. The Housing Executive would welcome development proposals for these areas.	The LDP will take account of ongoing annual reporting and will be used to inform social housing zonings within the plan area.	Include draft SA objectives; To provide everybody with the opportunity to live in a decent home.
NIEA (2012) Strategic Priorities 2012-2022	The plan outlines the strategic direction over the next ten years to bring together diverse roles and guide corporate business planning, describing the context of the work and how it is delivered, how success will be measured and monitored, and strategic goals and actions under four priority areas: healthy natural environment, people and places, sustainable economic growth and using resources well.	The LDP will generally support this document, though individual developments will need to be considered on a case by case basis. LDP objective (b) (i) outlines aims to 'facilitate creation of 8,500 new jobs by 2030'. Paper 3 Employment and Economic Development Paper points to a pending review of PPS 4 Planning and Economic Development where new objectives will be laid out. It also aligns with LDP objective (c)(i) and the need to enhance leisure opportunities and promote health and well-being.	Include draft objectives; The majority of the Draft SA objectives can be linked to the strategic aims of this document, in particular; To encourage sustainable economic growth To maintain and enhance the character and quality of landscapes and townscapes.
1. Neagh Bann River Basin Management Plan 2015 -2021 (NIEA) 2. North West River Basin Management Plan 2015-2021 (NIEA)	River Basin Management is a key element in implementing the Water Framework Directive (WFD), taking an integrated approach to the protection, improvement and sustainable use of the water environment. It applies to groundwater and to all surface water bodies, including rivers, lakes, transitional (estuarine) and coastal waters out to one nautical mile.	Water management is not listed specifically as a plan objective however the need to 'protect and enhance natural heritage' (Objective (c) (i)) is likely to incorporate aquatic resources. Identifying flood risk is also referred to in Paper 6 Paragraph 7.15, which also influences water	Include draft SA objective; To improve water quality: conserve water resources and provide for sustainable sources of water supply. To conserve and enhance biodiversity. To reduce contributions to climate change and reduce vulnerability to climate change.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>This plan aims to aim to:</p> <ul style="list-style-type: none"> • provide at least good status for all water bodies; • prevent deterioration in status; • promote sustainable development; • achieve specific standards for protected areas. 	<p>quality. The focus on sustainable and economic development may outweigh environmental concerns to a degree, but any planning decision will weigh each aspect as part of the decision process. Good quality aquatic habitats also enable outdoor recreation and well-being, which aligns with objective (c) (i) and the need to enhance leisure opportunities and promote health and well-being. The LDP will be compatible with the aims of this plan.</p>	<p>To reduce the likelihood of flooding and it's adverse consequences.</p>
<p>1. Neagh Bann River Basin Flood Risk Management Plans 2015 (DARD)</p> <p>2. North Western River Basin Flood Risk Management Plan 2015 (DARD)</p>	<p>Flood Risk Management Plans (FRMPs) are a key requirement of the Floods Directive and are aimed at reducing the potential adverse consequences of significant floods on human health, economic activity, cultural heritage and the environment. In practice, the FRMPs provide the information and evidence necessary to support risk management decision making. The Plans also help promote greater awareness and understanding of the risks of flooding amongst the public, Government Departments, local authorities and other organizations. This creates the opportunity for a more proactive and co-operative approach to flood risk management.</p>	<p>Water management is not listed specifically as a plan objective however the need to 'protect and enhance natural heritage' (Plan objective (c) (i)) is likely to incorporate aquatic resources. Identifying flood risk is also referred to in Paper 6 Paragraph 7.15, which also influences water quality. The focus on sustainable and economic development may outweigh environmental concerns to a degree, but any planning decision will weigh each aspect as part of the decision process. Good quality aquatic habitats also enable outdoor recreation and well-being, which aligns with objective (c)(i) and the need to enhance leisure opportunities and promote health and well-being. The LDP will be compatible with the aims of this plan.</p>	<p>Include draft SA objectives; To improve water quality: conserve water resources and provide for sustainable sources of water supply. To conserve and enhance biodiversity. To reduce contributions to climate change and reduce vulnerability to climate change</p>
<p>Northern Ireland Executive (2012) Economy and Jobs Initiative</p>	<p>Ensures that the economic challenges are maximised to sustain the people businesses and regional investment. It focuses on</p>	<p>This initiative will be supported directly by the plans focus on 'Creating Jobs and Promoting prosperity'. Plan objectives (b) (i)-(v) outline the intention</p>	<p>Include draft SA objectives; To encourage sustainable economic growth</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>supporting the local jobs market and accelerating new measures to create and retain jobs. Other key points include completing tourism projects, ensuring higher levels of support to employers for jobs filled by disadvantaged workers and encouraging small businesses (up to 50 employees) by providing skills grants to invest in new skills development etc.</p>	<p>to facilitate the creation of 8,500 jobs by 2030 across a range of employment sectors, including SME's and focusing also on self-employment and home working. Environmental considerations will be a factor in any development and it may be that the balance is in favour of the environment at times, or economic considerations at others.</p>	<p>To offer everybody the opportunity for rewarding and satisfying employment To encourage and accommodate both indigenous and inward investment. To encourage efficient pattern of movement in support of economic growth</p>
<p>Northern Ireland Executive (2011) Programme for Government 2011-15</p>	<p>The document sets out five priorities:</p> <ul style="list-style-type: none"> • Growing a Sustainable Economy and Investing in the Future • Creating Opportunities, Tackling Disadvantage and Improving Health and Well-Being • Protecting Our People, the Environment and Creating Safer Communities • Building a Strong and Shared Community • Delivering High Quality and efficient Public Services <p>It also sets out 82 commitments, the key ones being:</p> <ul style="list-style-type: none"> • Contribute to rising levels of employment by supporting the promotion of over 25,000 new jobs; • Achieve £1 billion of investment in the Northern Ireland economy which includes £375 million as a result of Foreign Direct Investment; £400 million from indigenous businesses supported by Invest NI and £225 million as a result of the Jobs Fund; 	<p>The five priorities of this programme are generally reflected in the LDP objectives. As with many of the plans, strategies and policies, sustainable and economic development objectives will need to be balanced and well designed to ensure positive environmental outcomes. Where new development takes place, adverse impacts on the environment are likely.</p>	<p>Include draft objectives; The majority of the Draft SA objectives can be linked to the strategic aims of this document, in particular; To reduce poverty and social exclusion To improve health and wellbeing of the population. To improve education and skills of the population. To reduce crime and anti-social activity. To encourage a sense of community identity and welfare. To encourage sustainable economic growth. To encourage and accommodate both indigenous and inward investment.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<ul style="list-style-type: none"> • Increase visitor numbers to 4.2 million and tourist revenue to £676 million by December 2014; • Support young people into employment by providing skills and training; • Reform and modernise the delivery of Health and Social care. • Work towards a reduction in greenhouse gas emissions by at least 35% on 1990 levels by 2025. • Halting the loss of biodiversity 		
Northern Ireland Executive (2008) Investment Strategy for Northern Ireland 2008-2018	Setting out the framework it will help create a sustainable 21 st century infrastructure. It identifies priority areas for investment in the years ahead and is intended to assist government and partners in the private sector plan ahead for the challenge of delivering the largest investment programme.	Developments will be required to comply with the LDP which may influence their location, design and scale.	Include draft SA objectives; To encourage sustainable economic growth To encourage and accommodate both indigenous and inward investment.
Northern Ireland Executive (2010) Sustainable Development Strategy and supplementary guidance	This Document enables structures and policies to be put in place to help move NI towards sustainability. Helps to align the priorities within the Programme for Government and integrate sustainable development thinking throughout their operations.	This Strategy will align with the sustainable development focus of the LDP. Development and planning required in pursuit of the Strategy will be required to address any environmental impacts that may occur.	Include draft SA objectives; To encourage sustainable economic growth.
SNIFFER (2007) Preparing for a Changing Climate in Northern Ireland	The report was produced to inform policy experts of potential climate change impacts and recommends that "adaptation is given a higher priority across all sectors and within each of the public bodies identified as being responsible for adaptation". Potential adaptation strategies have been identified; those of most relevance are as follows:	Reference is made in Paper 6 Utilities to DARD Climate Change Flood Map and the need for the plan to be compatible with pending Flood risk Management Plans and the need to avoid zoning flood risk land for 'habitable development'. This report could inform possible approaches to planning that would produce	Include draft SA objectives; To reduce contributions to climate change and reduce vulnerability to climate change. To reduce the likelihood of flooding and its adverse consequences.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<ul style="list-style-type: none"> • “Education and awareness: particularly focused on the human impact on species and habitats and the scale of the likely impacts of a changing climate”; • “Location and urban design actions: adaptation of infrastructure at risk, reduction of flood risk, use of green spaces and sustainable urban drainage systems”; • “Historic buildings: Improved management and maintenance of current buildings, development of strategies to adapt to changing climatic conditions”. 	developments that are adapted to climate change, thereby increasing the resilience of Mid Ulster’s infrastructure to climate change impacts. Application of planning policy to existing developed resources may be negatively impacted as climate change measures may not necessarily align with objectives for natural heritage, cultural heritage or landscape outcomes. Climate change is not specifically referenced in the list of plan objectives.	
Northern Ireland Regional Landscape Character Assessment 2016.	Seeks to provide a strategic view of the landscape which can complemented by more detailed studies in the future.	Landscapes are not specifically referenced in any of the LDP objectives although may be encompassed under objective (c) (i) which highlights the ‘need to protect and enhance the natural (and built) environment’	Include draft SA objectives; To maintain and enhance the character and quality of landscapes and townscapes
Northern Ireland Landscape Character Assessment (1999)	Provides a comprehensive analysis of all of Northern Ireland Landscapes, including their vulnerability and sensitivity to change	<p>Although landscapes are not specifically referenced in any of the LDP objectives it may be encompassed under objective (c) (i) which highlights the ‘need to protect and enhance the natural (and built environment’.</p> <p>This document has proven to be an important tool for informing local plan designations such as CPA’s LLPA’s and</p>	Include draft SA objectives; To maintain and enhance the character and quality of landscapes and townscapes

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
		Areas of High Scenic Value.	
Closure of NIRO to new onshore wind in 2016 - DETI	Closure of the NIRO to large scale onshore wind from 1 April 2016 with exceptions in the form of grace periods for eligible projects. The NIRO will remain open for the time being to small scale wind until further consultation is completed. The Minister will consult further on closure arrangements for small scale onshore wind, which must now be set in the context of DECC's intention to protect GB consumers if Northern Ireland does not close the NIRO on equivalent terms to GB. The proposed closure to large scale wind will be adopted in a Renewables Obligation Closure Order (Northern Ireland) 2016 which is intended to come into operation in mid-March 2016	This may have both short term and long term impacts on both number of and processing times of onshore wind energy applications.	Include draft SA objectives; To reduce contributions to climate change and reduce vulnerability to climate change.
Sustainable Water - Long Term Water Strategy for Northern Ireland -2015-2040 (DRD)	This contains 4 high level aims to cover key water needs within a catchment. They are; <ul style="list-style-type: none"> - provide a high quality sustainable supplies of drinking water to households, industry and agriculture - manage flood risk and drainage in a sustainable manner - achieve the environmental requirements of the Water Framework Directive in a suitable manner provide sustainable reliable water and sewerage services that meet customer needs.	It is anticipated that the LDP will support this Strategy. LDP objective (c) (i) refers to 'the need accommodate investment in power, water and sewerage infrastructure... in the interests of public health'.	Include draft objectives; To improve water quality; conserve water resources and provide for sustainable sources of water supply To reduce vulnerability to climate change. To reduce the likelihood of flooding and its adverse consequences.
The Social and Economic Impact to Northern Ireland, and areas within the	This report examines the social and economic impact of recreational fishing (coarse, game and sea angling) in (NI) and areas within the	The LDP will take account of this report.	Include draft objectives; To encourage sustainable economic growth.

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
Loughs Agency, of Recreational Fisheries, Angling and Angling Resources - 2007.	Loughs Agency which are in the Republic of Ireland. It seeks to estimate and evaluate the current and potential social and economic impacts of recreational angling and provide recommendations for future development.		To improve water quality, conserve water resources. To reduce the likelihood of flooding and its adverse consequences.
Planning Act (Northern Ireland) 2011	Section 5 of the Planning Act (Northern Ireland) 2011 requires those who exercise any function in relation to local development plans to do so with the objective of furthering sustainable development. Sections 8(6) and 9(7) of the 2011 Act requires an appraisal of sustainability to be carried out for the Plan Strategy and Local Policies Plan, respectively.	The LDP will take account of the Planning Act (Northern Ireland) 2011. This scoping report forms part of the SA process.	See all draft SA objectives
Together building a United Community (OFMDFM)	Its vision is 'a united community, based on equality of opportunity, the desirability of good relations and reconciliation - one which is strengthened by its diversity, where cultural expression is celebrated and embraced and where everyone can live, learn, work and socialise together, free from prejudice, hate and intolerance'	The LDP will take account of this report. LDP objective (vii) aims to accommodate cultural differences in our communities whilst promoting 'shared spaces' to bring people together with equality of opportunity.	To include draft objective; To encourage a sense of community and promote a more equal and inclusive society
Northern Ireland Climate Change Adaptation Programme (NICCAP) 2014 - 2019.	This contains the Government's response to the risks and opportunities identified in the Climate Change Risk Assessment (CCRA) for Northern Ireland, which was published in January 2012 as part of the overall UK CCRA.	Climate change is not specifically referenced in the list of LDP objectives. Reference is made however in Paper 6 Utilities to DARD Climate Change Flood Map and the need for the Mid Ulster Plan to be compatible with Flood risk Management Plans and the need to avoid zoning flood risk land for 'habitable development'. This strategy could inform possible approaches to planning that would produce developments that are adapted to climate change, thereby increasing the resilience of Mid Ulster infrastructure to climate change impacts.	Include sustainability objectives; Reduce contributions to climate change and reduce vulnerability to climate change. To encourage sustainable economic growth To reduce the effect of traffic on the environment

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
		Overall, these two documents are expected to support each other, though there will be a need to balance objectives at a local level upon implementation of individual developments or projects. Application of planning policy to existing developed resources may be negatively impacted as climate change measures may not necessarily align with objectives for natural heritage, cultural heritage or landscape outcomes.	
DOE (2012) Northern Ireland Greenhouse Gas Emissions Reduction Action Plan	<p>This Cross departmental working group on climate change outlines how each Department in the Executive will contribute towards meeting the 2025 emission reduction target i.e. Reduction in greenhouse gas emissions by at least 35% on 1990 levels.</p> <p>Note; problems in accessing 2015/16 DOE GHG Action plan - No link available on DOENI.gov.uk</p>	Implementation of the LDP will indirectly support the Action Plan through encouraging sustainable development, good standards of design, renewable energy and overall sustainability. Paper 6 'Utilities' paragraph 13.4 summarizes the approach to energy supply and renewables. Although a push on economic development could inhibit a reduction in greenhouse gases, the application of sustainability principles in development should lead to more efficient infrastructure.	<p>Include sustainability objectives; Reduce contributions to climate change and reduce vulnerability to climate change. To encourage sustainable economic growth To reduce the effect of traffic on the environment.</p>
A Discussion Paper – Proposals for Taking Forward NI Climate Change Legislation - Published by the DOE on 1 December 2015	<p>Proposals include:</p> <ul style="list-style-type: none"> - setting a long term target of 80% reduction in GHG emissions by 2050 (compared to 1990 baseline levels) - setting interim targets that are consistent with achieving the 2050 targets - placing a duty to set limits in 5-year carbon budgets on the total amounts of GHG emissions that can be emitted in NI 	The LDP will take account of this document and any future Climate Change Bill.	<p>Include sustainability objectives; Reduce contributions to climate change and reduce vulnerability to climate change. To encourage sustainable economic growth To reduce the effect of traffic on the environment.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
NI Countryside Survey (2007)	In the late 1980s, a baseline land cover survey was carried out in Northern Ireland (NI) to estimate the area of different types of habitats from a random sample set of quarter kilometre (25ha) grid squares. A monitoring resurvey was carried out in 1998 to determine the extent of change using the same sample grid squares and methods as in the baseline. A third time series of the NICS was carried out in 2007 to survey 287 sample grid squares at a proportional sampling intensity of 0.5% across the NI landscape.	The LDP will take account of this survey.	Include sustainability objectives; To conserve and enhance biodiversity To maintain and enhance the character and quality of landscapes.
PC 15 (NIW's draft expenditure plan 2015-2021).	This sets out NI waters long term strategy for providing water and wastewater services customers throughout Northern Ireland. Over the 6-year PC15 period, its proposals will cost £2.8bn.	The LDP will take account of this strategy.	Include draft objectives; To improve water quality; conserve water resources and provide for sustainable sources of water supply
DOJ NI – Building Safer, shared and confident communities: A Community Safety Strategy for Northern Ireland 2012-2017.	This Strategy provides the overall direction for community safety in Northern Ireland, and will help guide the work of a range of stakeholders including the Executive, local government, the voluntary and community sector and local communities.	The LDP will take account of this Strategy. It aligns with listed LDP objective (a) (vii) to accommodate cultural differences in our communities whilst promoting “shared spaces” to bring people together with equality and opportunity.	Include draft objectives; To reduce poverty and social exclusion To encourage a sense of community and promote a more equal and inclusive society.
NIHE - Race Relations Strategy.	The five Race Relations Policy themes can be summarised as follows; <ul style="list-style-type: none"> • Mainstreaming black and minority ethnic issues in policy development. • Racial harassment and intimidation. • Promoting black and minority ethnic social inclusion. • Community participation and development. • Migrant worker issues. 	This broadly aligns with LDP objective (a) (vii) which ‘seeks to bring people together with equality and opportunity’.	Include draft objectives; To encourage a sense of community and promote a more equal and inclusive society

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
NIHE Good Relations Plan	<p>This plan aims to :</p> <ul style="list-style-type: none"> Respond quickly and effectively to the needs of people in danger as a result of community conflict Work in partnership with others to address the complex housing needs of a divided society Respect the rights of people who choose to live where they wish Facilitate and encourage mixed housing as far as this is practicable, desirable and safe. 	This plan aligns with LDP objective (a) (vii) to accommodate cultural differences between communities whilst promoting “shared spaces” to bring people together with equality and opportunity.	<p>Include draft objectives;</p> <p>To encourage a sense of community and promote a more equal and inclusive society</p>
NI Executive Strategy Making Life Better – A Whole System Strategic Framework for Public Health 2013-2023 (June 2014)	A ten year public health strategic framework provides direction for policies and actions to improve the health and wellbeing of people in Northern Ireland. The framework builds on the Investing for Health Strategy (2002/12) and retains focus on the broad range of social, economic and environmental factors which influence health and wellbeing. It brings together actions at government level and provides direction for implementation at regional and local level.	The LDP will aim to promote safe and accessible environments with a high quality of life and community cohesion. Provision of Green infrastructure, Recreation and Open space, Quality Residential environments, protection of Natural and Built Assets all contribute to improved health and wellbeing. Objective (a) (i) provision of health services in main hubs and (c) (i) ‘to protect and enhance the natural and built environment to achieve biodiversity, quality design, enhanced leisure and economic opportunity and promote health and wellbeing’.	<p>Include SA objective;</p> <p>To improve the health and wellbeing of the population’</p>
Peace IV Programme	The PEACE IV Programme is a unique initiative of the European Union which has been designed to support peace and reconciliation in the Border Region of Ireland and Northern Ireland. The Programme was initially created in 1995 as a direct result of the EU's desire to	This plan aligns with LDP objective (a) (vii) to accommodate cultural differences between communities whilst promoting “shared spaces” to bring people together with equality and opportunity.	<p>Include draft objective;</p> <p>To encourage a sense of community and promote a more equal and inclusive society</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	<p>make a positive response to the paramilitary ceasefires of 1994.</p> <p>Whilst significant progress has been made since then, there remains a need to improve cross-community relations and where possible further integrate divided communities. The new programming period for 2014-2020 provides opportunity for continued EU assistance to help address the peace and reconciliation needs of the region.</p>		
Study of the Economic Value of Northern Ireland's Historic Environment DOE (May 2012).	<p>This study sets out to;</p> <ol style="list-style-type: none"> 1. Determine the current value of economic activity generated by Northern Ireland's historic environment and its distribution; 2. Gauge the level of historic environment-related employment in Northern Ireland, including indirect employment, the distribution of this employment, and its relative importance compared with other sectors; 3. Conduct a credible analysis of the wider community benefits that Northern Ireland's historical environment provides to the economy using a series of case studies, and 4. Make an assessment of the potential for the use of Northern Ireland's historic environment to aid sustainable growth of the economy and make recommendations as to how this could be realised. 	The LDP will take account of this study.	<p>Include draft objectives;</p> <p>To maintain and enhance the character and quality of landscapes and townscapes.</p> <p>To conserve and where appropriate enhance the historic environment and cultural assets</p> <p>To encourage sustainable economic growth</p> <p>To offer everybody the opportunity for rewarding and satisfying employment.</p> <p>To encourage and accommodate both indigenous and inward investment.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
UK			
Defra, Scottish Government, Welsh Assembly Government and DOE (2010) Air Pollution: Action in a Changing Climate	<p>Further action needed to meet current air quality limits for PM10 and NO2 includes:</p> <ul style="list-style-type: none"> Accelerating clean technologies – including retrofitment, low emission vehicles, buildings efficiency, euro emission standards etc.; Encouraging further behavioural changes – including modal shift, traffic management, safer driving, cycling, walking; Local measures and delivery including parking controls, bus management arrangements, strengthening local air quality delivery; Strategic options such as Low Emission Zones, local transport planning and very low carbon vehicles. <p>Beyond this, we will be working across the UK Government and with the devolved administrations to ensure that agreed methodologies for assessing the costs and benefits to air quality are built into the evaluation of climate change impacts of policies.</p>	<p>Although 'Air quality' is not mentioned specifically within the listed plan objectives it could feasibly be included under natural heritage (C)(i) and would be indirectly influenced by a focus on renewable energy. The compliance of Mid Ulster and NI with air quality objectives will have an impact on the UK Government, particularly at a European level. Poor emissions in Mid Ulster come from sources such as road traffic and the burning of solid fuels for domestic and manufacturing use. Sustainable development could address these issues through integrated transport systems (objective C iii) and provision of renewable energy (Paper 6, Para 13.4) so there is potential for a positive impact from the LDP. Meeting air quality targets will improve health and well-being for the public thereby also aligning with objective C (i)) and also have environmental benefits as well.</p>	<p>Include draft objectives; To improve air quality To reduce the contributions to climate change and reduce vulnerability t climate change. To reduce the effect of traffic on the environment.</p> <p>To reduce the likelihood of flooding and its adverse consequences</p>
The Air Quality Strategy for England, Scotland, Wales and Northern Ireland Defra, Scottish Executive, Welsh Assembly Government and DOE (2007).	<p>The strategy sets out a way forward for work and planning on air quality issues; sets out the air quality standards and objectives to be achieved; introduces a new policy framework for tackling fine particles; and identifies potential new national policy measures which</p>	<p>Air quality is not mentioned specifically within the listed objectives, though it could feasibly be included under natural heritage (C(i)) and would be indirectly influenced by a focus on renewable energy. The compliance of Mid Ulster and NI with air quality objectives will</p>	<p>Include draft objectives; To improve air quality To reduce the contributions to climate change and reduce vulnerability to climate change. To reduce the effect of traffic on the environment.</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
	modelling indicates could give further health benefits and move closer towards meeting the Strategy's objectives.	have an impact on the UK Government, particularly at a European level. Poor emissions in Mid Ulster come from road traffic and the burning of solid fuels for domestic and manufacturing use. PM (Particulate Matter) and PAH (Polycyclic Aromatic Hydrocarbons) from solid fuel burning are potentially an issue. Sustainable development could address these issues through integrated transport systems (objective C iii) and provision of renewable energy (Paper 6, Para 13.4) so there is potential for a positive impact from the LDP. Meeting air quality targets will improve health and well-being for the public thereby aligning with objective C (i) and also have environmental benefits as well.	To reduce the likelihood of flooding and its adverse consequences
HMSO (2005) Sustainable Development Strategy	The strategy for sustainable development aims to enable all people throughout the world to satisfy their basic needs and enjoy a better quality of life without compromising the quality of life of future generations. This can be done through producing new priorities in sustainable development for the UK to meet, help others make better informed choices, ensure sustainable consumption and production, confront climate change and energy, protect natural resources and enhance environment etc.	Objectives (a) (iii), (b) (v) and (c) (ii) have a strong sustainable development theme, which aligns with the priorities of this Strategy. Plan objectives make no specific reference to climate change.	<ul style="list-style-type: none"> Include Draft Objectives; To conserve and enhance biodiversity To reduce the effect of traffic on the environment. To improve air quality To improve water quality; Conserve water resources and provide for sustainable sources of water supply To reduce the effect of traffic on the environment To maintain and enhance the character and quality of landscapes and townscapes To conserve and, where appropriate, enhance the historic environment and Cultural assets. To reduce the contributions to climate change and reduce vulnerability to climate change

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
			<p>To minimise the production of waste and non-renewable materials</p> <p>To conserve and enhance land quality and soil resources.</p> <p>To encourage sustainable economic growth.</p>
<p>IHPC (2010) Review of Local Air Quality Management: A report to Defra and the devolved administrations</p>	<p>The report suggests there is scope to enhance action plan delivery by improving the links between air quality and other policy areas, and by communicating clearer messages about what needs to be done and why. In the absence of clarity about what is expected of LAQM, the report suggests a 'proactive' model where local authorities additionally have a decisive part to play alongside central government in driving through measures to secure compliance with national and EU target levels.</p> <p>Most urban centres in the UK contain a number of locations experiencing levels of pollution which are above objective levels, and many of the 'local' solutions lie in land-use and transport planning measures which need to be applied not just in a small area around the 'hotspot' but across the district/ borough area and beyond. Links with other policy areas also need to be improved, such as health and climate change</p>	<p>Air quality is not mentioned specifically within the listed objectives, though it could feasibly be included under the natural heritage topic (C(ii)) and would be indirectly influenced by a focus on renewable energy. The compliance of Mid Ulster and NI with air quality objectives will have an impact on the UK Government, particularly at a European level. Poor emissions in Mid Ulster come from road traffic and the burning of solid fuels for domestic and manufacturing use. Sustainable development could address these issues through integrated transport systems (objective C iii) and provision of renewable energy (Paper 6, Para 13.4) so there is potential for a positive impact from the LDP. Meeting air quality targets will improve health and well-being for the public thereby also aligning with objective C (i)) and also have environmental benefits as well.</p>	<p>Include draft objectives;</p> <p>To improve air quality</p> <p>To reduce the effect of traffic on the environment.</p> <p>To reduce the likelihood of flooding and its adverse consequences</p>
<p>Sustainable Rural Communities - Full Policy framework – Public consultation January 2016 (NIHE)</p>	<p>Stated vision 'Housing services working in partnership to enable and support vibrant, shared and sustainable rural communities and provide economic, social and environmental benefits in rural areas'</p>	<p>The LDP will support this. It sets out to support vibrant rural communities, facilitate development of new, accessible, community facilities, and improve connectivity between/within settlements in terms of telecommunications and transport infrastructure in particular. It aims to provide for 10,950 new homes by 2030</p>	<p>Include draft objective;</p> <p>To encourage a sense of community identity and welfare.</p> <p>To reduce poverty and social exclusion</p> <p>To improve health and well-being of population.</p> <p>To provide everybody with opportunity to live in a decent home.</p> <p>To reduce crime and anti-social activity</p>

Relevant Plan and Programmes	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA)	Implications for the LDP	Implications for SA
		in a range of housing capable of meeting the needs of families, the elderly disabled and single people at accessible locations. It recognizes the needs of both growing families and carers of the elderly and disabled.	
Climate Change Act 2008	Covering England, Scotland, Wales and Northern Ireland established a legislative framework to enable the <i>reduction of UK GHG emissions by 80% from 1990 levels by 2050 and by 34% by 2020</i> . It also introduced legally binding five-year carbon budgets, which set a ceiling on the levels of GHGs the UK can emit on course to the longer-term target. The Climate Change Act 2008 covers all of the UK with targets set at the UK level. The Act sets no individual targets for Northern Ireland, England, Scotland or Wales. Section 60 requires the production of NI Climate Change Adaptation Programmes addressing risks in UK Climate Change Risk Assessment (CCRA).	The LDP will take account of this act and related targets e.g. PFG targets.	Include draft SA objectives; To reduce the contributions to climate change and reduce vulnerability to climate change To reduce the effect of traffic on the environment. To improve air quality. To reduce the likelihood of flooding and its adverse consequences
Immigration Act 2014	Among its provisions, this act covers new powers to regulate migrants access to services. In general, landlords will be liable to a civil penalty if they rent out premises to migrants who are not lawfully present in the UK.	The LDP will take account of this act	Include draft objectives; To encourage a sense of community and promote a more equal and inclusive society

Relevant Plans and Programmes (Local Plans)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for Mid Ulster LDP	Implications for SA
Mid Ulster Community Plan	Community Planning is a process whereby councils, statutory bodies and communities themselves work together to develop and implement a shared vision for their area. It will involve integrating service and function delivery and producing a community plan that will set out the future direction for development within a council area which promotes community cohesion and improves the quality of life for all of its citizens.	The LDP will take account of the community plan as required by the Local Government Act (NI) 2014. The LDP will provide a spatial expression to the Community Plan and work towards achieving the aims of the community plan. The draft is due out in September 2016.	Include draft objectives; To encourage a sense of community; identity and welfare To improve the health and wellbeing of the population. To reduce poverty and social exclusion. To improve education and skills of the population. To reduce crime and anti-social activity. To improve accessibility to key services
Mid Ulster Biodiversity Plan	This brings together the best available information on the state of our biodiversity within Mid Ulster, with a particular focus on Northern Ireland Priority Habitats and Northern Ireland Priority Species. The implementation of these plans will help towards ensuring the biodiversity of Mid Ulster is maintained and enhanced.	Need to protect habitats and species and to enhance important habitats where possible. Information on priority species and habitats, where available, needs to be part of evidence base for LDP. Need to sieve potential development sites for impact on protected habitats both direct and indirect and identify mitigation or potential measures at early stage.	Include draft objectives; To conserve and enhance biodiversity
Moy, Moneymore, Draperstown, Caledon and Northland Row conservation Areas Design Guide Booklets.	The Planning Act (NI) 2011 (Section 104) provides the Council with the power to designate an area of special architectural or historic interest as a Conservation Area	Need to protect heritage of buildings and areas of special architectural or historic interest.	Include draft objective; To protect, conserve and where appropriate, enhance the historical environment and cultural assets.
Southern Waste Management Partnership (SWAMP 2008) Draft Waste Management Plan.	Both Cookstown and Dungannon councils were members of this waste management group which was responsible for preparing a subregional waste management plan	There is a need to accommodate investment in waste management	Include draft objective; To minimise the production of waste and use of non-renewable materials.

Relevant Plans and Programmes (Local Plans)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for Mid Ulster LDP	Implications for SA
North Western Region Partnership 'Review of waste management plan 2006-2020'	Magherafelt Council was a member of the North Western Waste management group. This plan sets out arrangements for waste management and covers the period from 2012 to 2020.	There is a need to accommodate investment in waste management	Include draft objective; To minimise the production of waste and use of non-renewable materials.
Joint Waste Management Plan for Armagh city Banbridge & Craigavon Borough Council Fermanagh and Omagh Council and Mid Ulster District Council. 2016-2020.	This Joint Waste Management Plan fulfils the councils' obligations under Article 23 of the Waste and Contaminated Land (Northern Ireland) Order 1997. The Plan has been reviewed following the reform of local government. The grouping formally known as SWaMP2008 no longer exists as a body corporate. Consequently the remaining Councils beyond those in the Arc21 and the North West Region have formed a joint interest group for the purposes of waste management planning.	There is a need to accommodate investment in waste management.	Include draft objective; To minimise the production of waste and use of non-renewable materials.
Lough Neagh Biodiversity Action plan	This includes an audit of the state of biodiversity in and around Lough Neagh The implementation of these plans will help towards ensuring the biodiversity of lough Neagh is maintained and enhanced.	Need to protect habitats and species and to enhance important habitats where possible. Information on priority species and habitats, where available, needs to be part of evidence base for LDP. Need to sieve potential development sites for impact on protected habitats both direct and indirect and identify mitigation or potential measures at early stage.	Include draft objectives; To conserve and enhance biodiversity
Lough Neagh Management Area Action plan	This Lough Neagh Local Management Area (LMA) Action Plan is one of a series of action plans that are being developed for the 26 LMAs across the Neagh Bann, North Western and North Eastern River Basin Districts. The action plan details local measures identified to improve the water environment.	LDP will take account of this plan	Include draft objectives; To conserve and enhance biodiversity To improve water quality; conserve water resources and provide for sustainable sources of water supply.

Relevant Plans and Programmes (Local Plans)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for Mid Ulster LDP	Implications for SA
Inland Fisheries Group Lough Neagh anagement Plan (draft DCAL document) 2015.	Its aim is to provide a strategic approach to the sustainable management of these underutilised resources. The FMP's set out how DCAL will seek to manage the fisheries and what will be required to inform this process. The plans take into account and complement existing initiatives such as the EU Eel Management Plans and the NASCO Salmon Management plans and other statutory and regulatory requirements such as the Water Framework Directive.	LDP will take account of this plan.	<p>Include draft objectives; To conserve and enhance biodiversity</p> <p>To improve water quality; conserve water resources and provide for sustainable sources of water supply.</p>
Mid Ulster Economic Development Strategy	This strategy sets out Mid Ulster District Council's key priorities for growing the local economy over the next five years and explains how we aim to achieve them.	This initiative will be supported directly by the plans focus on 'Creating Jobs and Promoting prosperity'. Objectives (b) (i)-(v) outline the intention to facilitate the creation of 8,500 jobs by 2030 across a range of employment sectors, including SME's and focusing also on self-employment and home working.	<p>Include draft objectives</p> <p>To encourage sustainable economic growth To encourage and accommodate both indigenous and inward investment.</p>
Mid Ulster housing Investment plan 2015 -2019 (NIHE)	This document aims to initiate discussion on improved housing outcomes for Mid Ulster. It aims are (1) Identify and meet housing need and demand; (2) Improving peoples' homes; (3) Transforming peoples' lives; (4) Enabling sustainable neighbourhoods; (5) Delivering quality services.	This strategy aligns with a number of aspects of the proposed LDP, namely objective (a) (iv) 'To provide for 10,,950 new homes by 2030 via a range of housing to meet the needs of families, the elderly, and disabled'. The strategy may put pressure on the environmental aspects of the LDP such as natural heritage, archaeology, flood risk, etc. Similarly, the LDP may inhibit house building due to environmental or design constraints. A balance will need to be found through considered planning decisions.	<p>Include draft SA objectives; To provide everybody with the opportunity to live in a decent home.</p>

Relevant Plans and Programmes (Local Plans)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for Mid Ulster LDP	Implications for SA
Mid Ulster District Council (MUDC) Good Relations Plan 2015 – 2016	This plan outlines a vision of a united community, based on equality of opportunity, the desirability of good relations and reconciliation - one which is strengthened by its diversity, where cultural expression is celebrated and embraced and where everyone can live, learn, work and socialise together, free from prejudice, hate and intolerance'	This plan aligns with the LDP objectives.	Include draft objectives; To encourage a sense of community and promote a more equal and inclusive society
<p>MUDC Air Quality Review and Assessment Report Mid Ulster Air Quality Action Plans for Mid Ulster, including;</p> <p>Dungannon and South Tyrone Action plan 2010.</p> <p>Air Quality Progress report for Dungannon and South Tyrone April 2014</p> <p>Air quality progress report for Magherafelt 2013.</p> <p>Air quality progress report for Cookstown 2013.</p>	<p>The principal aim of Air Quality Action Plans is to minimise the effects of air pollution on human health within the council area using all reasonable measures, within reasonable time frames and by working towards achieving the Air Quality Standards.</p> <p>LAQM requires district councils to review and assess a range of air pollutants against the objectives set by the Air Quality Strategy, using a range of monitoring, modelling and methods. For locations where objectives are not expected to be met by the relevant target date, district councils are required to declare an Air quality Management Area (AQMA) and to develop an action plan. There are 3 AQMA's declared in Mid Ulster at Moy, Magherafelt and Coalisland.</p>	<p>Air quality is not mentioned specifically within the listed objectives, though it could feasibly be included under natural heritage (C(i)) and would be indirectly influenced by a focus on renewable energy. The compliance of Mid Ulster and NI with air quality objectives will have an impact on the UK Government, particularly at a European level. Poor emissions in Mid Ulster come from road traffic and the burning of solid fuels for domestic and manufacturing use. PM (Particulate Matter) and PAH (Polycyclic Aromatic Hydrocarbons) from solid fuel burning are potentially an issue. Sustainable development could address these issues through integrated transport systems (objective C iii) and provision of renewable energy (Paper 6, Para 13.4) so there is potential for a positive impact from the LDP. Meeting air quality targets will improve health and well-being for the public thereby aligning with objective C (i) and also have environmental benefits as well.</p>	<p>Include draft objectives;</p> <p>To improve air quality</p> <p>To reduce the contributions to climate change and reduce vulnerability to climate change.</p> <p>To reduce the effect of traffic on the environment.</p>

Transboundary Plans and Programmes (Republic of Ireland)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for LDP	Implications for SA
Monaghan County Development Plan 2013-2019	Sets out planning policy for County Monaghan	Impacts on environmental designations set out in the Monaghan development plan will be assessed by the LDP.	<p>Include Draft Objectives;</p> <ul style="list-style-type: none"> To conserve and enhance biodiversity To reduce the effect of traffic on the environment. To improve air quality To improve water quality; Conserve water resources and provide for sustainable sources of water supply To reduce the effect of traffic on the environment To maintain and enhance the character and quality of landscapes and townscapes To conserve and, where appropriate, enhance the historic environment and cultural assets. To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials To conserve and enhance land quality and soil resources. To encourage sustainable economic growth
Border Regional Authority (2010) Regional Planning Guidelines 2010-2022	The key aim of the Guidelines is to provide a good quality of life for the Region's population, through ensuring high quality residential, recreational and working environments, and improving water quality.	The benefits to the Border Region of Mid Ulster would be indirect. It is envisaged that positive cross-border outcomes will be sought through the implementation of both plans i.e. the Mid Ulster LDP and the Monaghan County Development Plan. It is therefore anticipated that there will be some synergy between these two documents. However, where there may be differing priorities between the two regions, policies may be conflicted.	<p>Include Draft Objectives;</p> <ul style="list-style-type: none"> To improve the health and well-being of the population. To provide everybody with the opportunity to live in a decent home. To offer everybody the opportunity for rewarding and satisfying employment. To improve water quality; Conserve water resources and provide for sustainable sources of water supply To maintain and enhance the character and quality of landscapes and townscapes. To conserve and, where appropriate, enhance the historic environment and

Transboundary Plans and Programmes (Republic of Ireland)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for LDP	Implications for SA
			cultural assets.
DAHG (2011) A National Landscape Strategy for Ireland	<p>The Strategy sets out six high level objectives, of most relevance being:</p> <ul style="list-style-type: none"> • To increase public awareness about landscapes, including the links between the land's resources, the layout of the landscape and the physical, economic and psychological health of its people. • To facilitate the development of Landscape planning And landscape management guidance and facilitate tools for use with Strategic Environmental Assessment, Environmental Impact Assessment and Appropriate Assessment to improve land-use policies, and forward planning and development management practices. <p>To accommodate landscape considerations in cultural, environmental, agricultural, social, health, education, recreation, tourism, economic and transport policies and all relevant sectors of public administration</p>	<p>Landscape is not specifically stated in the list of objectives for the MUP although would be incorporated under 'the need to protect and enhance the natural environment' and the need for enhanced leisure and promotion of health and well-being' stated under objective (c) (i) of Paper 1.</p> <p>Cross-border outcomes may be sought through the LDP, in which case it will support this Strategy indirectly. Any development will have environmental impacts and it is feasible that a consented project in NI may have an impact across the border.</p>	<p>Include Draft SA objective; To maintain and enhance the character and quality of landscapes and townscapes.</p>
DCENR (2013) Ireland's second National EnergyEfficiency Action Plan to 2020)	<p>Provides a progress report on delivery of the national energy saving targets implemented under current EU requirements as well as energy efficiency policy priorities up to 2020. It reaffirms Ireland's commitment to a 20% energy savings target in 2020 identifying actions across six areas: public sector, residential, business, transport, energy supply and cross-sectoral – contains 97 actions.</p>	<p>Delivery of renewable energy in Mid Ulster may benefit cross border areas if energy generated was supplied there. However, it may be at variance with the well-being aspect of the Mid Ulster LDP for impacts from renewable energy and other energy development to be borne within the district whilst the benefits are exported elsewhere. However, there</p>	<p>Include draft objective; To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials</p>

Transboundary Plans and Programmes (Republic of Ireland)	Key objectives relevant to Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for LDP	Implications for SA
		would certainly be an economic benefit, aligning with objective (b) (v) 'the need to encourage and use of renewable energy as a means of generating money for the local economy'.	
DCENR (2012) Strategy for Renewable Energy: 2012-2020	The strategy outlines how it is planned that sustainable power, when developed, is maximised as it is returned to the State. Five strategic goals are set out in the document, these include increasing on and offshore wind, building a sustainable bioenergy sector, fostering R&D in renewables, growing sustainable transport and building out robust and efficient networks.	The value of renewable energy (wind and biomass development) is emphasized in Utilities Paper 6. Although renewable energy generation and networks are likely to focus on use within Mid Ulster whether cross-border outcomes may also be sought. With any renewable development, environmental considerations will be part of the planning process and this would apply to renewable developments in the Republic that may have cross-border impacts. The LDP could therefore indirectly benefit or be a constraint to this Strategy	Include draft objective; To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials
DECLG (2012) National Climate Change Adaptation Framework: Building Resilience to Climate Change	<p>This framework is a first step in a longer-term process which will evolve and strengthen over time as the knowledge base evolves and as the policy response matures. The objectives are:</p> <ul style="list-style-type: none"> • providing the policy context for a strategic national adaptation response to climate change; • promoting dialogue and understanding of adaptation issues; • identifying and promoting adaptation solutions; and <p>Committing to actions to support the adaptation process.</p>	Climate change will have cross-border impacts, so it is likely there will be some influence of the two policies on each other, in so far as it relates to avoiding development in flood risk areas. This is considered to be beneficial in that they will support each other in achieving climate change adaptation and providing solutions. However, any development will have environmental or social impacts and these effects may be experienced cross-borders.	Include draft objective; To reduce the contributions to climate change and reduce vulnerability to climate change To minimise the production of waste and non-renewable materials

Transboundary Plans and Programmes (Republic of Ireland)	Key objectives relevant to Local Development Plan (LDP) and Sustainability Appraisal (SA).	Implications for LDP	Implications for SA
NPWS (2011) Actions for Biodiversity 2011-2016 - Ireland's National Biodiversity Action Plan	This plan outlines the measures Ireland will take in preparing for pressures and losses in the level of biodiversity, and they are presented as 102 actions under a series of 7 strategic objectives. The objectives cover the conservation of biodiversity in the wider countryside and in the marine environment (within and outside protected areas), mainstreaming of biodiversity across the decision making process, the strengthening of the knowledge base on biodiversity, and increasing public awareness and participation.	Biodiversity is a cross-border objective. Developments either side of the border will have cross-border impacts. In addition, nature conservation species, in particular, will not necessarily respect this border. Therefore, the LDP will have an impact on the implementation of this plan although this will be limited given the extent of the shared border region. This may be positive or negative depending on how the LDP is implemented locally and the nature of any developments consented under relevant policy.	Include draft objective; To conserve and enhance biodiversity To reduce the effect of traffic on the environment. To improve air quality To improve water quality; Conserve water resources and provide for sustainable sources of water supply To reduce the effect of traffic on the environment

Current Area Plans	Summary of objectives	Implication for Mid Ulster LDP/SA
Magherafelt Area Plan 2015 (DOE 2015)	Contains policy provision for Magherafelt District Council Area	The LDP will take account of local area planning designations and policy contained within the 3 current development plans that apply to Mid Ulster
Cookstown Area Plan 2010 (DOE 2004)	Contains policy provision for Cookstown District Council Area	
Dungannon South Tyrone Area Plan 2010 (DOE 2005)	Contains policy provision for Cookstown District Council Area	
Northern Area Plan (2016)	Contains policy provision for Causeway Coast and Glens (Limavady, Colerraine, Ballymoney and Moyle) District Council Areas.	The LDP will take account of existing local area planning designations and policy contained within current development plans of neighbouring districts.
Antrim Area plan (1989)	Contains policy provision for Cookstown District Council Area	
BNMAP	Contains policy Provision for Belfast north Down, Lisburn, Castlereagh, Carrickfergus and Newtownabbey Council Areas	
Ballymena Area Plan 1986-2001 (DOE 2009)	Contains policy provision for Ballymena District Council Area	
Lisburn Area plan	Contains policy provision for Lisburn District Council Area	
Ballymoney Town Centre Plan 1991-2002 (DOE 1993)	Contains Policy Provision for Ballymoney Town Centre.	
Antrim Area Plan 1984-2001 (DOE 1989)	Contains policy provision for Antrim District Council Area	
Craigavon Area Plan 2010(DOE 2004)	Contains policy provision for Craigavon District Council Area	
Craigavon Town Centre Boundaries & Retail Designation Plan (2010) DOE 2008	Contains policy provision for 3 town centres of Portadown Craigavon and Lurgan.	
Armagh Area Plan 2004 (DOE 1995)	Contains policy Provision for Armagh District	

Current Area Plans	Summary of objectives	Implication for Mid Ulster LDP/SA
Armagh Area plan 2004 (Alterations No. 1: Armagh Countryside Proposals (DOE 2001))	Alteration to Armagh Development plan	
Armagh Area Plan 2018 Issues Paper (DOE 2004)	Sets out a broad planning framework for physical development to Armagh District Council.	
Banbridge Newry and Mourne Plan 2015 (DOE 2013)	Contains Policy Provision for Banbridge Newry and Mourne District Council Areas	
Fermanagh Area Plan 2007 (DOE 1997)	Contains policy Provision for Fermanagh District Council Area	
Omagh Area plan 1987-2002 (DOE 1992)	Contains policy Provision for Omagh District Council Area	
Strabane Area plan 1986 - 2001 (DOE 1991)	Contains policy Provision for Omagh District Council Area.	
Derry Area Plan 2011(DOE 2010)	Contains policy Provision for Omagh District Council Area.	
West Tyrone Area Plan 2019 Issues Paper (Omagh and Strabane)	Pre-issues Stage	
Omagh Fermanagh LDP	Each new council area will prepare an LDP as provided for by Part 2 of the Planning Act (Northern Ireland) 2011. These will replace the current development plans produced by the DOE. They will set the strategic direction for the new council and bring forward detailed operational policies.	Mid Ulster Council abuts 6 other councils. Plan making within these councils are likely to be at a similar stage to the Mid Ulster Plan. The Mid Ulster LDP will take account of the policies and designations contained within emerging plans in neighbouring districts.
Derry/Strabane LDP		
Causeway coasts and Glen LDP		
Mid and East Antrim LDP		
Antrim and Newtownabbey LDP		

Current Area Plans	Summary of objectives	Implication for Mid Ulster LDP/SA
Armagh Banbridge Craigavon LDP		

Planning Policy Statements (PPS's) and other DOE Publications	Summary of objectives	Implications for Mid Ulster LDP
A Planning Strategy for Rural Northern Ireland	The purpose of the Planning Strategy is to contribute to the quality of life in Northern Ireland. The Strategy is an attempt to meet rural society's development needs and aspirations to protect the environment and to encourage sustainable development.	The LDP will take account of the of policy provisions of those documents retained under the transitional arrangements. When the Plan Strategy is adopted, these policies shall cease to have effect and shall not be material from that date. (SEE Page 7 of SPPS)
PPS 2 - Planning and Nature Conservation (DOE, June 1997)	Sets out land-use planning policies for the conservation of natural heritage. Ensures for the protection of the environment in Northern Ireland.	
PPS 3 – Access, Movement and Parking(DOE, February 2005) and PPS 3 (Clarification): Access, Movement and Parking (DOE, 2006)	Sets out planning policies for vehicular and pedestrian access, transport assessment, the protection of transport routes and parking. Requires provision of a modern, safe, sustainable transport system and the promotion of healthier living and improved road safety.	
PPS 4 – Planning and Economic Development (DOE 2010)	Sets out planning policies for economic development uses and indicates how growth associated with such uses can be accommodated and promoted in development plans. It seeks to facilitate and accommodate economic growth in ways compatible with social and environmental objectives and sustainable development.	
PPS 6 - Planning, Archaeology and Built Heritage (DOE, March 1999) and PPS 6(Addendum): Areas of Townscape Character (DOE, 2005).	Sets out planning policies for the protection and conservation of archaeological remains and features of the built heritage.	

Planning Policy Statements (PPS's) and other DOE Publications	Summary of objectives	Implications for Mid Ulster LDP
PPS 6 (Addendum) Areas of Townscape Character	Sets out additional planning policies relating specifically to Areas of Townscape Character, for demolition of buildings, new development and the control of advertisements	
PPS 7 Quality Residential	Sets out planning policies for achieving quality in new residential development and advises on the treatment of this issue in development plans. It embodies the Government's commitment to sustainable development and the Quality Initiative.	
PPS 7 (Addendum) Residential Extensions	Sets out planning policies regarding Residential extensions	
PPS 7 (Addendum) Safeguarding the Character of Established Residential Areas	Sets out policies provides additional planning policy provisions on the protection of local character, environmental quality and residential amenity within established residential areas, villages, and smaller settlements.	
PPS 8 -Open Space, Sport and Outdoor Recreation (DOE, 2004)	Sets out planning policies for the protection of open space, in association with residential development and the use of land for sport and outdoor recreation.	
PPS 10 Telecommunications	Sets out planning policies for Telecommunications development.	
PPS 11- Planning and Waste Management (DOE, 2002)	Sets out planning policies for the development of waste management facilities.	
PPS 12 Housing in Settlements	This document assists in the implementation of the Regional Development Strategy to guide the future pattern on housing by managing future housing growth and distribution, support urban renaissance and achieve balanced communities	
PPS 12 Policy HS 3 (amended) 'Travellers accommodation'	Sets out planning policies for traveller accommodation outside of settlements	

Planning Policy Statements (PPS's) and other DOE Publications	Summary of objectives	Implications for Mid Ulster LDP
PPS 13 – Transportation and Land Use (DRD, February 2005);	This PPS has been prepared to assist in the implementation of the Regional Development Strategy to guide the integration of transportation and land use.	
PPS 15- Planning Policy and Flood Risk(DOE, June 2006)	Sets out planning policies to minimise flood risk to people, property and the environment. Requires prevention of future development that may be at risk from flooding or that may increase the risk of flooding elsewhere	
PPS 16 Tourism	Sets out planning policies for tourism developments and safeguarding of tourism assets.	
PPs 17 Control of Outdoor Advertisements	Sets out the planning policy and guidance for the display of outdoor advertisements.	
PPS 18– Renewable Energy (August ,2009);	Sets out the planning policy for development that generates energy from renewable resources. Promotes the development of renewable energy sources.	
PPS 18 Renewable Energy Best Practice Guidance (August 2009); Supplementary Planning Guidance to accompany PPS 18 -Renewable Energy (DOE February2008);	This guide provides background information on the various renewable energy technologies that may come forward in Northern Ireland and is designed to contribute to the development management process. This SPG reports the findings of landscape sensitivity and capacity analysis carried out in respect of the 130 Landscape Character Areas identified in the Northern Ireland Landscape Character Assessment 2000, and contains advice to assist in identifying appropriate locations for wind energy development. Promotes the development of renewable energy sources.	
PPS 21- Sustainable Development in the Countryside (DOE, 2010); (Relevant Provisions) AND Supplementary Guidance	Sets out Planning Policies for Development in the Countryside. Objectives; to manage growth in the countryside to achieve appropriate and sustainable patterns of development that meet the essential needs of a vibrant rural community; to conserve the landscape and natural resources of the rural area and to protect it from excessive, inappropriate or obtrusive development and from the actual or potential effects of pollution;	

Planning Policy Statements (PPS's) and other DOE Publications	Summary of objectives	Implications for Mid Ulster LDP
'Building on Tradition' a sustainable Design Guide for Northern Ireland	<p>to facilitate development necessary to achieve a sustainable rural economy; including appropriate farm diversification and other economic activity; and to promote high standards in the design, siting and landscaping of development in the countryside</p> <p>Requires conservation of the landscape and natural resources of the rural area and to protect it from excessive, inappropriate or obtrusive development and from the actual or potential effects of Pollution.</p>	
PPS 23 Enabling Development for the Conservation of Significant Places	Sets out planning policy for assessing proposals for Enabling Development in support of the re-use, restoration or refurbishment of heritage assets such as historic buildings, scheduled monuments, industrial heritage and historic parks, gardens and demesnes	
PPS 1 – General Principles (DOE March 2008)	Set out the general principles that the Department observes in formulating planning policies, making development plans and exercising control of development	
PPS 5 Retailing and Town Centres (DOE June 1996)	Set out the Department's policy for town centres and retail developments for all of Northern Ireland.	
PPS 9 Enforcement of Planning Control	Set out the general policy approach to be followed in taking enforcement action against unauthorised development in Northern Ireland.	These Publications have been cancelled following the introduction of the SPPS in September 2015.

Appendix 2

State of Environment

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Environmental Issues					
AIR QUALITY (Source:State of the Environment Report 2013)		The agriculture sector accounted for the majority (95%) of ammonia emissions in Northern Ireland in 2011		There are particular pressures on sensitive habitats in areas of intensive livestock production due to elevated ammonia concentrations.	Air
AIR QUALITY (Source:DOE Air Quality NI 2015)	Within Mid Ulster 3 Air Quality Management Sites have been designated. These are at Dungannon, The Moy and Magherafelt. The pollutant source for all 3 of these AQMA's is road traffic (NO ²).	Sulphur Dioxide:Annual mean concentrations of sulphur dioxide at long-running sites in Northern Ireland is decreasing(1990-2011).	Air quality continues to improve, with a long-term reduction in the number of days of moderate or worse air quality. Nitrogen dioxide levels (due to transport) remain a problem, with levels at some locations exceeding objectives. Sulphur dioxide:All sites in Northern Ireland meet the		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
AIR QUALITY (cont.)			<p>requirements of the Air Quality Strategy for 1-hour and 24-hour mean levels for sulphur dioxide. All have also met the 15-minute mean objective by the due date. A significant downward trend in annual mean sulphur dioxide concentrations has been identified at monitoring locations. Particulate Matter: PM10 was monitored automatically at 20 locations across NI in 2011. All sites met the limit value and objective of 40µg/m³ for annual mean PM10. Just one site (Newry Canal Street) exceeded the 24-hour mean limit value and objective of 50µg/m³.</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Strategic Environmental Issues. (Source: DOE NIEA)				Upland blanket bog and raised bogs are exceeding their critical load for nitrogen and ammonia	<i>Air, soil</i>
NOISE COMPLAINTS (Source: DOENI noise complaint statistics 2013/14)	Total Noise Complaints received 2013/14 <ul style="list-style-type: none"> • Cookstown = 114 • Dungannon = 178 • Magherafelt = 98 	The total number of noise complaints across NI has reduced by 2.3% on previous figures 2012/13		Cookstown District Council's number of complaints is increasing at the highest rate of all the 26 councils	<i>Air</i>
Car dependency (Source: Census 2001 & 2011)		Over three-quarters of households (77%) had access to a car or van in 2011, up from 74% in 2001. Over the same period, the proportion of households with access to two or more cars or vans increased from 29% to 36%	NI continues to reflect the UK wide trend of increasing numbers of private transport and ownership of second car within households.		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
RENEWABLE ENERGY PRODUCTION (Source: DETI)		The latest DETI report on performance against PFG targets shows that for the 12 month period April 2014 to March 2015, 19.9% of total electricity consumption in Northern Ireland was generated from renewable sources located in Northern Ireland. For the month of March 2015 alone, 27.6% of total electricity consumption in Northern Ireland was generated from renewable sources located in Northern Ireland.	Continued upward trend in electricity consumption renewable sources	The executives Strategic Energy Framework target is to achieve 40% of electricity consumption from renewable sources by 2020 . Of all renewable electricity generated within Northern Ireland over the 12 month period April 2014 to March 2015, 91.6% was generated from wind. Northern Ireland Renewables Obligation, which is the main policy mechanism for promoting the generation of electricity from renewable sources, is due to close on 01 st April 2016.	<i>Climatic Factors</i>
GREENHOUSE GAS EMISSIONS (Source;NAIE Report; Greenhouse Gas Inventory)		The latest greenhouse gas inventory published in June		There is a predicted shortfall in achieving the Executive's Programme for Government (PfG)	<i>Air, Climatic Factors</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
1990-2013/NI Climate Change legislation Discussion Paper)		2015, based on 2013 figures, noted that Northern Ireland emissions had reduced by 16% from 1990 to 2013. The largest sources of emissions in 2013 were agriculture (29%), transport (18%), energy supply (18%) and residential (13%).The latest projection forecasts a 33.3% reduction in emissions in Northern Ireland by 2025		target of working towards a 35% reduction in greenhouse gas emissions by 2025, from a 1990 baseline	

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Environmental Issues					
PROTECTED HABITATS Designated Sites (Source: https://www.daera-ni.gov.uk/topics/biodiversity)	<ul style="list-style-type: none"> 4 Ramsar sites Ballynahone Bog: Black Bog: Lough Neagh & Lough Beg: Slieve Beagh. 2 Special Protection Areas (SPA) Lough Neagh & Lough Beg: Slieve Beagh - Mullaghfad – Lisnaskea. 10 Special Areas of Conservation (SAC) Ballynahone Bog: Carn/Glenshane Pass: Curran Bog: Dead Island Bog: Owenkillew River: Slieve Beagh: Teal Lough: Upper Ballinderry River: Wolf Island Bog: Black bog. 48 Areas of Special Scientific Interest (ASSI) 	<ul style="list-style-type: none"> 20 Ramsars 16 SPAs 57 SACs 387 ASSIs (As of March 2016) 	<p>The number of designated sites has been increasing in Northern Ireland and Mid Ulster. For example: 20 ASSIs in MU prior to 2000, with an additional 28 designated from 2000 to 2015.</p> <p>Information to establish trends on the condition of ASSI features in Mid Ulster is not available</p>	<p>Although the number of sites and total area protected through designations has been increasing, the habitat condition within some of these is unfavourable.</p> <p>Of the 43 features assessed for the Natura 2000 sites within Mid Ulster: 58% are in favourable condition; 5% unfavourable recovering; and 37% unfavourable.</p> <p>Broken into habitats and species - Habitats: 56% favourable; 13% unfavourable recovering; 31% unfavourable.</p> <p>Species: 59% favourable; 41% unfavourable.</p> <p>Of the 124 ASSI features assessed within the 48 ASSIs in Mid Ulster</p>	<i>Biodiversity</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
	Ballyknock: Ballymacombs More: Ballynahone Bog: Ballysudden: Bardahessiagh: Benburb: Benburb- Milltown: Black Bog: Black Lough: Brookend: Caledon & Tynan: Carn/Genshane Pass: Cavan: Cloghcor Lough: Crockaghole Wood: Cullentra Lough: Curran Bog: Dead Island Bog: Derrycloony Lough: Drumbally Hill: Drumcrow Fen: Drummond Quarry: Fardross Stream: Fymore Lough: Glenmore Wood: Knockadoo Wood: Knocknacloy: Limehill Farm: Little River: Lough Beg: Lough Doo: Lough McCall: Lough Na Blaney Bane: Lough Neagh and lough Beg: Lurgylea:		for all features. However, 30 of the 138 features have been assessed more than once, enabling trends to be evaluated. While 100% of Earth Science features are in and remain in favourable condition, there has been a 29% decline in habitat features in favourable condition.	66% are in favourable condition. While 100% of Earth Science features are in favourable condition, and 76% of species features in favourable condition, only 26% of habitat features are classified as being in favourable condition (with a further 6% as unfavourable: recovering). The main issue concerning our protected natural habitats is habitat degradation through inappropriate management or direct destruction.	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
	<p> Moneystaghan Bog: Owenkillew River: Rehaghy Wood: Roeveagh: Round Lough & Lough Fadda: Slieve Beagh: Sruhanleanantawey Burn: Tanderagee: Teal Lough & Slaghtfreeden Bogs: Teal Lough (Part II): Toome: Upper Ballinderry River: Wolf Island Bog. • 1 National Nature Reserve (NNR) Ballynahone Bog. • 2 Nature Reserves (NR) Bookend: Lough Neagh Islands. • 1 Area of Outstanding Natural Beauty (AONB) Sperrin AONB • 3 Local Nature Reserves (LNR) (Council Designations) </p>	<ul style="list-style-type: none"> • 7 NNRs • 41 NRs • 8 AONBs 			

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
	Ballyronan Wood: Traad: Washing bay.				
THREATENED HABITATS Northern Ireland Priority Habitats (Source: Mid Ulster Biodiversity Audit 2014-2017)	21 NI Priority Habitats identified in Mid Ulster District <ul style="list-style-type: none"> • Arable Field Margins • Lowland Dry Acid Grassland • Lowland Meadow • Purple Moor Grass and Rush Pasture • Blanket Bog • Lowland Raised Bog • Upland Heathland • Open Mosaic Habitats on Previously Developed Land • Floodplain Grazing Marsh • Lowland Fens • Reedbeds • Eutrophic Standing Waters 	51 NI Priority Habitats of which 30 non-marine	During the preparation of the NI Biodiversity Strategy in 2002 a list of 42 Priority Habitats was identified which require conservation action because of their rarity, decline, and importance in an all-Ireland and UK context. The latest list published in 2010 currently stands at 51. It is intended that this list	Threatened habitats do not necessarily have protection through relevant designation. This leaves such habitats at greater risk of loss through a number of methods. <ul style="list-style-type: none"> ○ Direct destruction, both large and small scale ○ Fragmentation associated directly with individual developments and cumulative loss. ○ Destruction through mining/extraction of natural resources ○ Water level changes can impact the natural state of the habitat through increased or decreased water levels. ○ Nutrient enrichment affects water quality which impacts on the natural habitat. ○ Terrestrial habitats can become polluted through 	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
	<ul style="list-style-type: none"> • Mesotrophic Lakes • Oligotrophic and Dystrophic Lakes • Ponds • Rivers • Mixed Ashwood • Oakwood • Parkland • Wet Woodland • Hedgerows 		will be subject to regular reviews.	<p>contamination via fly tipping and illegal dumping.</p> <ul style="list-style-type: none"> ○ Atmospheric nitrogen deposition represents a major threat to biodiversity with nitrogen compounds leading to eutrophication of ecosystems. ○ Pollution including: sewage, industrial waste, agricultural run-off and litter. Serious incidents show obvious impacts. However, there are sources which work together over time and over a wide area to impact on our habitats. ○ Invasive species are highly adaptable and strong competitors impacting on biodiversity with loss to value of habitat. ○ Climate change is having an impact on our native habitats. 	
PROTECTED SPECIES European Protected Species (Source: CEDAR and Mid	25 Species of European Community Interest have been recorded in	46 species in Annexes II, IV and V thought to exist		Although both European and local legislation exists to protect a number of species, there are	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
<p>Ulster District Council)</p> <p>NI Protected Species</p> <ul style="list-style-type: none"> Birds <p>All birds are protected at all times under the Wildlife (NI) Order 1985 apart from 25 species listed in Schedule 2 which may killed or taken at certain times or by authorised persons. Shedule 1 species are protected by special penalties. All birds nests (while being built or in use) and their eggs are protected. The nests of 6 species in Schedule A1 are protected at all times.</p> <ul style="list-style-type: none"> Animals 	<p>Mid Ulster District.</p> <p>69 Schedule 1 bird species recorded in Mid Ulster District. All 6 Schedule A1 species have been recorded in Mid Ulster, although only 2 of these have been recorded breeding.</p> <p>30 animal species</p>	<p>in Northern Ireland and territorial waters. (30 non-marine species)</p> <p>79 bird species protected under Schedule 1 of Wildlife (NI) Order.</p> <p>44 animal species</p>	<p>19 species added to, and 4 removed from, Schedule 1.</p> <p>10 species</p>	<p>issues over public knowledge and perception of wildlife legislation and issues relating to the enforcement of such legislation.</p> <p>A range of species are protected through the Wildlife (NI) Order 1985.</p> <p>A number of ammendments were made to the Schedules through the WANE (NI) Act 2011.</p>	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
<ul style="list-style-type: none"> Plants 	<p>protected under Schedules 5,6 and 7 recorded in Mid Ulster.</p> <p>26 plant species protected under Schedule 8 recorded in Mid Ulster District</p>	<p>protected under Wildlife (NI) Order. (33 non-marine species)</p> <p>81 plant species protected under Wildlife (NI) Order. (75 non-marine species)</p>	<p>added to Schedules 5 & 6, with 1 species removed from Schedule 7.</p> <p>34 species added to and 9 species removed from Schedule 8.</p>		
<p>THREATENED SPECIES</p> <p>Northern Ireland Priority Species (Source: https://www.daera-ni.gov.uk/topics/biodiversity)</p>	<p>192 Northern Ireland Priority Species have been recorded in Mid Ulster District</p>	<p>481 species listed as Northern Ireland Priority Species. (388 non-marine)</p>	<p>Through the NI Biodiversity Strategy the NI Priority Species list was published in 2004 containing 271 species. The most recent list was published in 2010 and stands at 481. These species</p>	<p>Threatened species do not necessarily have protection through relevant designation. Although there is some overlap, many threatened species have no legal protection, leaving such species at greater risk of persecution. Many threatened species rely on specific natural habitats, and as such, any impact on these habitats (see above) will have a direct impact on the species associated with them. In certain cases it could result in the</p>	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
			<p>require conservation action because of their rarity, decline, and importance in an all-Ireland and UK context. Some groups have yet to be fully up-dated with new information continually being gathered, requiring the list to be updated as information becomes available.</p>	<p>extinction of species from the Mid Ulster area.</p> <p>Issues impacting on threatened species include:</p> <ul style="list-style-type: none"> ○ Habitat destruction ○ Habitat fragmentation including cumulative loss ○ Loss of wildlife corridors/links ○ Agricultural intensification ○ Inappropriate habitat management ○ Invasive species impact through competition, herbivory, predation, alteration of food webs, and dilution of native gene pools. ○ Climate change results in the movement of species to higher altitudes and more northerly areas. This will result in the loss of some species to the Mid Ulster area. ○ Disturbance to species can occur directly , or through disruption to movements between living, feeding and breeding areas. 	

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Environmental Issues					
NUMBER OF STATE CARE MONUMENTS	Mid Ulster 39	NI 190 in 2012 (Source:SOE 2013)	Mid Ulster contains approx. 20% and 9% of NI's State Care Monuments and Scheduled Monuments respectively. There is an increasing trend in the no. of scheduled monuments in NI which has rose by 30% from 1,513 in 2001/02 to 1,972 in April 2015, reflecting ongoing survey, designation and assessment. (Source:The Schedule of Historic Monuments - March 2015)	The protection of state care, scheduled and unsheduled monuments need to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF SCHEDULED MONUMENTS	Mid Ulster 173	NI 1,972 in April 2015 (The Schedule of Historic Monuments - March 2015)	In accordance with DoC HED datasets (March 2016) there are over 1,500 known sites and monuments in the Mid Ulster area. (Source HED Datasets March 2016)		
NUMBER OF UNSCHEDULED MONUMENTS	Mid Ulster 1312	NI No data	NI's archaeological resource remains at risk from agricultural land use practices such as ploughing and tree planting and from development in urban areas. Surveying of hisotric monuments is being reprioritised to target areas most likely to be affected by climate change (Source; State of the Environment Report 2013).		
NUMBER OF SCHEDULED MONUMENT	Mid Ulster No data	NI 2001/02 - 17 2002/03 - 24 2003/04 - 23	DoC, HED produce datasets for Defence and Industrial Heritage Sites . In accordance with		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
CONSENT APPLICATIONS		2004/05 - 36 2005/06 - 39 2006/07 - 50 2007/08 - 49 2008/09 - 68 2009/10 - 50 2010/11 - 45 2011/12 - 46 2012/13 – 50 (Northern Ireland Environmental Statistics Report - March 2014)	<p>their most recent datasets (March 2016) Mid Ulster have 18 known Defence Sites and 987 known Industrial Sites (Source: HED Datasets March 2016)</p> <p>The CAMSAR report published in 2009 by NIEA was a random sample inspection survey of the condition and management of the archaeological resource in NI. Some 1500 approx. 10% of the total recorded in the NISMR (Northern Ireland Sites and Monuments Record) at the time. (Source: SPPS, SEA Scoping Report October 2013)</p> <p>Archaeology and built heritage resources in rural areas are most susceptible to impacts associated with agriculture, particularly cultivation, but also stock density and machinery. As such since the 1980s strong policies on environmental protection largely administered through the Department of Agriculture and Rural Development have brought protection to all known archaeological sites and much incentivised good management. However NI's archaeological resource still remains at risk from arable practices with the CAMSAR report identifying prehistoric monuments in arable and improved grassland as most vulnerable</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
			<p>and recommending statutory protection through scheduling should be targeted at these areas. (Source:SoE Report 2013)</p> <p>Scheduled Monument Consent must be sought for proposed works which may alter or disturb the fabric of a scheduled historic monument, or its ground surface. The overall application numbers received have been reasonably steady since 2006, though it is notable that numbers peaked to 68 at the beginning of the economic downturn in 2008/09 and then dropped quite dramatically in the middle of the downturn in 2010/11. The lowest number of applications can be seen in 2001/02 at 17. (Source: Northern Ireland Environmental Statistics Report - March 2014)</p>		
NUMBER OF AREAS OF ARCHAEOLOGICAL INTEREST (Source: DOE)	Mid Ulster 1	NI 10	Historic landscapes and townscapes may be designated in their own right as Areas of Significant Archaeological Interest, Conservation Areas, Areas of Townscape Character or Local Landscape Policy Areas. These reflect the importance of group value and the historic character of an area because of history, archaeological potential, setting, association, integrity or uniqueness. Scale ranges from large landscapes to city and town centres, villages, small parks and individual streets. (Source:SoE Report, 2013)	The protection of areas of archaeological interest and areas of archaeological potential need to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF AREAS OF ARCHAEOLOGICAL POTENTIAL (Source: DOE)	Mid Ulster 25	NI 125			

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF WORLD HERITAGE SITES.	Mid Ulster 0	NI 2	The Giant's Causeway and the Marble Arch Caves are the only 2 World Heritage Site (WHS) in NI. The Giant's Causeway was inscribed by the United Nations Educational, Scientific and Cultural Organisation (UNESCO) in 1986 and the Marble Arch Caves recognised as recently as this year, 2015.	Although none currently designated within Mid Ulster, the protection of world heritage sites needs to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF HISTORIC PARKS, GARDENS AND DEMESNES (Source DOE)	Mid Ulster 19 Registered 9 supplementary (Source: Register of Historic Parks, Gardens and Demesnes of Special Historic Interest, and associated Supplementary list. Published January 2007)	NI 154 registered 150 supplementary (Register of Historic Parks, Gardens and Demesnes of Special Historic Interest, and associated Supplementary list. Published January 2007)	Mid Ulster contains approx. 12% of NI's registered Historic Parks, Gardens and Demesnes. And 6% of NI's Historic Parks, Gardens and Demesnes on the supplementary list.	The protection of historic parks, gardens and demesnes need to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF LISTED BUILDINGS (Source DOE NIEA)	Mid Ulster Grade A - 29 Grade B+ - 160 Grade B - 268 Grade B1 - 434 Grade B2 - 335 Total - 1,226	NI Grade A - 206 Grade B+ - 576 Grade B - 1,584 Grade B1 - 3,495 Grade B2 - 2,702	Mid Ulster contains approx. 14% of NI's total number of Listed Buildings. All of Northern Ireland was surveyed between 1970 and 1995 and suitable buildings were protected by listing. Such structures can range from large stately homes to small gate screens but all must meet the test of Article 42(1) of	The protection of listed buildings need to be taken into account within LDP objectives	<i>Cultural Heritage</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS (cont.)	(Source: NIEA data sets 29/Sep/2014)	Total - 8,563 recorded by NIEA in 2012/13 (Source: Northern Ireland Environmental Statistics Report - March 2014)	the Planning Order in that they must be of 'special architectural or historic interest'. NI has seen a modest increase in the no. of buildings listed in recent years with a total of 8,563 statutory listings in 2012/13, compared to 8,191 in 2003/04. As some listings include multiple buildings, the total number is actually slightly higher.		
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK	Mid Ulster No data at present	NI 473 recorded by NIEA in 2012/13 (Source: Northern Ireland Environmental Statistics Report - March 2014)	<p>A second, area based survey of all historic buildings (The Second Survey) has been underway since 1997 and is largely responsible for the increase. However it should be noted that a significant number of buildings have also been found which no longer meet the legislative test and have therefore been removed.</p> <p>There are expected to be changes to the number of listed buildings as a result of the on-going Second Survey which is expected to be completed by the year 2020. This will identify buildings which may be added to or removed from the 'List', as well as clarifying the Department of the Environment's understanding of the special Architectural and Historic interest of buildings remaining on the 'List'. (Source Northern Ireland Environmental Statistics Report - March 2014).</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK (cont.)			<p>Grade A and B+ listings (properties recognised as being of outstanding or exceptional merit) comprised 9% of NI's total no. of listed buildings recorded by NIEA for 2012/13. (Source; Northern Ireland Environmental Statistics Report - March 2014)</p> <p>Development pressures in the last five years may have had both positive and negative impacts on our historic environment. At the time of the first State of the Environment report, there were high numbers of planning applications and requests from the public to protect unlisted historic buildings threatened with removal. New powers were used to temporarily list buildings where it appeared that the building was of special architectural or historic interest and under a clear threat. The number of such notices rose to a peak of 20 in 2009/10 but declined rapidly after that as pressure for development declined. The economic downturn has also led to a reduction in schemes to conserve historic buildings including those at risk. In 2012, an increase in grant assistance from 35% to 45% for repair work to most listed buildings resulted in a 20% increase in applications. Increased demand for road improvements exposed previously unknown archaeological sites.</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK (cont.)			<p>A further pressure from the economic downturn included the increased frequency of fires at listed buildings. In the three month period from April to June 2011, the number of fires increased from around one or two per year to eleven. The upsurge in arson attacks against Listed Buildings has resulted in damage ranging from minor scorching to the complete loss of interiors. The worst of these was the fire at Herdman's Mill in Sion Mills, County Tyrone in 2011. This led to a series of Heritage Crime Summits and the development of a 12 point action plan. A key action has included funding to enable the issue of urgent works notices and warning letters. This has resulted in a significant drop in the incidence of fires. (Source:SOE 2013)</p> <p>The Built Heritage at Risk in Northern Ireland (BHARNI) register provides an indicator of changes in the number of buildings judged to be at risk. In 2012/13, there were 473 buildings and structures on the BHARNI database.</p> <p>There are 57 buildings and structures on the BHARNI database within Mid Ulster (Source:UAHS, March 2016)</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK (cont.)			<p>The number of buildings on the register can be expected to rise as more detailed information is made available through surveys. The number peaked at 499 in 2010/11 but has declined in recent years due to success in the removal of existing buildings at risk, combined with a reduction in survey work during this period.</p> <p>An increase in Building Preservation Notices in the last decade may be a result of increased development pressures. A sudden increase in fires in listed buildings since 2011 reflects the increased need to address threats from heritage crime (Source:SoE Report 2013)</p> <p>The NI Sustainable Development Strategy sets a target of removing 200 buildings from the BHARNI register (based on 2006 figure) by 2016. There were fifteen buildings removed in 2012/13. Since 2006, 149 buildings have been removed against the target of 200. (Source: Northern Ireland Environmental Statistics Report - March 2014)</p> <p>Between 2007/08 - 2012/13 there was generally a steady increase in the number of buildings in receipt of grant funding rising steadily from 79 to 159 respectively.</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK (cont.)			<p>(Source:Northern Ireland Environmental Statistics Report - March 2014).</p> <p>During 2012/13, over £3.3 million in funding was spent on 159 grants for listed buildings with 48% of the total grant funding spent on those properties recognised as being of outstanding or exceptional merit, grade A and B+. (Source:Northern Ireland Environmental Statistics Report - March 2014)</p> <p>There is no statutory requirement for owners of listed buildings to maintain their properties in a good condition. While owners can be prosecuted for deliberately damaging or destroying listed buildings, they cannot be prosecuted for allowing them to fall into disrepair. In order to encourage building conservation activities, NIEA offers repair grant aid to owners of listed buildings. The rate of grant payable is intended to reflect the higher costs of approved repairs to listed buildings relative to more modern buildings, in order to conserve their special architectural features.</p> <p>During 2012/13, 48.3% of the total grant funding was spent in the two most important grades, A and B+. These two grades received 60.6% of the funding in 2011/12. Over this six</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
NUMBER OF LISTED BUILDINGS AND MONUMENTS AT RISK (cont.)			year period, the largest number of buildings (159) benefitted from the receipt of grants during 2012/13. In this particular year although more buildings were processed the costs of each of the schemes decreased. Because of the availability of NIEA Listed Buildings Grant Aid, the numbers are steadily increasing as more Listed Building owners avail of the Grant. (Source:Northern Ireland SOE Report 2013)		
NUMBER OF CONSERVATION AREAS (Source: DOE)	Mid Ulster 5	NI 60		The protection of conservation areas need to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF NON DESIGNATED HERITAGE ASSETS SUCH AS VERNACULAR BUILDINGS OR HISTORIC BUILDINGS OF LOCAL IMPORTANCE (Source:SOE 2013)	Mid Ulster Not Quantifiable	NI Not Quantifiable	A trend to replace historic rural buildings, many of which were very small, has developed over the last thirty years. The 1998 publication on rural buildings 'A Sense of Loss, the survival of rural traditional buildings in Northern Ireland,' noted that 49% of buildings indicated on the 1909 map had gone by that time. Further losses have continued in the 21st century. (Source:SOE 2013)	The protection of non designated heritage assests need to be taken into account within LDP objectives	<i>Cultural Heritage</i>
NUMBER OF AREAS OF	Mid Ulster 26	NI 172		The protection of areas of townscape	<i>Cultural Heritage</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
TOWNSCAPE CHARACTER (ATC) (Source: DOE Area Plans) NUMBER OF AREAS OF VILLAGE CHARACTER (ATC) (Source: DOE Area Plans)	Mid Ulster 0	NI 31		character and village character need to be taken into account within LDP objectives	
NUMBER OF LOCAL LANDSCAPE POLICY AREAS (LLPA'S) (Source: DOE Area Plans)	Mid Ulster 118	NI 1229		The protection of local landscape policy areas need to be taken into account within LDP objectives	<i>Cultural Heritage</i>

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INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Social Issues					
LIFE EXPECTANCY (Source: NISRA)	Mid Ulster 1998-2000% Male 75.3 Female 80.53 Mid Ulster 2008-2010% Male 77.67 Female 82.0	NI 1998-2000% Male 74.49 Female 79.57 NI 2008-2010% Male 77.07 Female 81.52	Life expectancy for both sexes has steadily increased over the last 10 years	Both male and female life expectancy are marginally higher than NI average and this could potentially lead to greater demand being placed on health services	<i>Human Health</i>
LIMITING LONG TERM ILLNESS (Source: Census 2001 & 2011)	Mid Ulster 2001% 20.51% Mid Ulster 2011% 19.39%	NI 2001% 20.4% NI 2011% 20.69%	Mid Ulster's long term illness figures show a small decline since 2001		<i>Human Health</i>
GOOD GENERAL HEALTH (Source: Census 2001 & 2011)	Mid Ulster 2001% 69.94% Mid Ulster 2011% 80.43%	NI 2001% 70.0% NI 2011% 79.51%	General health of Mid Ulster residents shows marked improvement over 10 year period	Mid Ulster appears to have good general health compared to NI figures	<i>Human Health</i>
PEOPLE PROVIDING UNPAID CARE (Source: Census 2001 & 2011)	Mid Ulster 2001% 10.14% Mid Ulster 2011% 10.69%	NI 2001% 11.0% NI 2011% 11.81%	Would appear that overall the level of unpaid care remains relatively constant	Mid Ulster has a lower than regional average for people providing unpaid care	<i>Human Health</i>

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INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Social Issues					
WASTE (Source:North ern Ireland Environmental Statistics Report – Feb. 2015)	<p>In Mid Ulster the total amount of LAC municipal waste arisings has declined by 1.5% between 2004/05 and 2013/14, 73,556 to 72499.</p> <p>Less than half of municipal waste collected in Mid Ulster was sent to landfill in 2013/14 (48.6%).</p> <p>The amount of household waste recycled in Mid Ulster has almost doubled between 2004/05 (23.9)and 2013/14 (46.1%).</p>	<p>In NI, the total amount of LAC municipal waste arisings has declined by 12.0% between 2004/05 and 2013/14, 1023,133 tonnes to 924,412 tonnes. (See table 1)</p> <p>Less than half of municipal waste collected in NI was sent to landfill in 2013/14 (44.0%) – (see table 3).</p> <p>The amount of household waste recycled in NI has more than doubled between 2004/05 (18.2%) and 2013/14 (40.6%).</p>	<p>The proportion of waste sent to landfill in NI has declined from 90% in 2002 to 56.7% in 2011/12, whilst the total amount of local authority collected (LAC) municipal waste arising declined by 7.2% over this period.</p> <p>In 2011/12, almost 40% of household waste and over 38% of LAC municipal waste was sent for recycling.</p> <p>In both Mid Ulster and NI;</p> <ul style="list-style-type: none"> • LAC Municipal Waste arising’s have been decreasing. • The amount of LAC Municipal waste sent to landfill has been decreasing. • The rate of recycling has been increasing. 	<p>NI has the lowest recycling rates of Local Authority collected municipal waste in the UK, at 38.4% in 2011/12 (rates for electronics, textiles, plastics and food are particularly low). EU Member States are required to recycle 50% of municipal solid waste by 2020.</p> <p>There is a continued reliance on landfill in NI, with just over 58% of municipal waste in 2011/12 landfilled.</p> <p>The revised Northern Ireland Waste Management Strategy (Delivering Resource Efficiency, 2013) proposes to introduce a 60% recycling target by 2020 for local authority collected municipal waste</p>	Material Assets

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Housing					
Land Zoned for Housing (hectares) (Source: Mid Ulster Position Paper Two, Housing, November 2014 & 2013 Housing Monitor Reports).	Cookstown Area Plan Cookstown Land zoned phase 1: 70.5 24% of phase 1 zoned housing land has been developed with around 53 hectares remaining. A further 77.5 hectares is zoned as phase 2 housing land in Cookstown. Total Area Zoned: 148 Dungannon and South Tyrone Area Plan Dungannon Land zoned phase 1: 109 Coalisland Land zoned phase 1: 80 28% of phase 1 zoned housing land in Dungannon and nearly 23% in Coalisland has been developed with around 77 and 63 hectares respectively remaining.	NI	<p>The Cookstown and Dungannon plans prepared prior to the publication of the RDS, zoned land for housing to be released in two phases in Cookstown, Dunganon and Coalisland.</p> <p>Magherafelt plan prepared after the publication of the RDS zoned land for housing in Magherafelt and Maghera, designating a further 52 hectares of Housing Land Use Policy Areas across Districts 4 villages.</p> <p>All 5 towns in Mid Ulster have more than half of the land zoned for housing remaining undeveloped. Particularly notable for Cookstown and Coalisland as their relevant Area Plans have both passed their notional end dates. This lack of activity may reflect the cooling of the economic climate in the last seven years or so.</p>	In terms of delivering new housing, the new local development plan is required to take into account the number of houses built within the RDS period i.e. from 31 st March 2008 rather than an examination of zoned housing land uptake since a Plans' adoption.	Material Assets

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Land Zoned for Housing (cont.)	<p>A further 148 and 41 hectares is zoned as phase 2 housing land in Dungannon and Coalisland respectively. Total Area Zoned: 378</p> <p>Magherafelt Area Plan Magherafelt Land zoned: 77 Mahera Land zoned: 30.3 Only 10% of the housing land in Magherafelt compared to 43% in Maghera has been developed. A further 52 hectares of land designated as Housing Land Use Policy areas in Bellaghy, Castledawson, Draperstown and Tobermore. Total Area Zoned: 378</p>				
Housing Tenure (Sources: Mid Ulster Position	Mid Ulster Tenure 2001 Total Units: 42,280 Owner occupied	NI Tenure 2001 Total Units: 64,7530 Owner occupied	Between 2001 and 2006 the private rented sector rose, across Mid Ulster, particularly Magherafelt (5.5% to 11.3%) and	Planning has a role in providing for a mixture of tenures, housing	<i>Material Assets</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Paper Two, Housing, November 2014 & The 2011 House Condition Survey).	30,000 71% NIHE 5220 12.3% Housing Association 520 1.2% Private Rented & other 3,340 7.9% Vacant 3,200 7.6% <u>2006</u> <u>Total Units: 47,500</u> Owner occupied 33,120 69.7% NIHE 4,390 9.2% Housing Association 630 1.3% Private Rented & other 5,940 12.5%	432,270 66.8% NIHE 115,980 17.9% Housing Association 17,930 2.8% Private Rented & other 49,410 7.6% Vacant 31,940 4.9% <u>2006</u> <u>Total Units: 705,000</u> Owner occupied 468,860 66.5% NIHE 93,440 13.3% Housing Association 21,530 3.1% Private Rented & other 80,870 11.5%	Dungannon (10.1% to 15.8%). This may reflect houses prices being at their highest and demand for immediate accommodation arising from the influx of nationals from other parts of Europe. In contrast owner occupied houses decreased slightly across Mid Ulster. And in all three districts, the proportion of vacant properties has remained higher than the regional average of 5.7%. The 2011 House Condition Survey indicates owner-occupied housing stock in NI has continued to decline (61.7% compared to 66.5% in 2006) with an increase in private rented properties and others, from 11.5% in 2006 to 16.5% in 2011. The social rented sector accounted for 14.6% of total stock (NIHE: 11.3%, HA: 3.3%). The level of vacant stock has risen (7.2%) in line with growth in the private rented sector. Data from the HCS has not been released at local government level but housing tenure data from the 2001 and 2011 Census mirrors this change in housing tenure in that there has been a slight decline in owner occupation as well as social housing stock with an increase in private rented accommodation. NISRA	types and providing access to affordable housing.	

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Housing Tenure (cont.)	Vacant 3,420 7.2%	Vacant 40,300 5.7% <u>2011</u> Total Units: 760,000 Owner occupied 469,070 61.7% Social Housing 110,760 14.6% Private Rented & other 125,440 16.5% Vacant 54,730 7.2%	suggests key drivers in increased demand for private rented accommodation are likely to have been: inward migration from EU accession countries; housing affordability issues assoc. with the mid-2000s upsurge in house prices; and the particularly adverse impact on the housing market of the post-2007 economic downturn, which has seen a marked reduction in property values, risk aversion among mortgage lenders and reduced confidence among prospective house purchasers, and, as a result, many households electing to rent rather than buy.		
House Types (Source: NISRA Census 2001, NISRA Census 2011 & Mid Ulster Position Paper Two, Housing, November 2014)	Mid Ulster: Households by Type 2001 Total Households 40,099 Detached 21,899 54.6% Semi Detached 9,824 24.5%	NI 2001: Households by Type 2001 Total Households 626,718 Detached 230,406 36.8% Semi Detached 174,781 27.9%	The types of dwellings across NI and Mid Ulster has remained fairly constant. The number of detached houses rose in both NI as a whole and at district level in Mid Ulster between 2001 and 2011. Notably detached houses in Mid ulster formed more than half the total house types across the district in 2001 (54.6%) and in 2011 (55.6%). Significantly greater than the Northern Ireland average for detached houses in 2001	Planning has a role in providing for a mixture of tenures, housing types and providing access to affordable housing.	Material Assets

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
other includes caravan, mobile or temporary structure or shared dwelling	<p>Terraced 6,855 17.1%</p> <p>Flats 1,252 3.1%</p> <p>Other 269 0.7%</p> <p>Mid Ulster: Households by Type 2011</p> <p>Total Households 48,211</p> <p>Detached 26,790 55.6%</p> <p>Semi Detached 12,277 25.5%</p> <p>Terraced 7,408 15.4%</p> <p>Flats 1,559 3.2%</p> <p>Other* 177</p>	<p>Terraced 169,433 27%</p> <p>Flats 50,278 8%</p> <p>Other* 1,820 0.3%</p> <p>NI: Households by Type 20011</p> <p>Total Households 703,275</p> <p>Detached 264,307 37.6%</p> <p>Semi Detached 200,577 28.5%</p> <p>Terraced 174,896 24.9%</p> <p>Flats 62,386 8.9%</p> <p>Other* 1,109</p>	<p>and 2011 at 36.8% and 37.6% respectively. This high proportion of detached houses in Mid Ulster is a reflection of the large number of houses in rural areas.</p> <p>The number of semi detached houses also rose in both NI as a whole and at district level in Mid Ulster between 2001 and 2011. Mid Ulster had a slightly lower number of semi detached properties than the NI average.</p> <p>The number of terraced houses decreased across both NI as a whole by 2.1% and at district level in Mid Ulster by 1.7%. Mid Ulster in both 2001 and 2011 had a considerably lower percentage of terraced properties than the NI average.</p> <p>The number of flats rose slightly in NI as a whole by 0.9% between 2001 and 2011. At district level Mid Ulster saw only a fraction of the NI wide increase (0.1%). Furthermore Mid Ulster in both 2001 and 2011 had less than half the NI average flats.</p> <p>Mid Ulster in comparison to the NI average saw a great reduction in the number of other house holds which fell from 0.7% in 2001 to</p>		

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
	0.4%	0.2%	0.4% in 2011, still keeping it 0.2% higher than the NI average.		
Social Housing and affordability (Source: Mid Ulster Position Paper Two, Housing, November 2014, NI Housing Market Review & Perspective 2014-2017 and NIHE Housing Plan & Local Housing Strategies 2014 / 2015)	Mid Ulster (Magherafelt, Cookstown & Dungannon Housing Market Area) Repayment Affordability 2010 Afford Gap: 17,667 % Unafford: 51 2011 Afford Gap: 26,101 % Unafford: 62 2012 Afford Gap: 19,461 % Unafford: 58	NI (NI Housing Market Area ²) Repayment Affordability 2010 Afford Gap: 16,003 % Unafford: 60 2011 Afford Gap: 22,847 % Unafford: 59% 2012 Afford Gap: 23,465 % Unafford: 57%	<p>A gap in market provision can occur if house prices rise beyond that which is affordable. Affordability is determined by price, average incomes and access to borrowing and it remains an issue for first time buyers.</p> <p>Emerging findings from the NI Housing Market Review & Perspectives 2014-2017 indicated that affordability over the period 2010-2012 has improved significantly across NI as a whole and individually across most housing market areas, particularly Armagh / Craigavon and Fermanagh / Omagh, where the percentage of affordable homes improved in both areas by 19% leaving the former area however with 42% affordable homes less than the NI average but the latter area with 73% affordable homes in 2012 some 16% than the NI average.</p>	<p>Planning has a role in providing for a mixture of tenures, housing types and providing access to affordable housing.</p> <p>It is important to note that planning cannot control house prices which are primarily influenced by factors such as interest rates and the availability of lending. However, the provision of social housing in both urban and rural areas, can address the concerns of affordability, in particular for migrant workers, single parents and the needs of young people and the elderly.</p>	Material Assets

² NI Housing Market Area, afford gap and % Unafford is the average taken for the combination of Ards & North Down, Armagh & Craigavon, Antrim & Newtownabbey, Belfast, Carrick & Larne, Derry, Strabane & Limavady, Fermanagh & Omagh, Newry, Down & Banbridge, Lisburn & Castlereagh, Magherafelt, Cookstown & Dungannon, Moyle, Ballymena, Ballymoney & Coleraine which was taken from the NI Housing Market Review & Perspectives 2014-2017, pg 54, table 6.1.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
affordability (cont.)	NIHE Social HNA ¹ 2013 – 2018 based on the March 2014 waiting list showed each districts requirements: Cookstown: 94 units. Dungannon and South Tyrone: 441 units Magherafelt: 102 units		<p>accommodated in 2014, compared to only 34% and 46% in Dungannon & South Tyrone and Cookstown respectively.</p> <p>Social housing need is also met by Housing Associations. The Census 2011 indicated social housing stock (NIHE and housing associations) accounts for 1,052 dwellings (8.2%) of the total stock in Cookstown, 2,083 (10.3%) of the total stock in Dungannon and South Tyrone, and 1,278 (8.5%) in Magherafelt. So, overall the social housing uptake across mid Ulster is considerably less than the Northern Ireland figure of 14.9%.</p>		
Special Housing Need				Planning has a role in providing for a mixture of tenures, housing types and providing access to affordable housing.	Material Assets
Vacancy and Unfitness Levels				Planning has a role in providing for a mixture of tenures, housing types and providing access to affordable housing.	Material Assets

¹ HNA is abbreviation of Housing Needs Assessment

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Cycleways / Greenways					
National Cycle Networks				³ Zonings for future needs should take into account the importance of protecting linear open spaces such as pedestrian and cycle routes, community greenways, former railway lines and river and canal corridors many of which are valuable in linking larger areas of open space and providing important wildlife corridors/ecological networks.	Material Assets
The Ulster Way	Mid Ulster Contains 21.2km of the 'Quality Section' of the Ulster Way (Source:Outdoor recreation for 2014)	NI Contains the The Ulster Way which is 1000km in total.	The Ulster Way is a circular walking route in NI.	Zonings for future needs should take into account the importance of protecting linear open spaces such as pedestrian and cycle routes, community greenways, former railway lines and river and canal corridors many of which are valuable in linking larger areas of open space and providing important wildlife corridors/ecological networks.	Material Assets
Other Trails Cycling Walking Canoeing	Mid Ulster 109.5km 128.2 km 22 km			Zonings for future needs should take into account the importance of protecting linear open spaces such as pedestrian and cycle	Material Assets

³ Strategic Planning Policy Statement for Northern Ireland - Planning for Sustainable Development, September 2015, page 88 paragraph 6.210.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
(Source:MU DC Recreational Audit 2015)				routes, community greenways, former railway lines and river and canal corridors many of which are valuable in linking larger areas of open space and providing important wildlife corridors/ecological networks.	
Safer routes to schools				Zonings for future needs should take into account the importance of protecting linear open spaces such as pedestrian and cycle routes, community greenways, former railway lines and river and canal corridors many of which are valuable in linking larger areas of open space and providing important wildlife corridors/ecological networks.	Material Assets
Public Rights of Way (Sources: Mid Ulster Council Outdoor Recreation	⁴ Mid Ulster Cookstown, one of the former Councils asserted the following PROW's: Old Chapel Road, Warwicks Way	⁵ NI Total Size in SQM: 5,500 Miles of PROW: 123 Length of PROW	⁶ In relation to the amount of land available, Northern Ireland has a considerably smaller PROW network of only 0.02 miles per square mile in comparison to England and Wales.	⁷ NI does not provide the same level of access as legislation in other parts of the UK: Scotland has the "Freedom to roam" and "right to responsible access" under the Land Reform Act 2003. England and Wales have the	Material Assets

⁴ Mid Ulster Council Outdoor Recreation Report November 2014

⁵ ACTIVE PLACES RESEARCH REPORT 2009 Bridging the Gap

⁶ NI Assembly Research and Information Service Briefing Paper: Access to the countryside in Northern Ireland -occupiers' liability Dec 2012

⁷ NI Assembly Research and Information Service Briefing Paper: Access to the countryside in Northern Ireland -occupiers' liability Dec 2012

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Report Nov 2014, ACTIVE PLACES RESEARCH REPORT 2009, NI Assembly Research and Information Service Briefing Paper: Access to the countryside in Northern Ireland - occupiers' liability Dec 2012 & National Assembly for Wales Research paper Countryside access in the UK: a review of associated legislation and	Drum Road Loop, Dunnamore Loughry Estate, Dungannon Road Loup Road to Ballyeglish Old Grave Yard Mullan Road Gort Moss Innevall	per SQM: 0.02 England Total Size in SQM: 50,000 Miles of PROW: 118,000 Length of PROW per SQM: 2.36 Wales Total Size in SQM: 8,000 Miles of PROW: 20,625 Length of PROW per SQM: 2.58 *The availability of PROW in Scotland is more complex and cannot be easily compared.		Countryside Rights of Way Act 2000, and more recently the Marine Coastal Access Act, all of which give greater levels of public access to most land. In 1999 the DOE undertook an access consultation which included the question of whether a right to roam policy should be established in Northern Ireland. There was strong opposition to this proposal, due to widespread concern amongst landowners that with increased access comes increased liability, and for this reason the DOE discounted the proposal. ⁸ In 2007 a case was made for a legislative review by the CNCC in a position paper which included 12 recommendations. However, to date the NI Executive has not introduced any new access legislation. Sport NI's Countryside Recreation Strategy Review in 2009 concluded that, "There is clearly	

⁸ National Assembly for Wales Research paper Countryside access in the UK: a review of associated legislation and policy April 2014

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
policy April 2014)				an identified need for continued advocacy for increased access to the countryside for outdoor recreation”.	

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Economic / Social Issues					
AGE STRUCTURE AND COMPOSITION (Source: NISRA 2016)	Mid Ulster population 50.1% Male 49.9% Female	NI population 49.0% Male 51.0% Female			<i>Population</i>
% OF POPULATION UNDER 16 YEARS (Source: NISRA 2016)	Mid Ulster 22.96%	NI 20.78%	Mid Ulster population one of the fastest growing in NI (more than double that of NI average)	Mid Ulster has a young population compared to NI average and NISRA projections indicate a significant rise to come – placing greater demands for creche, nursery and primary school places	<i>Population</i>
% OF WORKING AGE (16-64 years) BASED ON TOTAL POPULATION (Source: NISRA 2016)	Mid Ulster 63.20%	NI 63.21%	Mid Ulster in line with regional average		<i>Population</i>
% OF PENSIONERS (65+ years) BASED ON TOTAL POPULATION (Source: NISRA 2016)	Mid Ulster 13.84%	NI 16%	NI trend is for proportion of people over 65 years of age is growing and Mid Ulster is likely to follow this trend	A rising elderly population will increase demand for health and community services, the development of which will need to be accommodated	<i>Population, Human Health</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
% OF POPULATION IN RECEIPT OF AT LEAST ONE DISABILITY RELATED BENEFIT POPULATION (Source: NISRA 2010)		NI Feb 2014 13.7% (Feb 2013 15.4)	Significant reduction NI wide		<i>Population, Human Health</i>
NEW INCIDENCES OF CANCER (EXCLUDING NON MELANOMA SKIN CANCER) PER 100,000 PERSONS. (Source:NISRA)		NI 2012 – 495 (2011 – 489)			<i>Population, Human Health</i>
UNEMPLOYMENT LEVELS (Source: NISRA, Census 2011)	Mid Ulster unemployment level - 4.68%	NI unemployment level – 4.96%	Mid Ulster in line with regional average		<i>Population</i>
% OF WORKING AGE ECONOMICALLY ACTIVE (Source:NISRA 2016)	Mid Ulster 75.2%	NI 72.5%	Mid Ulster on a par with NI		<i>Population</i>
% OF WELFARE CLAIMANTS AS PROPORTION OF WORKING AGE PEOPLE (Source:NISRA 2016)	3.4% claimant count of population of working age in Mid Ulster	4.6% of working age of NI	Significantly lower than NI average and one of the lowest regions in NI for claimants		<i>Population</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
RACE AND ETHNICITY (Source NISRA statistics & 2011 Census 2011)	2011 10.4% Mid Ulster population born outside the region	2011 11.1% NI population born outside the region	Majority of non- indigenous people were born in Europe, reflecting the inward migration of migrant workers		<i>Population</i>
QUALIFICATIONS - % OF SCHOOL LEAVERS ACHIEVING AT LEAST 5 GCSE's OR EQUIVALENT (Source: NISRA 2016)	Mid Ulster 61.2% 2013/2014	NI 2013/2014 63.5%	Modest increase in overall numbers of school leavers achieving at least 5 GCSE's		<i>Population</i>
QUALIFICATIONS - % PEOPLE WITH DEGREE OR HIGHER (Source NISRA 2016)	26.2% of Mid Ulster with degree qualification or higher	29.7% of NI with degree qualification or higher	Significant rise in % of Mid Ulster population with 3 rd level qualification since 2001 figures	Greater demand within Mid Ulster for more skilled jobs	<i>Population</i>
QUALIFICATIONS - % PEOPLE WITH NO OR LOW QUALIFICATIONS (Source NISRA 2016)	22.2% of Mid Ulster with no or low qualifications	17.4% of NI with no or low qualifications		Mid Ulster has higher than NI average for no or low qualifications	<i>Population</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
% of HOUSEHOLDS WITH DEPENDANT CHILDREN (Source Census 2011)	Mid Ulster 38.99%	NI 33.85%	Although 2011 figure is less than 2001 figures it remains significantly above the NI average		<i>Population</i>
HOUSEHOLD COMPOSITION (NISRA, Census 2011)	Mid Ulster Average Household Size 2.88 1 Person – 22.95% 2 People – 26.48% 3 People – 16.47% 4 People – 16.81% 5 People – 17.29%	NI Average Household Size 2.54 1 Person – 27.93% 2 People – 30.19% 3 People – 16.80% 4 People – 14.70% 5 People – 10.46%		Mid Ulster generally has larger household size than the NI average	<i>Population</i>
PROPORTION OF CHILDREN AGED 0-15 YEARS LIVING IN LOW INCOME FAMILIES AT AUGUST (%) (Souce: NISRA 2010)		NI 2012 21.5% 2011 22.2%	National figure show modest decrease		<i>Population, Human Health</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
PROPORTION OF PEOPLE AGED 16+ CLAIMING HOUSING BENEFIT AT JUNE (%) (Souce: NISRA 2010)		NI 2014 11.2% 2013 11.4%	National figure show modest decrease		<i>Population</i>

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Environmental Issues					
SOIL QUALITY (Source:Northern Ireland Environmental Statistics Report – Feb. 2015)		Soil quality in Northern Ireland, as evidenced by soil P Index, has declined slightly in recent years. In 2012/13, there were more soils that were either under or over- enriched with phosphorus compared to previous years.	In the long term, it is expected that soil-P will decline as a result of the Nitrates Action Programme (NAP) and Phosphorus (P) Regulations		<i>Soil</i>
CARBON STORAGE Department for Environment Food & Rural Affairs (Source https://www.gov.uk/government/organisations/department-for-environment-food-rural-affairs)		UK soils contain 10 billion tonnes of carbon		Loss of natural carbon stores through deforestation and peat extraction could exacerbate climate change.	<i>Soil</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
SOIL EROSION Department for Environment Food & Rural Affairs (Source: https://www.gov.uk/government/organisations/department-for-environment-food-rural-affairs)		The most significant threat facing our soils is from erosion by wind and water. Around 2.2 million tonnes of topsoil is eroded annually in the UK.		Mismanaged extraction activities can also result in pressures on landscape and increase likelihood of soil erosion.	<i>Soil Landscape</i>
TREE PLANTING (Source: Northern Ireland Environmental Statistics Report – Feb. 2015)		In 2012/13, there were 252 hectares of new tree plantings. Of these, 100% were planted by the private sector supported by grant aid from the Forest Service.			<i>Soil, Landscape</i>
AGRI-ENVIRONMENT SCHEMES (Source: Northern Ireland Environmental Statistics Report – Feb. 2015)		By end of 2014 364,000 hectares of land in Northern Ireland were under agri-environment scheme agreement.			<i>Soil, Landscape</i>

“The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme”.

INDICATOR AND SOURCE	QUANTIFIED DATA (MID UISTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Environmental Issues					
RIVERS (Source: https://www.daera-ni.gov.uk/topics/water ; Northern Ireland Environmental Statistics Report – March 2016)	The main watercourses are: <ul style="list-style-type: none"> • Lower Bann • Blackwater • Ballinderry • Moyola River • Owenkillew 	23% of Rivers are of at least a ‘good’ standard. All rivers monitored for nitrate had an annual mean concentration of less than 25mg NO ₃ /l		Rivers of European importance that are highly sensitive to water pollution and sedimentation Many water bodies in the area failing WFD objectives due to both nutrient enrichment, and its subsequent effects. Impacts of proliferation of no-mains sewage treatment systems (septic tanks) and overloading of NIW treatment facilities should be considered.	<i>Water</i>
LAKES (Source: Northern Ireland Environmental Statistics Report – Feb. 2015)		Of the 21 lakes monitored 3 achieved a ‘good’ standard Lough Neagh at 412 km ² is the largest fresh water lake in the British Isles.			<i>Water</i>
GROUND WATER (Source:	46 of the 48 sites monitored across NI for nitrate are generally low	48 sites monitored giving an			<i>Water</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID ULSTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
https://www.daera-ni.gov.uk/topics/water	with an average of below 25mg NO ³ /l	average Nitrate concentration of 5.5mg NO ³ /l			
EFFLUENT DISCHARGES (Source: NI Water)	<p>The following settlements do not have WWTW capacity during the plan period:</p> <ul style="list-style-type: none"> • Ballymaguigan • Ballynese • Desertmartin • Gracefield • Knockloughrim • The Woods 			<p>Industrial discharge quality has improved in recent years with compliance rates in 2013 of 82% and 94% for private sewage and trade respectively.</p> <p>Compliance of WWTWs against the Water order has continued to improve since 2007 – reaching 93% in 2011 and 2012 and 92% in 2013.</p>	<i>Water</i>
<p>FLOODING (See also Appendix 3 – Flood Risk Map)</p> <p>(Source: Rivers Agency Flood Risk Maps https://www.infrastructure-ni.gov.uk/articles/what-flood-maps-ni)</p>	<p>Areas within Historic Cookstown District which have a 1% chance of flooding in any given calendar year:</p> <ul style="list-style-type: none"> • Cookstown – 4 key areas identified • Ballinderry • Ballyronan • Coagh • Desertcreat • Drapersfield 		Multiple Flood Risk areas identified within and adjacent to settlements within Mid Ulster	<p>A number of sites previously zoned for Housing have been identified as being liable to flooding.</p> <p>In general terms the effects of climatic change and the increased risk of flooding across the district could result in property damage and direct risks to the population.</p>	<i>Water, Climatic Factors</i>

INDICATOR AND SOURCE	QUANTIFIED DATA (MID UISTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Flooding (cont.)	<ul style="list-style-type: none"> • Drumullan • Dunnamore • Dunman • Gortaclady • Kileenan • Moneymore – 9 key areas identified • Orritor • Pomeroy • The Rock <p>Areas within Historic Magherafelt District which have a 1% chance of flooding in any given calendar year:</p> <ul style="list-style-type: none"> • Magherafelt – 10 key areas identified • Ballynease • Bellaghy • Castledawson • Clady • Creagh • Culnady • Curran 				

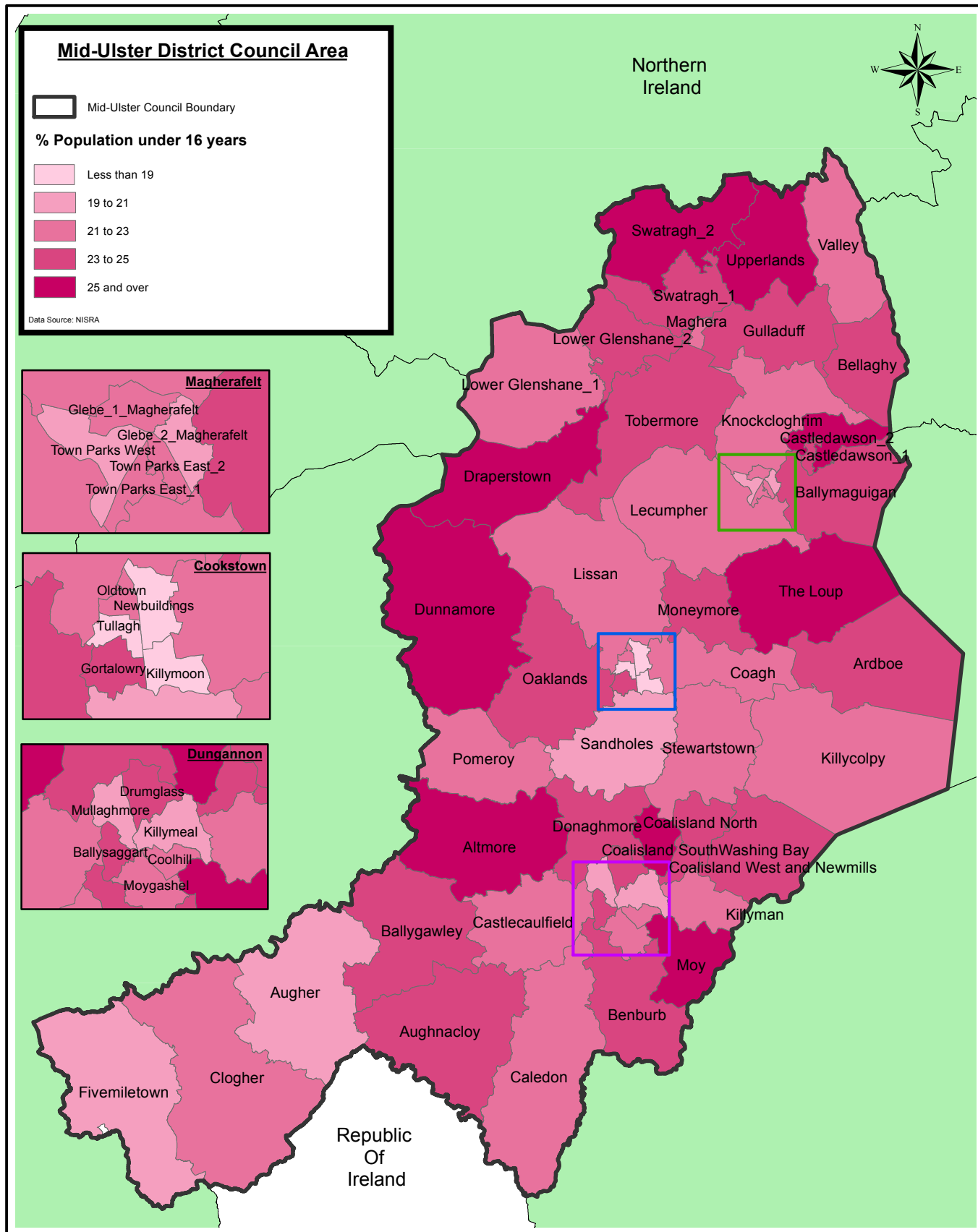
INDICATOR AND SOURCE	QUANTIFIED DATA (MID UISTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Flooding (cont.)	<ul style="list-style-type: none"> • Desertmartin • Draperstown • Glen • Glenone • Inishrush • Longfield • Maghera – 6 key areas identified • Moneyneaney • Straw • Swatragh • Tobermore – 6 key sites identified • Upperlands <p>Areas within Historic Dungannon District which have a 1% chance of flooding in any given calendar year:</p> <ul style="list-style-type: none"> • Dungannon – 4 key areas identified • Aghaginduff / Cabragh 				

INDICATOR AND SOURCE	QUANTIFIED DATA (MID UISTER)	COMPARATIVE DATA (NI)	TRENDS	ISSUES IDENTIFIED	SEA TOPIC
Flooding (cont.)	<ul style="list-style-type: none"> • Annaghmore • Augher • Aughnacloy • Ballygawley • Brockagh / Mountjoy • Carland • Castlecaufield • Clogher – 3 key sites identified • Coalisland – 5 key sites identified • Dernagh / Clonoe • Donaghmore – 3 key sites identified • Dyan • Eglisli – 3 key sites identified • Granville • Killyman • Moy – 2 key sites identified • Newmills • Tamnamore 				

Appendix 3

Further baseline data including Maps

Map 1 - Percentage of Population under 16 years



Comhairle Ceantair
Lár Uladh
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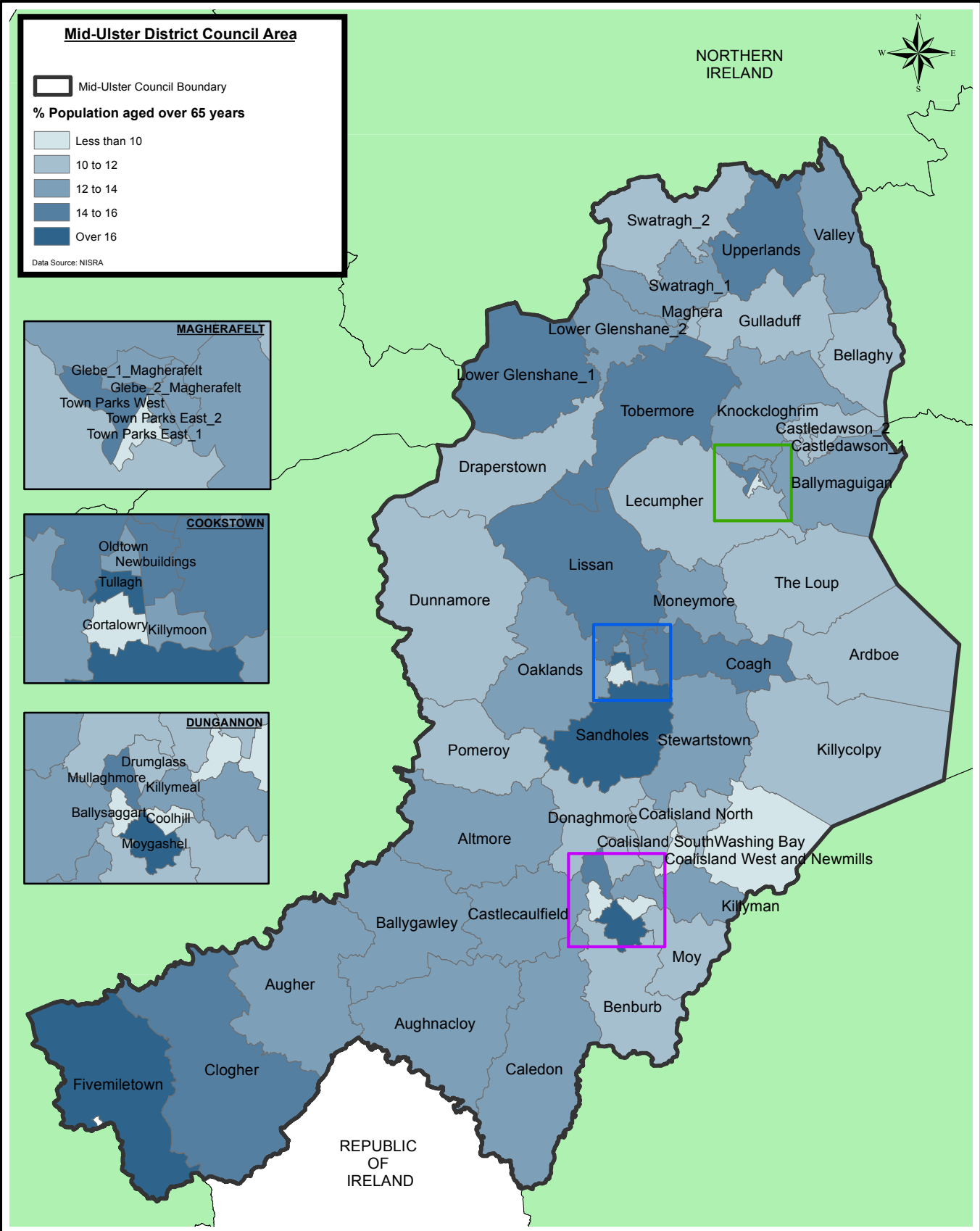
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Map 2 - Percentage of Population aged over 65 years



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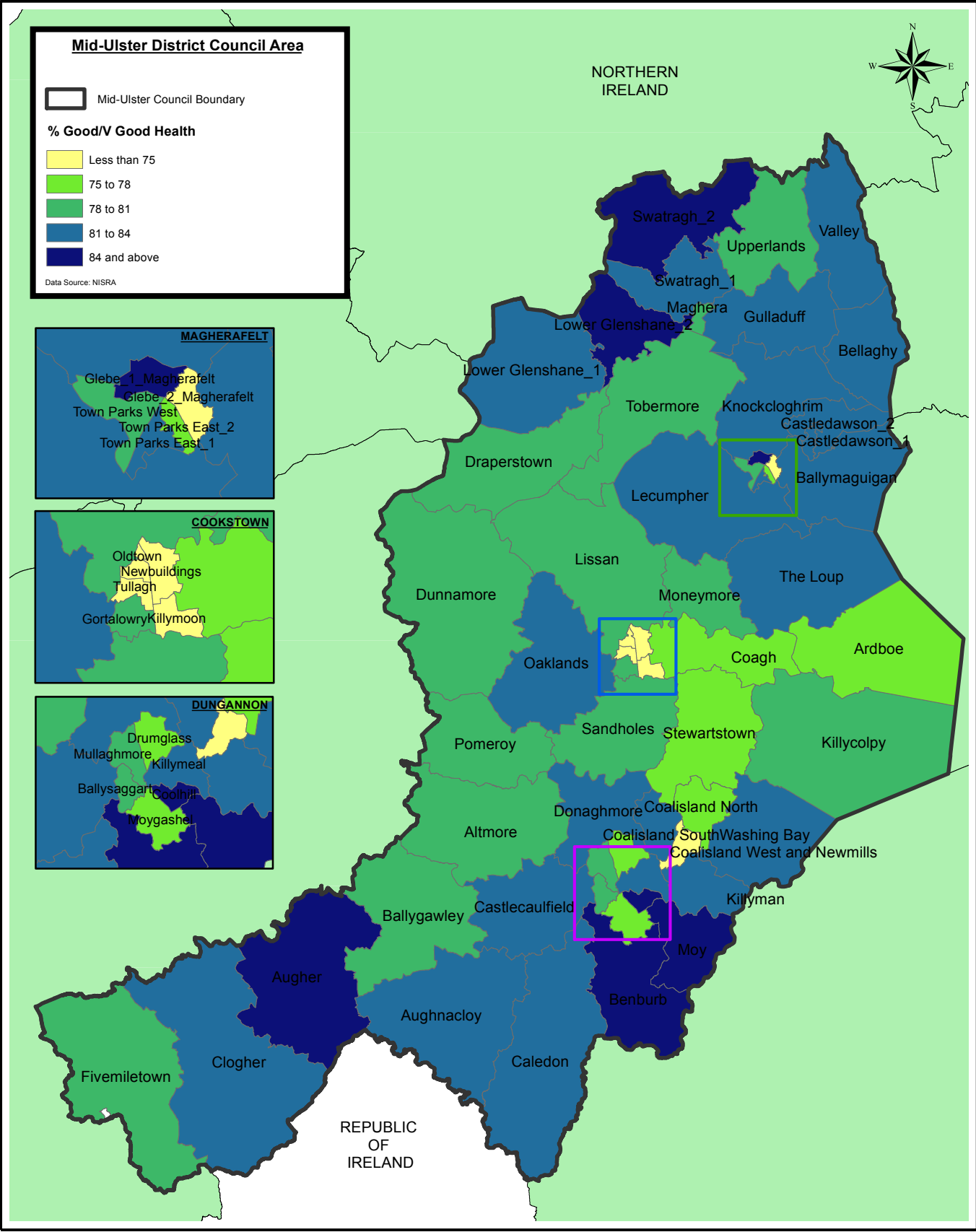
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Map 3 Percentage of Good/Very Good Health



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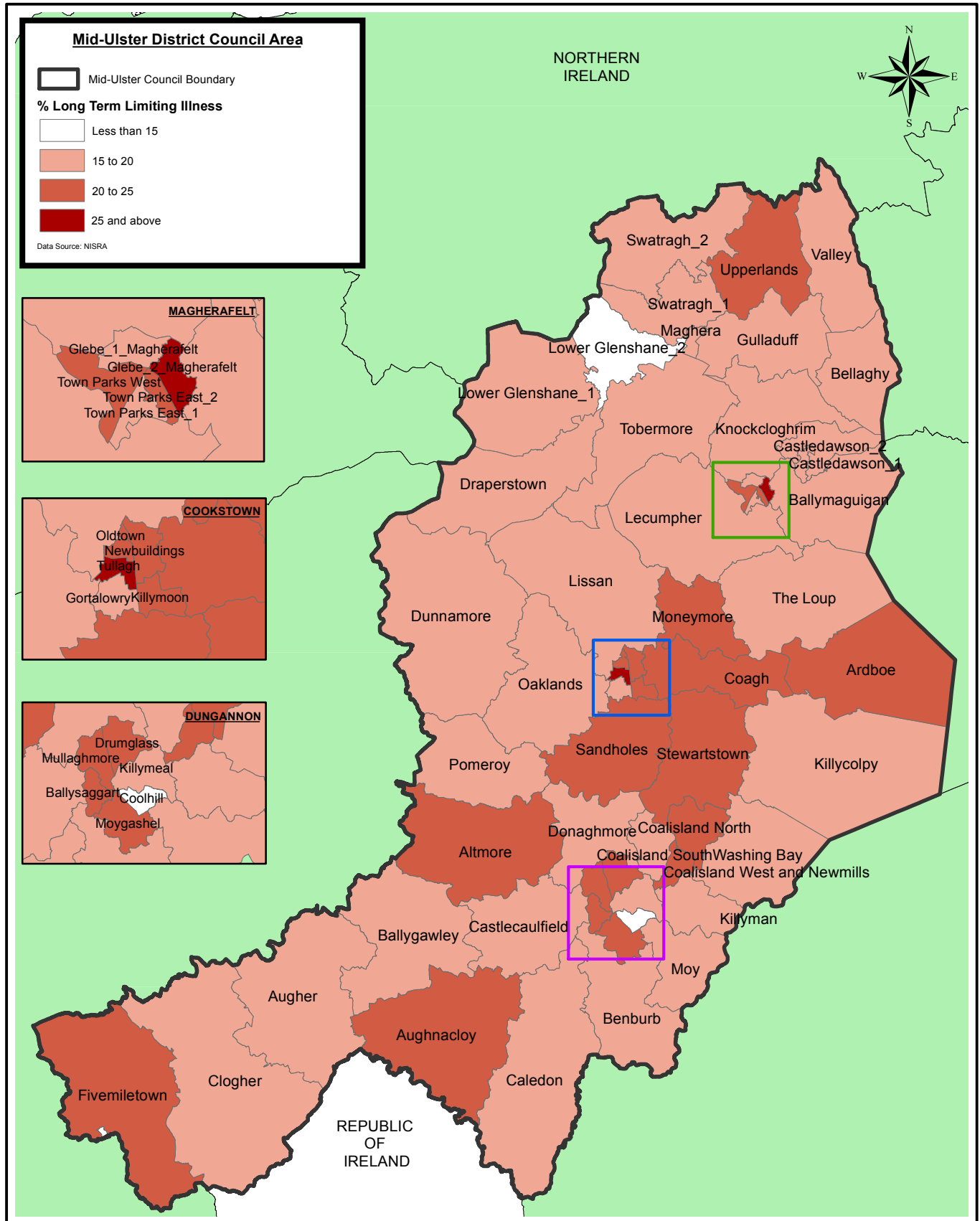
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Map 4 - Percentage of Long Term Limiting Illness



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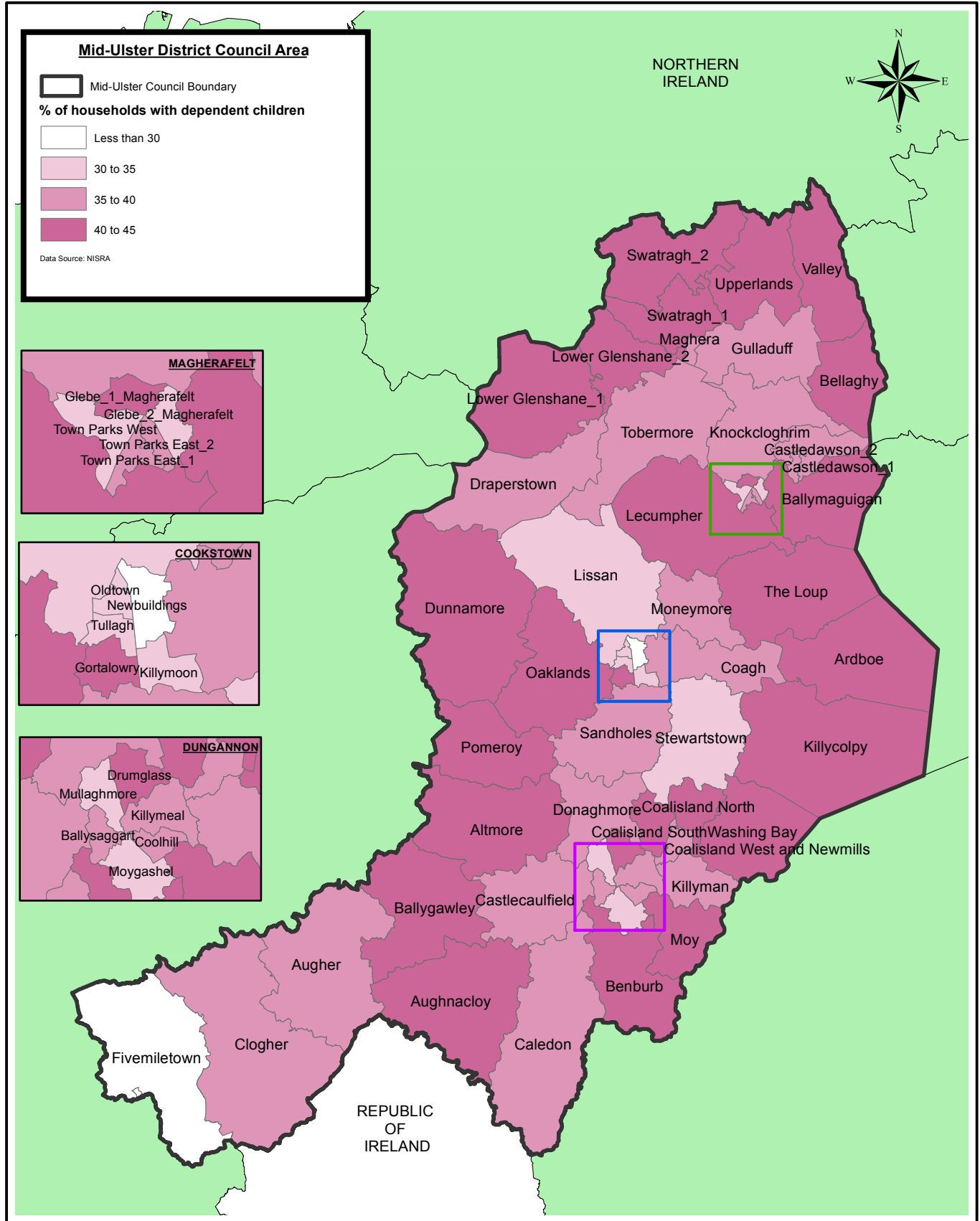
Author: John Paul Devlin

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Map 5 - Percentage of households with dependant children



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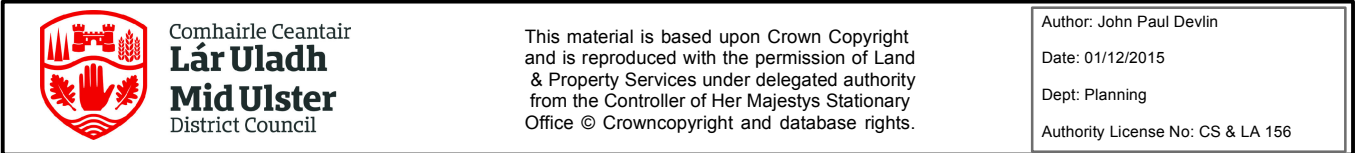
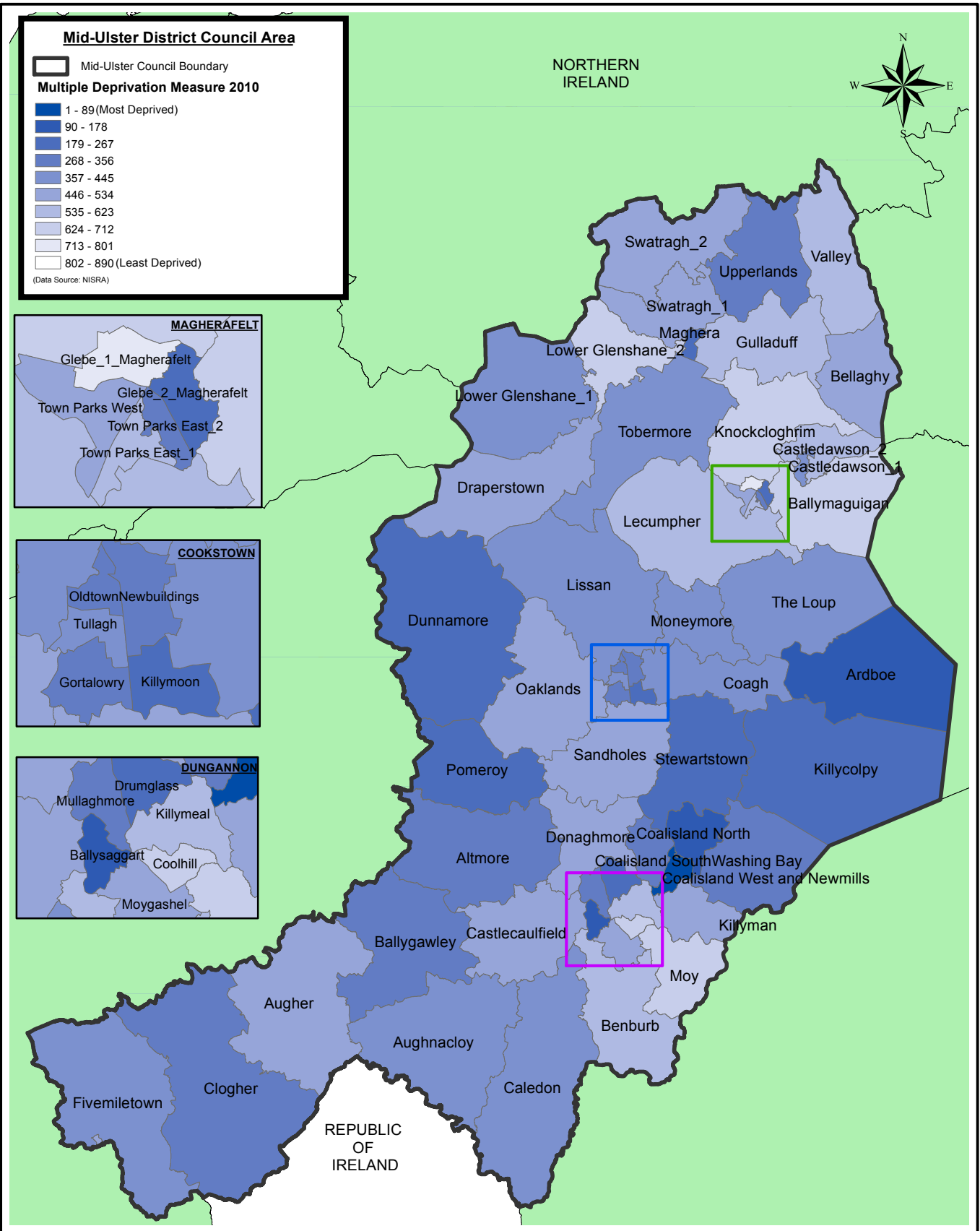
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Map 6- Multiple Deprivation Measure 2010





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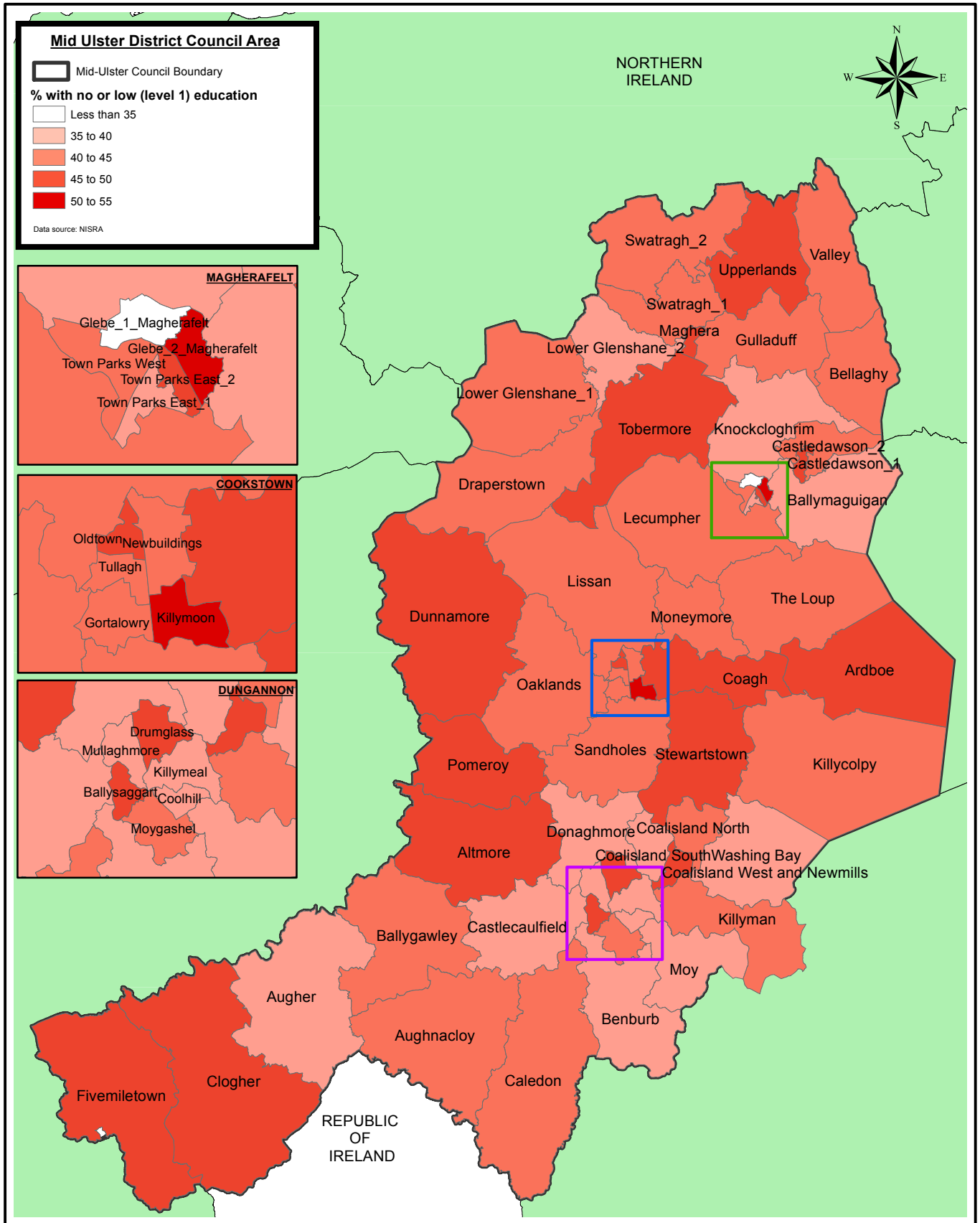
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Map 7 - Percentage with no or low (level 1) education



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Map 8 Mid Ulster Climate Change Floodmap



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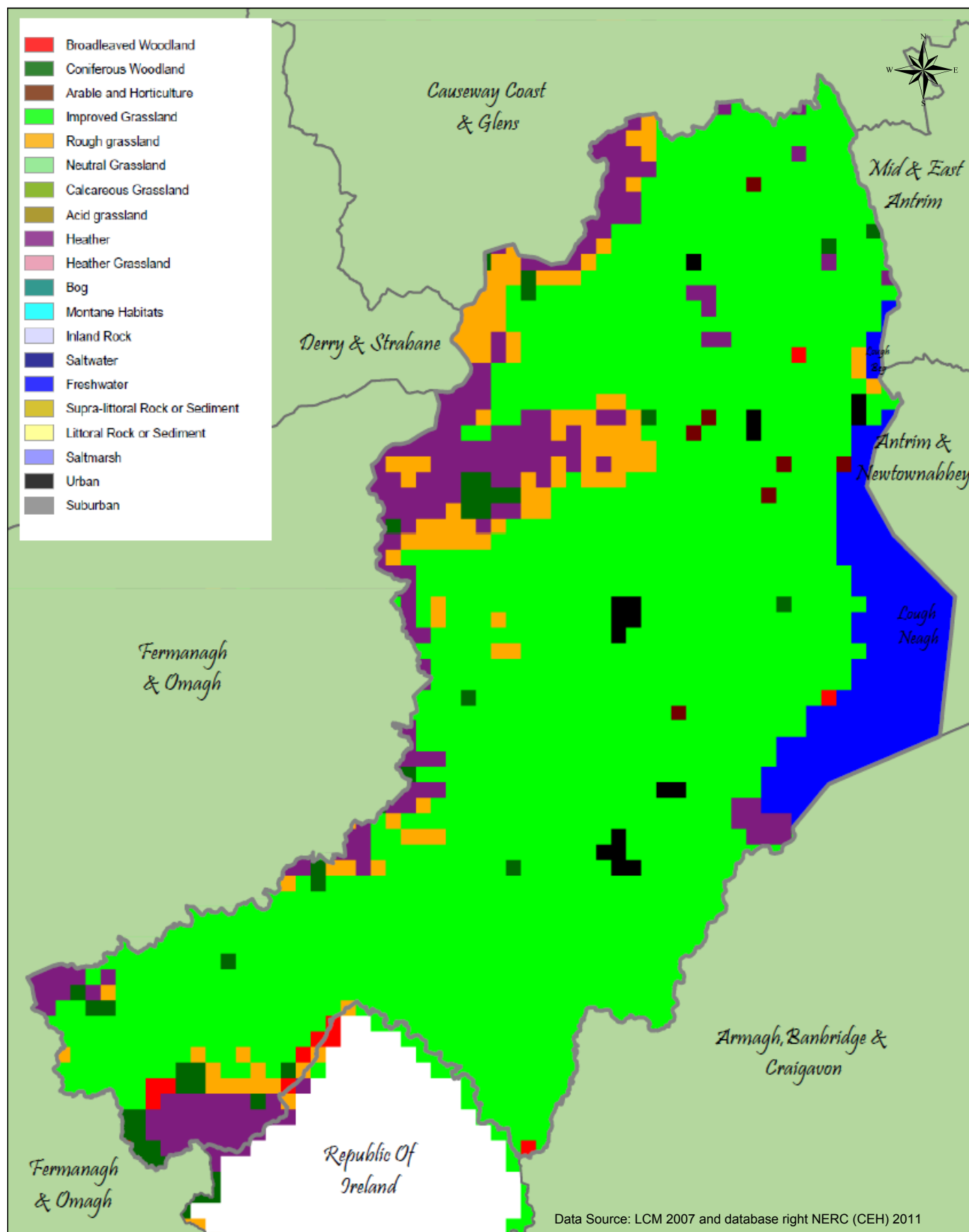
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Map 9 Mid Ulster Land Cover Map



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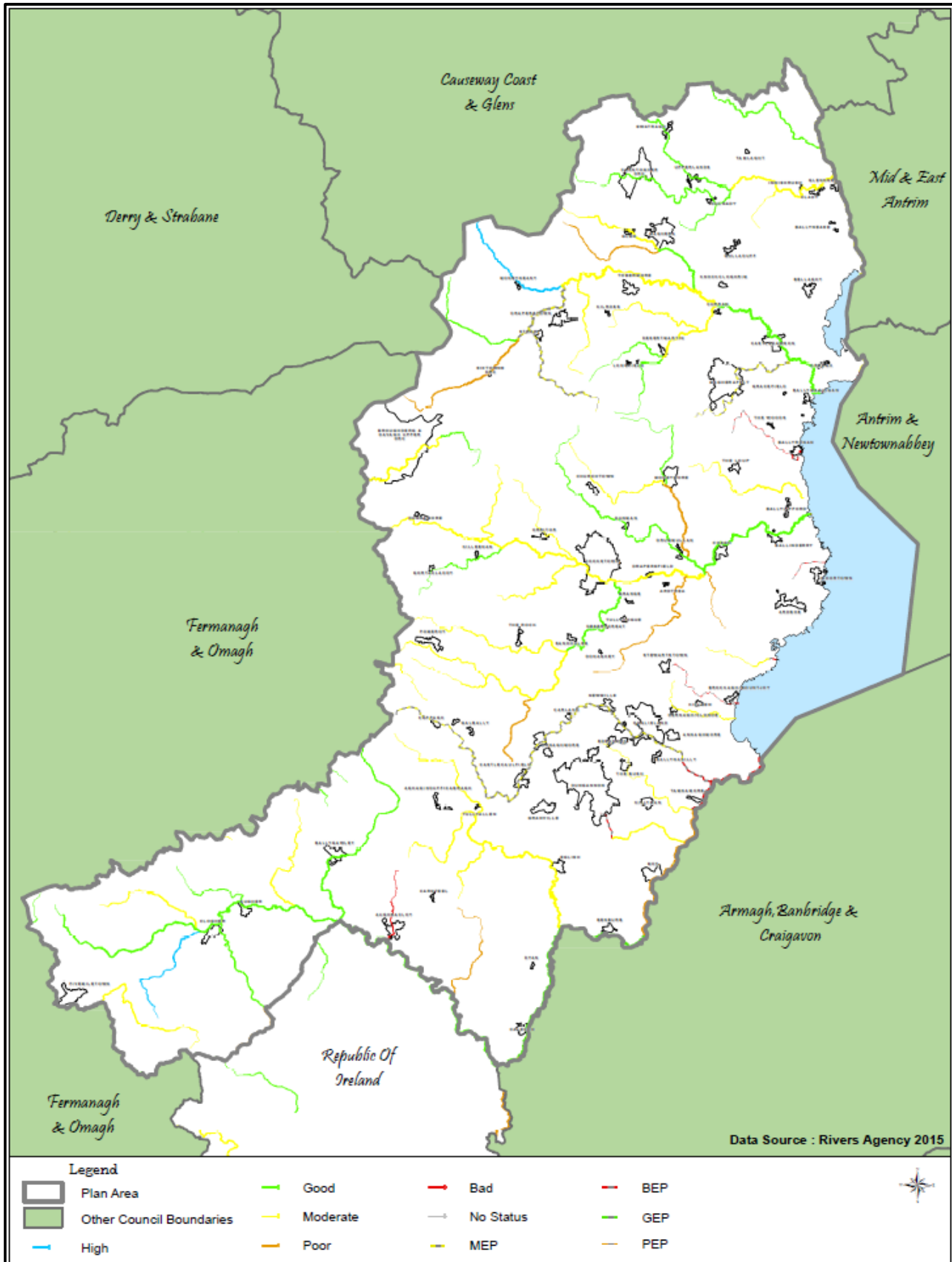
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Map 10 Mid Ulster River Quality



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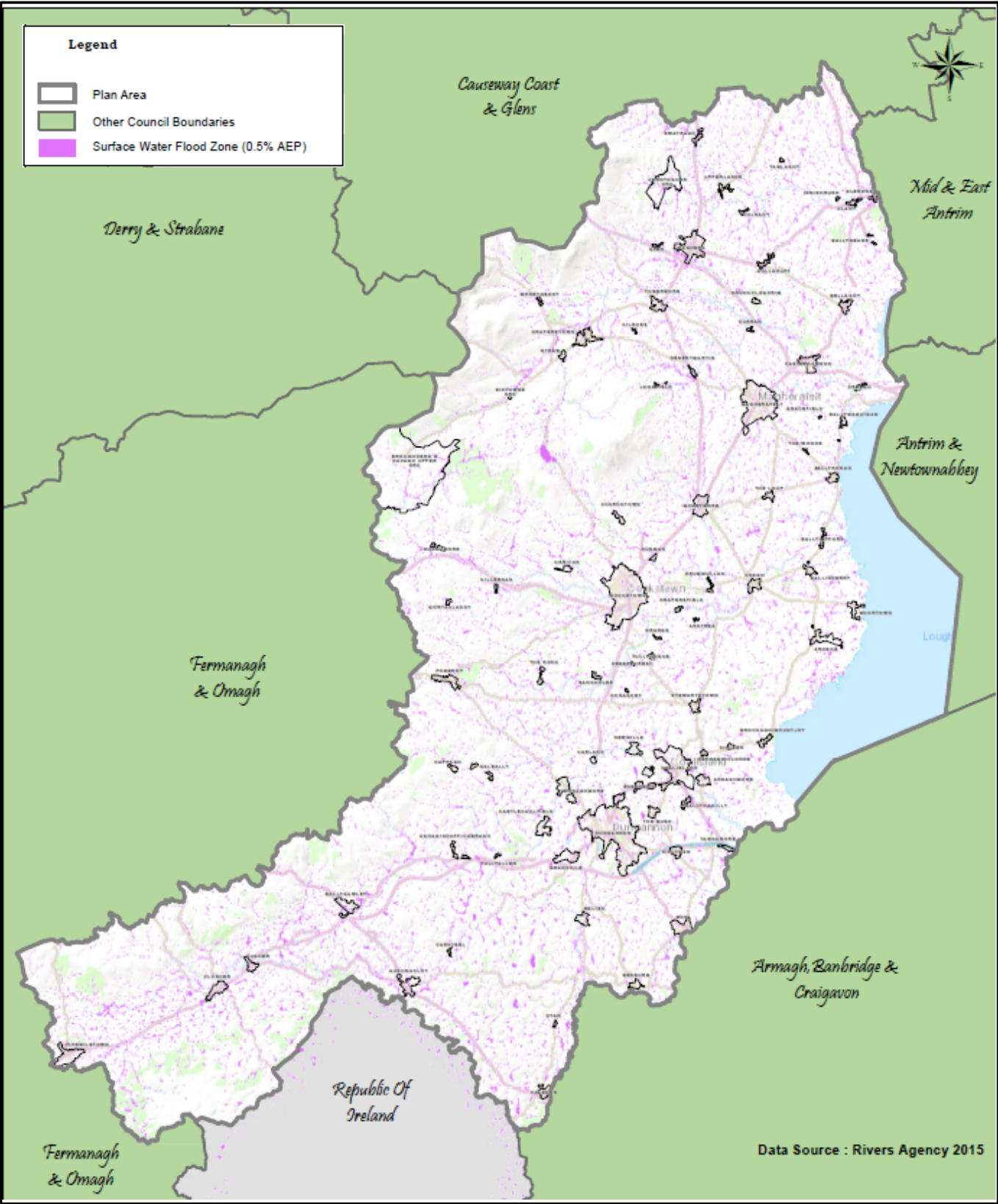
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Map 11 Mid Ulster Surface Water Flooding



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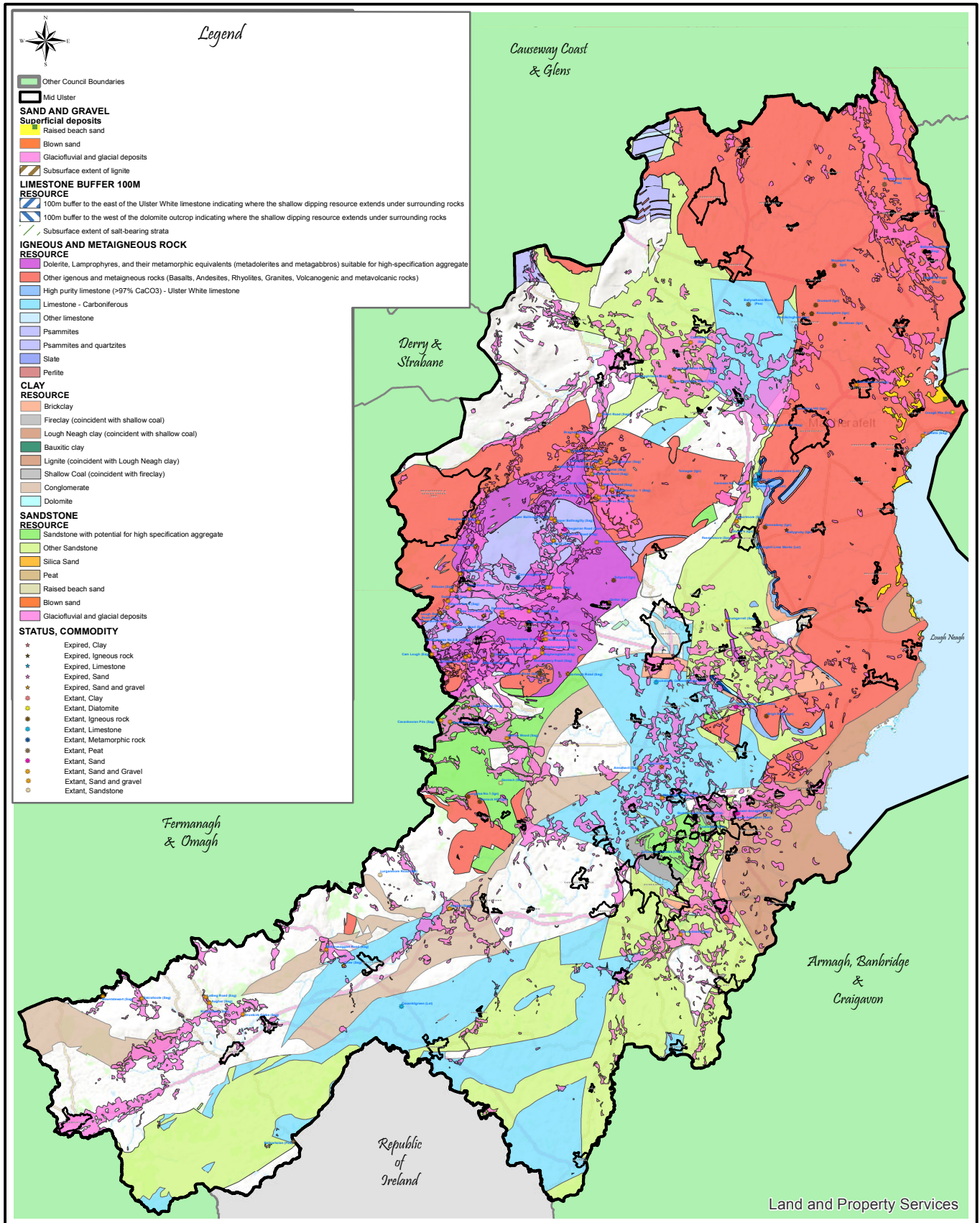
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Map 12 Mid Ulster Minerals Resource



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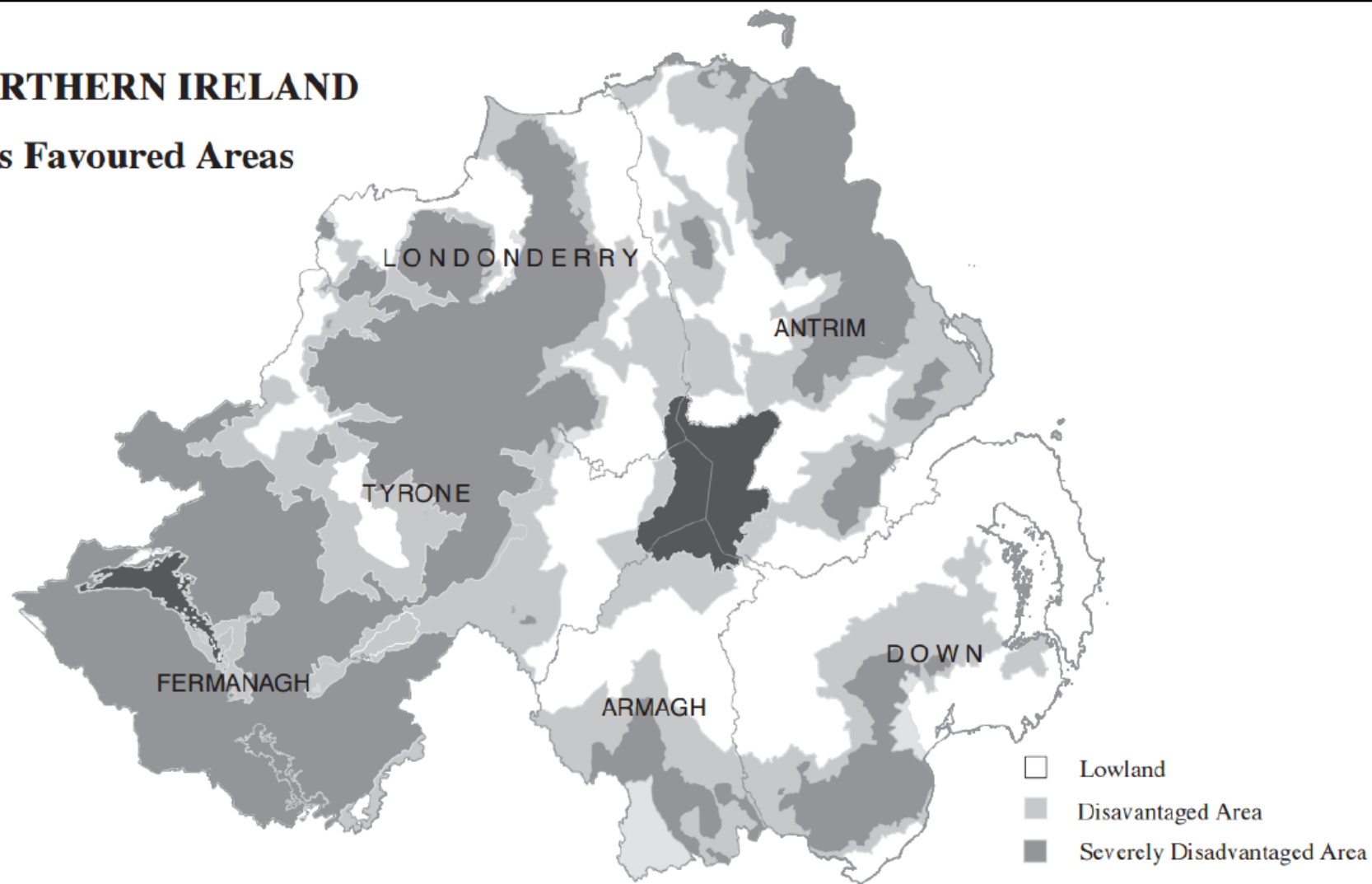
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Map 13 Less Favoured Areas

NORTHERN IRELAND

Less Favoured Areas



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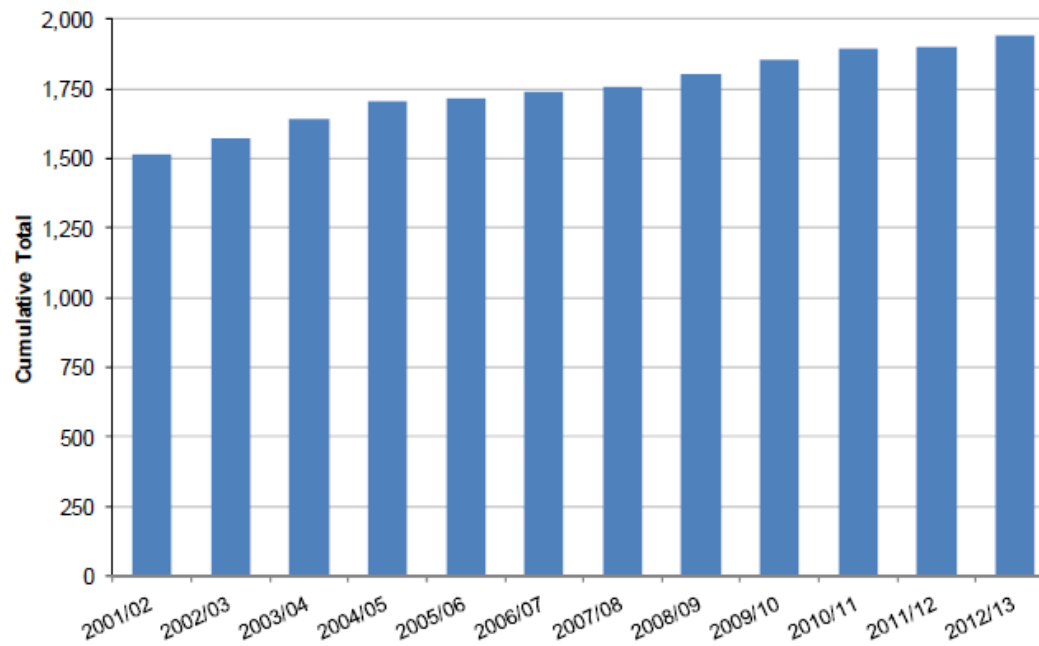
Northern Ireland Environmental Statistics Report 2014 published 06/03/2014.

Table 7.1a Number of scheduled monuments in Northern Ireland, 2001/02 - 2012/13

	2001/02	2002/03	2003/04	2004/05	2005/06	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Number of scheduled monuments	40	60	66	65	14	20	20	46	50	43	4	39
Cumulative Total	1,513	1,573	1,639	1,704	1,718	1,738	1,757	1,803	1,853	1,896	1,900	1,939

Source: NIEA

Chart 7.1a Number of scheduled monuments, 2001/02 - 2012/13



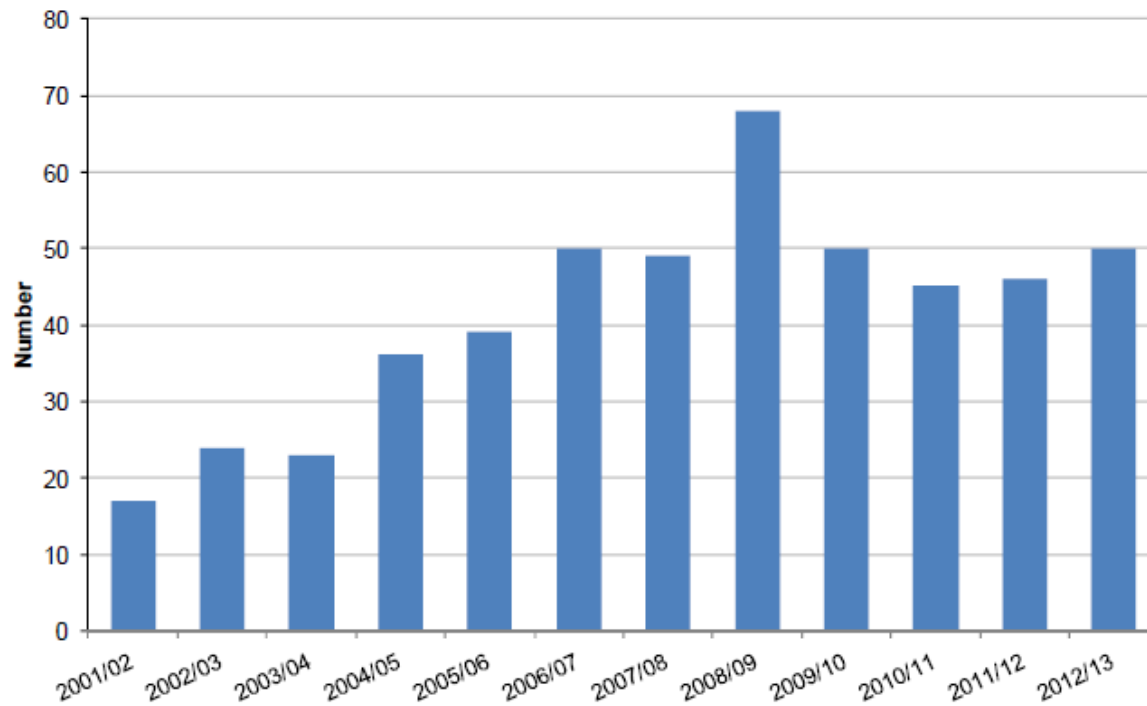
Source: NIEA

Table 7.1b Number of scheduled monument consent applications received in Northern Ireland, 2001/02 - 2013/14

	2001/02	2002/03	2003/04	2004/05	2005/06	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Number of scheduled monument consents	17	24	23	36	39	50	49	68	50	45	46	50

Source: NIEA

Chart 7.1b Number of scheduled monument consent applications received, 2001/02 - 2013/14



Source: NIEA

Table 7.2 Number of listed buildings by grade, 2003/04 - 2012/13

Grade	2003/04	2004/05	2005/06	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
A	207	206	203	203	203	205	204	211	211	206
B+	467	475	499	511	514	532	536	557	568	576
B	2,165	2,053	1,902	1,879	1,870	1,827	1,804	1,698	1,632	1,584
B1	3,468	3,442	3,407	3,420	3,441	3,458	3,477	3,518	3,515	3,495
B2	1,884	2,035	2,174	2,243	2,270	2,339	2,416	2,484	2,571	2,702
Total	8,191	8,211	8,185	8,256	8,298	8,361	8,437	8,468	8,497	8,563

Source: NIEA Note: 2008/09 B1 figure was reported incorrectly last year as 2,458. This has been corrected to 3,458.

Chart 7.2 Number of listed buildings by grade, 2003/04 - 2012/13



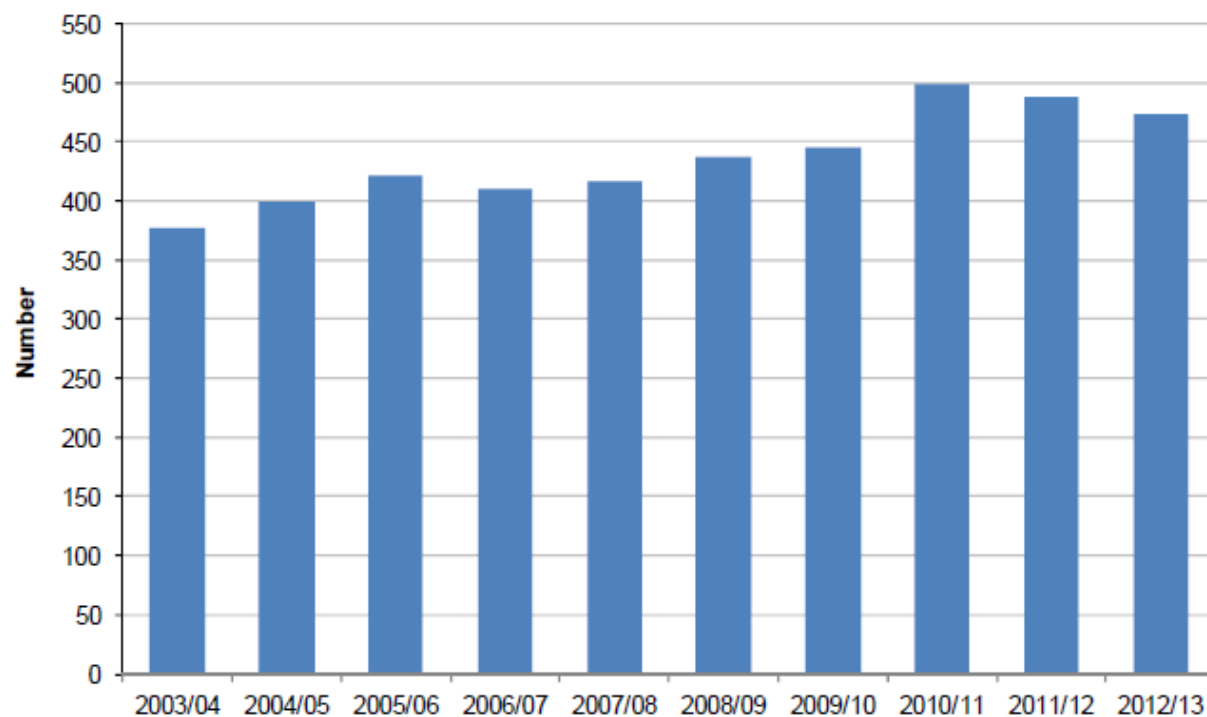
Source: NIEA

Table 7.3 Number of buildings and monuments at risk in Northern Ireland, 2003/04 – 2012/13

	2003/04	2004/05	2005/06	2006/07	2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
Number of buildings at risk	378	399	422	410	417	437	445	499	487	473
Number of buildings removed	-	25	26	36	22	29	17	18	12	15

Source: NIEA

Table 7.3 Number of buildings and monuments at risk, 2003/04 – 2012/13



Source: NIEA

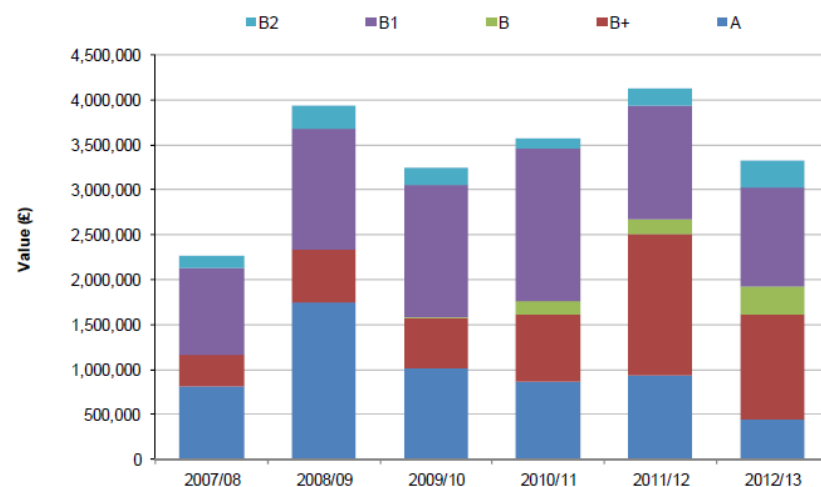
Table 7.4 Value of grant paid and the number of buildings in receipt of grant in each listed building grade, 2007/08 – 2012/13

Grade		2007/08	2008/09	2009/10	2010/11	2011/12	2012/13
A	Value (£)	804,000	1,750,000	1,009,000	869,000	931,000	445,180
	Number	16	10	22	21	17	16
B+	Value (£)	358,000	575,000	560,000	749,000	1,574,000	1,163,826
	Number	14	22	24	22	27	33
B	Value (£)	0	0	12,000	140,000	170,000	314,335
	Number	0	0	3	13	7	11
B1	Value (£)	964,000	1,352,000	1,466,000	1,696,000	1,255,000	1,099,181
	Number	47	42	72	66	73	74

B2	Value (£)	136,000	261,000	196,000	109,000	201,000	307,061
	Number	2	15	18	13	17	25
Total	Value (£)	2,262,000	3,938,000	3,243,000	3,563,000	4,131,000	3,329,583
	Number	79	89	139	135	141	159

Source: NIEA

Table 7.4 Value of grant paid and the number of buildings in receipt of grant in each listed building grade, 2007/08 – 2012/13



Source: NIEA

2013 State of the Environment Report

<p>Built Heritage</p> <p>Indicators and Trends</p>

BH1: Monuments	Number of scheduled historic monuments (2001/02 – 2011/12)	Increasing trend	State Favourable
BH2: Listed Buildings	Number of listed buildings by grade (2003/04 – 2011/12)	Stable	State Neutral
BH3: Built Heritage at Risk	Number of buildings and monuments at risk (2003/04 – 2011/12)	Increasing trend	State Unfavourable
BH4: Listed Buildings Grant Funding	Value of grant paid and the number of buildings in receipt of grant in each listed building grade (2007/08 – 2011/12)	No trend	State not discernible

Appendix 4

SA/SEA Framework

Appendix 4 – SA / SEA Themes, Objectives and Indicators

SA Theme		Objective	Decision Making Criteria	Suggested Indicators
Social	Prosperity and Social Inclusion	To reduce poverty and social exclusion	Will it reduce poverty and social exclusion, in particular in those areas most affected?	<ul style="list-style-type: none"> • Average income • Unemployment figures • Most deprived wards (NI Multiple Deprivation Measure) • Increase in average life expectancy • Health deprivation and disability (NIMDM) • A & E distance/travel times • Proportion of people claiming Disability Living Allowance • Number of doctors surgeries, health facilities • Noise nuisance (Environmental Health Data) • Hospital admission rates as a result of self-harm • Suicide rates • Prescription rates for mood and anxiety disorders • Government statistics for those in F/T, P/T education both academic and vocational
	Health and Wellbeing	To improve the health and wellbeing of the population	Will it improve affordability of essential services?	
			Will it improve access to high quality health care?	
			Will it encourage healthy lifestyles and provide opportunities for sport and recreation?	
			Will it reduce health inequalities?	
			Will it improve physical and mental health?	
			Will it reduce noise levels and concern?	
			Will it increase access to green space?	
	Education and Skills	To improve the education and skills of the population	Will it improve qualifications and skills of the population?	
			Will it improve access to high quality educational facilities?	
			Will it help fill key skill gaps?	

Housing	To provide everybody with the opportunity to live in a decent home	Will it increase access to affordable housing?	<ul style="list-style-type: none"> • Housing Growth Indicators • Recognised village by village Social Housing needs (NIHE) • Number of housing completions by dwelling type, size and density • Homelessness figures
		Will it encourage a range of dwelling type, size and tenure?	
		Will it reduce homelessness?	
Crime Prevention and & Community Safety	To reduce crime and anti-social activity	Will it reduce actual levels of crime?	
		Will it reduce the fear of crime?	
Community Identity	To encourage a sense of community; identity and welfare	Will it encourage engagement in community activities?	
		Will it foster satisfaction and a sense of pride in the local area?	
		Will it increase the ability of people to influence decisions?	
		Will it improve ethnic relations?	
		Will it improve understanding between different communities of their respective needs and concerns?	
			<ul style="list-style-type: none"> • National and local crime statistics (NISRA) • Crime rate figures (NISRA)
			<ul style="list-style-type: none"> • The provision of new shared community facilities such as reuse of old underused green spaces such as churchyards etc, enhancing the historic asset in line with conservation principles and requirements, and simultaneously promoting a sense of place

Environmental	Accessibility	To improve accessibility to key services especially for those most in need	Will it encourage people to respect and value their contribution to society?	<ul style="list-style-type: none"> The provision of new health, education facilities The provision of new public transport routes
			Will it improve the level of investment in key community services?	
			Will it make access more affordable?	
			Will it make access easier for those without access to a car?	
	Traffic	To reduce the effect of traffic on the environment	Will it reduce traffic volumes and congestion?	<ul style="list-style-type: none"> Average distance / time travelled to work or school Percentage of population travelling to Work or school by means of public Transport (or non-mechanical) Traffic volume figures Traffic congestion figures National water quality figures (NIEA) NI Water - water quality figures Water consumption figures (NI Water Data) Air quality data
			Will it increase the proportion of journeys using modes other than the car?	
			Will it encourage walking and cycling?	
	Water Quality & Resources	To improve water quality; conserve water resources and provide for sustainable sources of water supply	Will it improve the quality of surface and ground water?	
			Will it improve drinking water quality?	
			Will it reduce water consumption and improve water efficiency?	
	Air Quality	To improve air quality	Will it improve air quality?	
			Will it help achieve the objectives of the Air Quality Management Plan?	

		Will it reduce emissions of key pollutants?	<ul style="list-style-type: none"> • Number of SAC and SPA sites • Area of new open space • Number of areas designated for their Nature conservation interest • Condition of designated sites
Biodiversity	To conserve and enhance biodiversity	Will it protect, conserve and enhance priority habitats and habitats of district of local importance and create habitats in areas of deficiency?	
		Will it protect, conserve and enhance species diversity; and in particular avoid harm to protected and priority species?	
		Will it protect, conserve and enhance sites designated for their nature conservation interest at the regional or national level?	
		Will it improve access to and promote the educational value of sites of biodiversity value?	
		Will it protect, conserve and enhance woodland cover and trees and promote their management?	
Landscape & Townscape	To protect and enhance the character and quality of landscapes and townscapes	Will it improve the landscape character of the districts unique countryside and improve the visual amenity of open spaces?	<ul style="list-style-type: none"> • Areas of landscape quality • Protection and enhancement of green spaces within towns and villages • Number of Conservation Areas, Areas of Townscape Character
		Will it enhance the quality of priority areas for townscape and public realm enhancements?	
		Will it protect and enhance local distinctiveness and sense of place?	
		Will it minimise visual intrusion and protect views?	
		Will it decrease litter in urban areas and open spaces?	

		Will it protect historic character and historic assets in towns and villages	<ul style="list-style-type: none"> • Number of conservation areas scheduled monuments and listed buildings (and those at risk) • Number of unauthorised developments occurring resulting in the full or partial loss of listed building • Number of new tourist facilities generated by historical and cultural assets • Number of ASAIs, AAPs, and Historic Parks and Gardens • Access to heritage assets • Percentage of energy from renewable sources • Energy consumed by type • Percentage of energy from renewable sources – by type • Carbon dioxide emissions • CfC emissions • Travel times of population – NISRA • Percentage of land at 'significant' risk of Flooding
Historic Environment & Cultural Assets	To protect, conserve and, where appropriate, enhance the historic environment and cultural assets	Will it protect and enhance Conservation Areas and other sites, features and areas of historical and cultural value?	
		Will it protect listed buildings and their settings?	
		Will it encourage sustainable tourism growth?	
		Will it help preserve, enhance and record archaeological features and their settings?	
Climate Change	To reduce contributions to climate change and reduce vulnerability to climate change	Will it reduce emissions of greenhouse gases by reducing energy consumption and the need to travel?	
		Will it lead to an increased proportion of energy needs being met from renewable sources?	
		Will it reduce emissions of ozone depleting substances?	
Flooding	To reduce flood risk and the adverse	Will it reduce the risk of damage to property from storm events?	

	consequences of flooding	Will it minimise the risk of flooding from rivers and watercourses to people and property?	
Waste Management	To minimise the production of waste and use of non-renewable materials	Will it help reduce the impact of increased urban temperatures on people and property? Will it lead to reduced consumption of materials and resources? Will it reduce household waste? Will it increase waste recovery and recycling and improve facilities? Will it reduce hazardous waste? Will it reduce waste in the construction industry?	<ul style="list-style-type: none"> • Recycling targets • Council recycling figures
Land and Soil	To conserve and enhance land quality and soil resources	Will it minimise development on greenfield sites? Will it ensure that, where possible, new development occurs on derelict; vacant and underused previously developed land and buildings?	<ul style="list-style-type: none"> • Proportion of development on brownfield sites • Proportion of development within the urban footprint

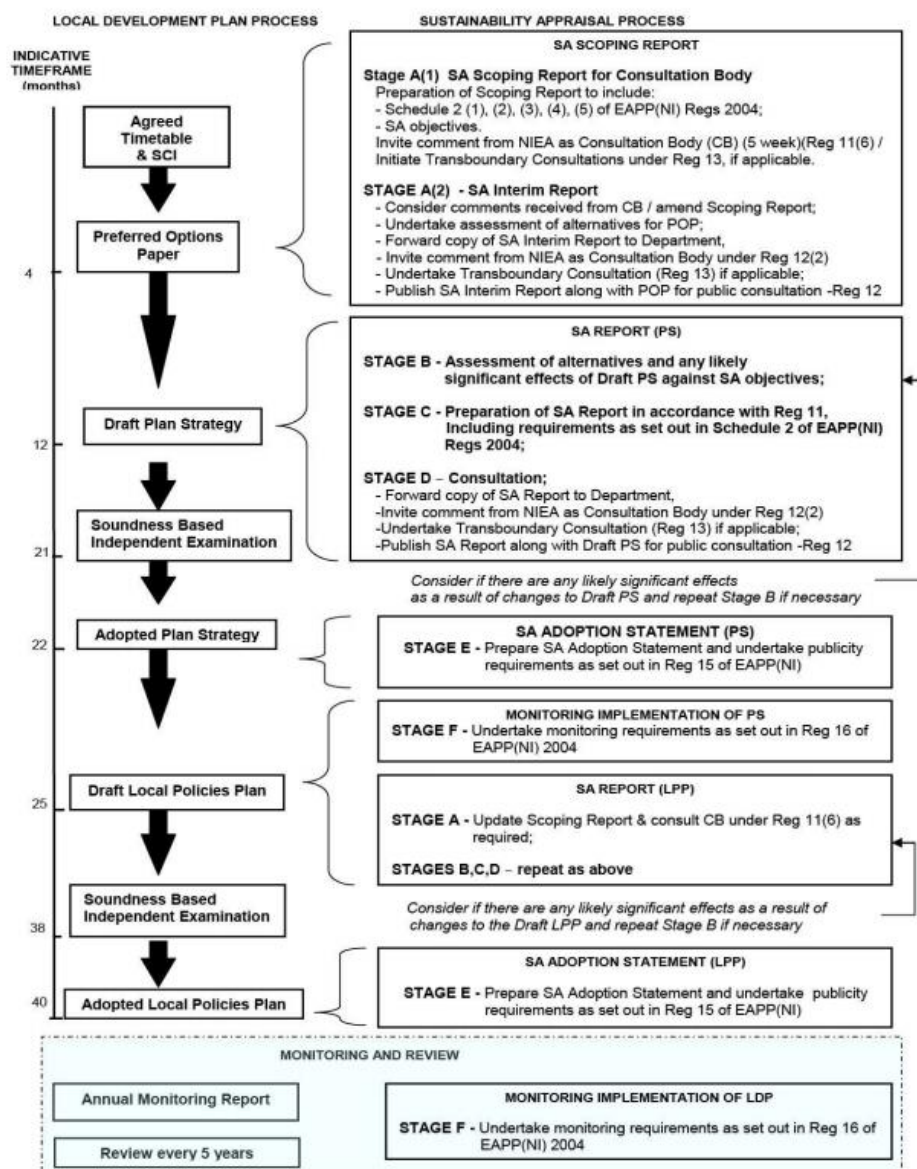
Economic			Will it ensure contaminated land is remediated as appropriate?	<ul style="list-style-type: none"> Proportion of development on brownfield sites Proportion of development within the urban footprint DARD classes of land quality (Agricultural Land Classification NI)
			Will it minimise the loss of soils to development and maintain and enhance soil quality?	
			Will it reduce the risk of subsidence and heave?	
	Economic Growth	To encourage sustainable economic growth	Will it encourage new business start-ups and opportunities for local people?	<ul style="list-style-type: none"> Business start-up figures (DETI, NISRA) Economic activity rates Amount of employment floorspace created through planning permissions Area of employment land lost to housing or other uses
			Will it improve business development and enhance productivity?	
			Will it improve the resilience of business and the local economy?	
			Will it promote growth in key sectors?	
			Will it promote growth in key clusters?	
			Will it enhance the image of the area as a business location?	
	Employment	To offer everybody the opportunity for rewarding and satisfying employment	Will it reduce short and long-term local unemployment?	<ul style="list-style-type: none"> National unemployment figures Amount of employment floorspace Created through planning permissions Employment activity rates Average income figures
			Will it provide job opportunities for those most in need of employment?	
			Will it help to improve earnings?	
	Regeneration	To reduce disparities in economic performance and	Will it promote regeneration, reducing disparity with surrounding areas?	<ul style="list-style-type: none"> Proportion of development on brownfield sites

		promote sustainable regeneration		<ul style="list-style-type: none">• Amount of employment floorspace created through planning permissions• Average distance travelled to work or school• Percentage of population travelling to Work or school by means of public Transport (or non-mechanical)• Percentage of population travelling to Work or school by means of public Transport (or non-mechanical)• Bus station usage figures• Proportion of households with hourly or better daytime bus service to district or City Centre
Investment	To encourage and accommodate both indigenous and inward investment	Will it encourage indigenous business?		
		Will it encourage inward investment?		
		Will it make land and property available for business development?		
Efficient Movement	To encourage efficient and sustainable patterns of movement in support of economic growth	Will it reduce commuting?		
		Will it improve accessibility throughout the district by public transport; walking and cycling?		
		Will it improve access between key employment areas and key transport interchanges?		
		Will it encourage rail and water based freight movement?		
Source: Adapted from Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents, ODPM, 2005				

Appendix 5

SA/SEA Key Stages

Figure 1: Key stages in the LDP and SA process.



Appendix 6

Compatibility Matrices

Key to symbols on Compatibility Matrices

Assessment Symbol	Explanation of Symbol
+	Positive Impact
-	Negative Impact
/	Both positive and negative impacts or unclear in absence of further detail
0	Neutral or no impact

SA/SEA Objectives	LDP Objective No.01
	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply.
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce flood risk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Accommodating People and Creating Places

To build the 3 main towns as economic hubs and main service centres for shops, leisure activities, public administrative and community services including health and education.	+	+	+	+	/	+	+	/	+	/	/	/	/	0	/	-	-	+	+	/	+	+	
This LDP objective involves focusing most development in the 3 main towns and this would have generally positive effects on most of the SA/SEA objectives as new residents and employees would be well-connected to existing jobs, services and facilities and public transport. Mixed impacts would be increasing the area of impermeable surfaces and potential loss of biodiversity however this LDP objective allows for greater use of brownfield sites. Possible negative effects would be production of additional waste and degradation of land quality.																							

SA/SEA Objectives	LDP Objective No.03
	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply.
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce flood risk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Accommodating People and Creating Places

[illegible]

SA/SEA Objectives	LDP Objective No.04
Compatibility Summary	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply.
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce floodrisk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth

Accommodating People and Creating Places

To provide for 10,950 new homes by 2030 in a range of housing capable of meeting the needs of families, the elderly and disabled, and single people, at locations accessible to community services, leisure and recreational facilities, for those people with and without a car	+	+	+	+	/	+	+	/	/	/	/	/	/	-	/	/	/	/	-	-	/	+	+	+	+	This LDP will likely have a mix of positive and negative effects. The positive is that providing accessible housing in Mid Ulster should ensure the wellbeing of its community by meeting an identified need and creating local employment. Potential for negative environmental impacts on neighbouring areas, sites of designated for nature conservation/sites of cultural interest as well as from production of waste and loss of greenfield, but also opportunity to offset with judicious mitigation and/or enhancement measures.
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SA/SEA Objectives LDP Objective No.05	
	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce floodrisk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Accommodating People and Creating Places

To recognise the needs of both growing families and carers of the elderly and disabled by accommodating development which allows people to remain within their own communities and does not lead to significant harm to neighbours or the environment	+	+	0	+	0	+	+	0	0	0	0	0	/	/	0	/	-	/	+	+	0	+	Recognising the needs of families and carers through accommodating development which allows them close to those they care for should help to improve access to services and foster the wellbeing of local communities. It would also improve carers ability to achieve satisfying employment. Potential negative effect on the land resources as a result of accommodating new development.
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SA/SEA Objectives	
LDP Objective No.06	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce floodrisk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Accommodating People and Creating Places

To facilitate the development of new community facilities at locations accessible to the communities they serve, through a variety of modes of transportation in accordance with the community plan	+	+	+	+	0	+	+	/	0	/	/	/	/	/	/	/	/	-	/	+	+	+	+	
This LDP objective is broadly compatible with the SA/SEA objectives and the material assets, cultural heritage and landscape objectives.																								
There is a potentially negative relationship between this LDP objective and the SA/SEA objectives regarding the conservation and enhancement of biodiversity and land quality and soil resources. There may be loss of greenfield sites and resultant loss of biodiversity. Extent of impact will depend on site location and opportunities for mitigation and/or enhancement.																								

SA/SEA Objectives	LDP Objective No.07																						Compatibility Summary	
	1.	To reduce poverty and social exclusion																					This LDP has a broadly positive impact upon the objectives of the SA/SEA particularly in terms of reducing social exclusion, encouraging sense of community and improving overall health and wellbeing of the population. An acceptance of cultural differences, alongside a strong sense of community should also reduce crime and fear of crime.	
	2.	To improve the health and wellbeing of the population																						
	3.	To improve the education and skills of the population																						
	4.	To provide everybody with the opportunity to live in a decent home																						
	5.	To reduce crime and anti-social activity																						
	6.	To encourage a sense of community and promote a more equal and inclusive society																						
	7.	To improve accessibility to key services, especially for those most in need																						
	8.	To reduce the effect of traffic on the environment																						
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply																						
	10.	To improve air quality																						
	11.	To conserve and enhance biodiversity																						
	12.	To maintain and enhance the character and quality of landscapes and townscapes																						
	13.	To conserve and where appropriate enhance the historic environment and cultural assets																						
	14.	To reduce contributions to climate change and reduce vulnerability to climate change																						
	15.	To reduce floodrisk and the adverse consequences of flooding																						
	16.	To minimise the production of waste production and use of non-renewable materials																						
	17.	To conserve and enhance land quality and soil resources																						
	18.	To encourage sustainable economic growth																						
	19.	To offer everybody the opportunity for rewarding and satisfying employment																						
	20.	To reduce disparities in economic performance and promote sustainable regeneration																						
	21.	To encourage and accommodate both indigenous and inward investment																						
	22.	To encourage efficient patterns of movement in support of economic growth																						
To accommodate cultural differences in our communities whilst promoting "shared spaces" to bring people together with equality of opportunity.	+	+	+	+	+	+	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	+		+

SA/SEA Objectives	Accommodating People and Creating Places																			Compatibility Summary		
LDP Objective No.09	1.	To reduce poverty and social exclusion																				
	2.	To improve the health and wellbeing of the population																				
	3.	To improve the education and skills of the population																				
	4.	To provide everybody with the opportunity to live in a decent home																				
	5.	To reduce crime and anti-social activity																				
	6.	To encourage a sense of community and promote a more equal and inclusive society																				
	7.	To improve accessibility to key services, especially for those most in need																				
	8.	To reduce the effect of traffic on the environment																				
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply																				
	10.	To improve air quality																				
	11.	To conserve and enhance biodiversity																				
	12.	To maintain and enhance the character and quality of landscapes and townscapes																				
	13.	To conserve and where appropriate enhance the historic environment and cultural assets																				
	14.	To reduce contributions to climate change and reduce vulnerability to climate change																				
	15.	To reduce floodrisk and the adverse consequences of flooding.																				
	16.	To minimise the production of waste production and use of non-renewable materials																				
	17.	To conserve and enhance land quality and soil resources																				
	18.	To encourage sustainable economic growth																				
	19.	To offer everybody the opportunity for rewarding and satisfying employment																				
	20.	To reduce disparities in economic performance and promote sustainable regeneration																				
	21.	To encourage and accommodate both indigenous and inward investment																				
	22.	To encourage efficient patterns of movement in support of economic growth																				
To promote diversity in the range of jobs recognising the importance of employment in the primary sector (agriculture forestry &mining),secondary sector (industry and manufacturing) and tertiary sector(administration,commerce, retailing, leisure/tourism			+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	+	This LDP has an obvious positive relationship with the economic SA/SEA objectives. Therefore a significant positive impact with the health and well-being of the population is also likely. It is recognised that is accommodating entrepreneurship that there may be a negative effect on the SA/SEA objective to conserve and enhance land quality and soil resources to accommodate a range of new development.

SA/SEA Objectives	LDP Objective No.10
	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscapes
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce floodrisk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Accommodating People and Creating Places

To recognise and accommodate entrepreneurship, innovation for large, medium and small firms by attracting new firms and expanding businesses.	+	+	+	+	+	0	/	/	/	/	/	/	/	/	/	-	+	+	+	+	+
As with LDP objectives No.s 08 and 09 this LDP has a positive relationship with the economic SA/SEA objectives. Therefore a significant positive impact with the health and well-being of the population is also likely. It is recognized that in accommodating entrepreneurship that there may be a negative effect on the SA/SEA objective to conserve and enhance land quality and soil resources to facilitate new and expanding businesses. This can however may be offset by judicious mitigation and environmental enhancement measures.																					

SA/SEA Objectives	Creating jobs and promoting prosperity																			Compatibility Summary		
LDP Objective No.12	1.	To reduce poverty and social exclusion	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	This LDP has a broadly positive relationship with the objectives of the SA/SEA. Some possible areas of conflict regarding the conservation of biodiversity, cultural heritage and protection of the character of our landscapes as a result of improvements to energy infrastructure.
	2.	To improve the health and wellbeing of the population	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	3.	To improve the education and skills of the population	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	4.	To provide everybody with the opportunity to live in a decent home	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	5.	To reduce crime and anti-social activity	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	6.	To encourage a sense of community and promote a more equal and inclusive society	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	7.	To improve accessibility to key services, especially for those most in need	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	8.	To reduce the effect of traffic on the environment	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	10.	To improve air quality	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	11.	To conserve and enhance biodiversity	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	12.	To maintain and enhance the character and quality of landscapes and townscapes	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	13.	To conserve and where appropriate enhance the historic environment and cultural assets	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	14.	To reduce contributions to climate change and reduce vulnerability to climate change	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	15.	To reduce floodrisk and the adverse consequences of flooding	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	16.	To minimise the production of waste production and use of non-renewable materials	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	17.	To conserve and enhance land quality and soil resources	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	18.	To encourage sustainable economic growth	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	19.	To offer everybody the opportunity for rewarding and satisfying employment	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	20.	To reduce disparities in economic performance and promote sustainable regeneration	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	21.	To encourage and accommodate both indigenous and inward investment	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	
	22.	To encourage efficient patterns of movement in support of economic growth	+	+	0	0	0	0	0	+	+	/	/	/	+	+	+	/	+	+	+	

SA/SEA Objectives	Enhancing the environment and improving infrastructure												Compatibility Summary
LDP Objective No.13	1.	To reduce poverty and social exclusion											This LDP seeks to reduce contributions to climate change reduce the risk of flooding thereby allowing for synergies within the biodiversity, economic growth and health and well-being SA/SEA objectives.
	2.	To improve the health and wellbeing of the population											
	3.	To improve the education and skills of the population											
	4.	To provide everybody with the opportunity to live in a decent home											
	5.	To reduce crime and anti-social activity											
	6.	To encourage a sense of community and promote a more equal and inclusive society											
	7.	To improve accessibility to key services, especially for those most in need											
	8.	To reduce the effect of traffic on the environment											
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply											
	10.	To improve air quality											
	11.	To conserve and enhance biodiversity											
	12.	To maintain and enhance the character and quality of landscapes and townscapes											
	13.	To conserve and where appropriate enhance the historic environment and cultural assets											
	14.	To reduce contributions to climate change and reduce vulnerability to climate change											
	15.	To reduce floodrisk and the adverse consequences of flooding											
	16.	To minimise the production of waste production and use of non-renewable materials											
	17.	To conserve and enhance land quality and soil resources											
	18.	To encourage sustainable economic growth											
	19.	To offer everybody the opportunity for rewarding and satisfying employment											
	20.	To reduce disparities in economic performance and promote sustainable regeneration											
	21.	To encourage and accommodate both indigenous and inward investment											
	22.	To encourage efficient patterns of movement in support of economic growth											
To reduce contributions and vulnerability to climate change and reduce floodrisk and the adverse consequences of flooding													
+													
+													
0													
+													
0													
+													
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+													
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SA/SEA Objectives	LDP Objective No.15
	1. To reduce poverty and social exclusion
	2. To improve the health and wellbeing of the population
	3. To improve the education and skills of the population
	4. To provide everybody with the opportunity to live in a decent home
	5. To reduce crime and anti-social activity
	6. To encourage a sense of community and promote a more equal and inclusive society
	7. To improve accessibility to key services, especially for those most in need
	8. To reduce the effect of traffic on the environment
	9. To improve water quality; conserve water resources and provide for sustainable sources of water supply
	10. To improve air quality
	11. To conserve and enhance biodiversity
	12. To maintain and enhance the character and quality of landscapes and townscape
	13. To conserve and where appropriate enhance the historic environment and cultural assets
	14. To reduce contributions to climate change and reduce vulnerability to climate change
	15. To reduce floodrisk and the adverse consequences of flooding
	16. To minimise the production of waste production and use of non-renewable materials
	17. To conserve and enhance land quality and soil resources
	18. To encourage sustainable economic growth
	19. To offer everybody the opportunity for rewarding and satisfying employment
	20. To reduce disparities in economic performance and promote sustainable regeneration
	21. To encourage and accommodate both indigenous and inward investment
	22. To encourage efficient patterns of movement in support of economic growth
Compatibility Summary	

Enhancing the environment and improving infrastructure

[illegible]

SA/SEA Objectives	Enhancing the environment and improving infrastructure																						Compatibility Summary
The improve connectivity between and within settlements and their rural hinterland through accommodating investment in transportation to improve travel Times, alleviate congestion and improve vehicle safety and more sustainable modes of transport	1.	To reduce poverty and social exclusion																					This LDP objective is broadly compatible with the SA/SEA objectives however there is the potential for conflict in physical improvement of transport infrastructure which could result in unavoidable damage to environmental interests. Mixed impacts upon air quality as journey times / efficiency improved, whilst greater numbers encouraged to travel as a result of improved infrastructure
	2.	To improve the health and wellbeing of the population																					
	3.	To improve the education and skills of the population																					
	4.	To provide everybody with the opportunity to live in a decent home																					
	5.	To reduce crime and anti-social activity																					
	6.	To encourage a sense of community and promote a more equal and inclusive society																					
	7.	To improve accessibility to key services, especially for those most in need																					
	8.	To reduce the effect of traffic on the environment																					
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply																					
	10.	To improve air quality																					
	11.	To conserve and enhance biodiversity																					
	12.	To maintain and enhance the character and quality of landscapes and townscapes																					
	13.	To conserve and where appropriate enhance the historic environment and cultural assets																					
	14.	To reduce contributions to climate change and reduce vulnerability to climate change																					
	15.	To reduce flood risk and the adverse consequences of flooding																					
	16.	To minimise the production of waste production and use of non-renewable materials																					
	17.	To conserve and enhance land quality and soil resources																					
	18.	To encourage sustainable economic growth																					
	19.	To offer everybody the opportunity for rewarding and satisfying employment																					
	20.	To reduce disparities in economic performance and promote sustainable regeneration																					
	21.	To encourage and accommodate both indigenous and inward investment																					
	22.	To encourage efficient patterns of movement in support of economic growth																					

SA/SEA Objectives	Enhancing the environment and improving infrastructure																	Compatibility Summary
LDP Objective No.17 The need to improve connectivity through tele-communication which both meets the need of business and private households whilst reducing the need to travel	1.	To reduce poverty and social exclusion	+															
	2.	To improve the health and wellbeing of the population	+															
	3.	To improve the education and skills of the population	+															
	4.	To provide everybody with the opportunity to live in a decent home	+															
	5.	To reduce crime and anti-social activity	+															
	6.	To encourage a sense of community and promote a more equal and inclusive society	+															
	7.	To improve accessibility to key services, especially for those most in need	+															
	8.	To reduce the effect of traffic on the environment	+															
	9.	To improve water quality; conserve water resources and provide for sustainable sources of water supply	+															
	10.	To improve air quality	+															
	11.	To conserve and enhance biodiversity	+															
	12.	To maintain and enhance the character and quality of landscapes and townscapes	/															
	13.	To conserve and where appropriate enhance the historic environment and cultural assets	/															
	14.	To reduce contributions to climate change and reduce vulnerability to climate change	+															
	15.	To reduce floodrisk and the adverse consequences of flooding	0															
	16.	To minimise the production of waste production and use of non-renewable materials	+															
	17.	To conserve and enhance land quality and soil resources	/															
	18.	To encourage sustainable economic growth	+															
	19.	To offer everybody the opportunity for rewarding and satisfying employment	+															
	20.	To reduce disparities in economic performance and promote sustainable regeneration	+															
	21.	To encourage and accommodate both indigenous and inward investment	+															
	22.	To encourage efficient patterns of movement in support of economic growth	+															
ITC, including broadband, is important to the economic prosperity of Mid Ulster, particularly given the isolated character of some of its communities. This LDP objective will have a mostly positive effect on the SA/SEA objectives. It is acknowledged that there may be some minor negative effects on the natural environment in accommodating the necessary infrastructure to improve connectivity.																		

