

**Sustainability Appraisal of  
Core Strategy  
Development Plan Document  
Issues and Options**

**Prepared for  
Hambleton District Council  
by  
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# I. INTRODUCTION TO ISSUES AND OPTIONS

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- I.1. Hambleton District Council (HDC) is currently producing its Local Development Framework (LDF). Together with the Regional Spatial Strategy (RSS), the LDF will form the development plan for Hambleton for the period up to 2021. The LDF will contain the following Development Plan Documents (DPDs):
- Core Strategy and Strategic Policies DPD
  - Allocations DPD
  - Development Policies DPD
  - Proposals Map DPD
- I.2. As part of the consultation process, HDC have produced a series of Topic Papers, which set out what the council has learnt from the earlier consultation on Key Issues Papers and seeks the community's views through a series of questions. The Topic Papers include:
- Topic Paper 1 – Introduction
  - Topic Paper 2 – The Spatial Vision
  - Topic Paper 3 – The Spatial Strategy
  - Topic Paper 4 – Housing
  - Topic Paper 5 – Economy
  - Topic Paper 6 – Community Facilities
  - Topic Paper 7 – Transport and Accessibility
  - Topic Paper 8 – Environment
- I.3. A number of technical studies have provided the evidence base for the Topic Papers, as well as the responses to the Key Issues Paper consultation.
- I.4. Land Use Consultants (LUC) is undertaking a Sustainability Appraisal of the LDF and this report shows the outcome of Stage B of the Sustainability Appraisal process – 'Developing and refining Options'. Sustainability Appraisal (SA) is a statutory requirement for all Local Development Documents under the Planning and Compulsory Purchase Act 2004. Local Development Documents also have to be the subject of a Strategic Environmental Assessment (SEA), where there are likely to be significant environmental effects, under the EC SEA Directive (2001/42/EC).

- I.5. The Sustainability Appraisal guidance<sup>1</sup> explains how to carry out a combined SEA/SA as an integral part of the plan-making process. This sees the purpose of the SEA/SA as being to identify the social, economic and environmental effects of a Local Development Document in order that positive outcomes can be maximised, and negative outcomes mitigated as far as possible. **Table I.1** sets out the main stages of the plan making process and shows how they link to the SEA/SA process.
- I.6. The SEA Directive states:
- The Environmental Report should consider “reasonable alternatives taking into account the objectives and the geographical scope of the plan or programme” and give “an outline of the reasons for selecting the alternatives dealt with (Article 5.1 and Annex I (h))*
- I.7. Developing and Refining Options (Task B1) includes appraising issues and options in terms of sustainability taking into account social, environmental and economic factors.
- I.8. LUC has undertaken as appraisal of each of the options set out in the Topic Papers produced by HDC. As suggested in the guidance, a commentary has been provided on each of the options identified and recommendations presented on how each option could be improved.
- I.9. Options have been identified through the questions posed to those with an interest in the future development of Hambleton (e.g. residents, businesses, voluntary organisations and statutory agencies) on what the LDF should include. In some cases (which will be identified later in this report) no clear options were provided and therefore, these areas have not been appraised. The Options have been appraised against the SEA/SA Headline Objectives (A-T) taking into consideration the detailed criteria.
- I.10. Task B2 involves consulting on the SA of the emerging options and will include public consultation on this report as well as the Topic Papers.

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<sup>1</sup> Sustainability Appraisal of Regional Spatial Strategies and Local Development Frameworks – Consultation Paper (ODPM, September 2004)

**Table I.1 Corresponding stages in plan-making and SEA/SA (from SA Guidance, ODPM 2004)**

Generic stages of plan-making	Stages and tasks	Purpose
<b>Information gathering</b>	<b>Stage A: Setting the context and objectives, establishing the baseline and deciding on the scope</b>	
	<b>A1: Identifying other relevant plans, programmes, and sustainability objectives</b>	To document how the plan is affected by outside factors and suggest ideas for how any constraints can be addressed.
	<b>A2: Collecting baseline information</b>	To provide an evidence base for sustainability issues, effects prediction and monitoring.
	<b>A3: Identifying sustainability issues</b>	To help focus the SA and streamline the subsequent stages, including baseline information analysis, setting of the SA Framework, prediction of effects and monitoring
	<b>A4: Developing the SA Framework</b>	To provide a means by which the sustainability of the plan can be appraised
	<b>A5: Testing the plan objectives against the SA Framework</b>	To ensure that the overall objectives of the plan are in accordance with sustainability principles and provide a suitable framework for developing options
	<b>A6: Consulting on the scope of the SA</b>	To consult with statutory bodies with social, environmental, or economic responsibilities to ensure the appraisal covers the key sustainability issues
	<b>Stage B: Developing and refining options</b>	
	<b>B1: Appraising issues and options</b>	To assist in the development and refinement of the options, by identifying potential sustainability effects of options for achieving the plan objectives
	<b>B2: Consulting on the SA of emerging options</b>	To consult with the public and statutory bodies on the SA of emerging options to ensure the SA covers all the reasonable options and key sustainability issues.
<b>Identify Preferred Options</b>	<b>Stage C: Appraising the effects of the plan</b>	
	<b>C1: Predicting the effects of the plan, including plan options</b>	To predict the significant effects of the plan and its plan options
	<b>C2: Assessing the effects of the plan</b>	To assess the significance of the predicted effects of the plan and plan options and assist in the refinement of the plan
<b>Consult public on emerging options</b>	<b>C3: Mitigating adverse effects and maximising beneficial effects</b>	To ensure all potential mitigation measures and measures for maximising beneficial effects are considered and as a result residual effects identified
	<b>C4: Developing proposals for monitoring</b>	To detail the means by which the sustainability performance of the plan can be assessed
<b>Prepare the plan/strategy for formal consultation stage</b>	<b>C3: Mitigating adverse effects and maximising beneficial effects</b>	To ensure all potential mitigation measures and measures for maximising beneficial effects are considered and as a result residual effects identified
	<b>C4: Developing proposals for monitoring</b>	To detail the means by which the sustainability performance of the plan can be assessed

Generic stages of plan-making	Stages and tasks	Purpose
	<b>C5: Preparing the SA Report</b>	To provide a detailed account of the SA process, including the findings of the appraisal and how it influenced the development of the plan, in a format suitable for public consultation and decision-makers
<b>Full public consultation/ participation on plan/strategy</b>  <b>Examination</b>  <b>Finalise and adopt plan/strategy</b>  <b>Publish adopted plan/strategy</b>	<b>Stage D: Consulting on the plan and SA Report</b>	
	<b>D1: Consulting on the SA Report alongside the plan</b>	To provide the public and statutory bodies with an effective opportunity to express their opinions on the SA Report and to use it as a reference point in commenting on the plan
	<b>D2: Appraising significant changes</b>	To ensure that any significant changes to the plan are assessed for their sustainability implications and influence the revision of the plan
<b>D3: Decision making and providing information</b>	To provide information on how the SA Report and consultees' opinions were taken into account in preparing the plan	
<b>Monitor plan/strategy implementation</b>	<b>Stage E: Monitoring implementation of the plan</b>	
	<b>E1: Monitoring the significant effects of the plan</b>	To measure the sustainability performance of the plan in order to determine whether its effects are as anticipated, and thereby inform future revisions
	<b>E2: Responding to adverse effects</b>	Ensure that the adverse effects can be identified and appropriate responses developed

## 2. CONCLUSIONS FROM OPTIONS APPRAISAL

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- 2.1. The main options set out in the Topic Papers are based around the location of new development within the District and what criteria should be used to make decisions on the suitability of those locations whilst meeting the needs of the community. The Draft Spatial Vision is:

*“To build sustainable, safe, healthy and prosperous communities in Hambleton by supporting the development of vibrant and prosperous market towns in ways that take account of the needs of all sections of the community, reduce the impact of society on the environment and improve the quality of design of the built environment whilst protecting and enhancing the environmental assets of the District.”*

- 2.2. The main options include development focused in around the market towns, Sustainable Service Villages or dispersed to smaller more rural villages. Criteria for choice of development location has been based around access to services, transport, housing, jobs and education/recreation facilities.
- 2.3. For some issues, alternative options were not given (e.g. How can the Local Development Framework encourage the development of renewable energy sources e.g. wind turbines and solar power?) or were unclear (e.g. should a number of health facilities be concentrated in accessible locations or not – what is meant by accessible and what type facilities major (i.e. hospital) or local (i.e. doctors)?).
- 2.4. Matrices have been completed for each option identified and are set out in **Appendix I**. Options have been grouped under the issue sub-heading where provided and a summary of the commentary is given at the bottom of each matrices. Where no genuine options exist, the appraisal matrix has not been completed.

### CONCLUSIONS AND RECOMMENDATIONS

- 2.5. A summary of the conclusions and recommendations of each Topic Paper is set out below. Topic Paper 1 was not appraised, as it was solely an introduction to the other Topic Papers.

#### Topic Paper 2 - The Spatial Vision

Question 4 (a) asks the respondent whether the Spatial Vision should refer to planning for different sections of the community such as young people or the elderly.
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- 2.6. The Draft Spatial Vision currently includes the phrase *‘supporting the development of vibrant and prosperous market towns in ways that take into account the needs of all sections of the community’*.
- 2.7. Hambleton’s young and elderly residents would both benefit from having their specific aspirations within the Spatial Vision. Both groups of the community share some aspirations in terms of affordable housing, access to services and facilities as well as public transport.

- 2.8. The younger residents would benefit from inclusion of aspirations in relation to education, jobs and leisure/recreation facilities.
- 2.9. The elderly would benefit from provision of a higher standard of healthcare.
- 2.10. The current Draft Vision concentrates its aims on market towns, which may not meet the aspirations of the young and elderly outside of the market towns.

### **Topic Paper 3 - The Spatial Strategy**

Question 1 states that the possible Spatial Strategy is based on the current levels of services and facilities and public transport in order to create the most sustainable communities. The respondent is asked whether this approach is the best option. Examples of other criteria, which could be used are given as maximising re-use of brownfield sites, balancing levels of new housing with new employment and avoiding flood risks etc.

- 2.11. Creating communities based on locations with access to services and facilities would help to minimise the need to travel, otherwise people would have to travel to gain access to the services and facilities located elsewhere.
- 2.12. Focusing development purely on locations with access to services and facilities could have an impact on the District's Special Landscape Areas and biodiversity as well as being unlikely to meet the needs of rural areas, which do not have good access to public transport.
- 2.13. Focusing development on locations without public transport, would either mean people are unable to gain access to services or would have to rely on private cars. This may not be a viable option for those unable to afford a car or are unable to drive due to their age or disabilities etc. On the other hand it may help the retention of services in such locations.
- 2.14. An increase in car use would lead to issues such as congestion, which would increase car emissions and reduce air quality and disturb tranquillity.
- 2.15. Specific needs of the elderly and young are also likely to be overlooked, as development will not necessarily benefit areas in need of improved healthcare, education and recreational facilities.
- 2.16. Maximising re-use of brownfield sites would help to avoid greenfield development and if in existing towns would provide concentrated development that could support existing services and facilities and public transport, cycling and walking. Similarly, balancing new housing and new employment would also reduce the need to travel by car. In theory, all of these could be achieved in association with a strategy that is based on current levels of services and facilities and public transport rather than being alternatives.
- 2.17. Flooding is a key factor that should be considered when deciding where development should be located.

Question 4 (a) is linked with Question 3 (a) and asks whether development should be based on Sustainable Service Villages. Question 4 (c) asks whether the villages should be grouped in considering their scope for development in terms of sustainable communities.

- 2.18. Focusing development within Sustainable Service Villages (SSV) would have a number of benefits as they have relatively good access to services and facilities as well as public transport. Some of the SSVs such as West Tanfield and Linton-on-Ouse are located away from market towns and in more rural locations, which will help to meet rural needs.
- 2.19. Grouping villages for development in terms of sustainable communities could also have a number of benefits. However, development in these areas should ensure that villages do not start to merge and impact on the local distinctiveness of Hambleton.

## **Topic Paper 4 - Housing**

### ***Housing Requirement and Affordable Housing***

Question 1 asks the respondent how many dwellings should be provided in Hambleton per year. A number of options are provided ranging from less than 200 to more than more 400. The Regional Spatial Strategy calculates a need for between 200-250 dwellings. Therefore, it was not considered necessary to appraise all 6 housing options. Three options have therefore been assessed: less than 200 (option 1); 200-250 (option 2) and more than 250 (option 3). The Housing Needs Study concludes that a vast majority of households are adequately housed and the main issue regarding housing in the District is affordability

Question 2 (a) asks the respondent whether only 113 minimum affordable homes should be provided per year for the next 5 years or more than 113.

- 2.20. A greater number of houses developed within Hambleton is more likely to have a negative impact on the environment in terms of landscape, biodiversity, use of primary resources, waste produced and water resources.
- 2.21. The proportion of affordable housing will determine whether the housing needs of the local community are met.
- 2.22. The location is also important as the greatest affordable housing need is within rural areas such as Stokesley Villages. This area also has the lowest amount of new house building (2000 to 2004).
- 2.23. The type of new housing will also determine whether local housing requirements are met, as there is a need for diverse housing including bungalows and flats. Provision of affordable housing will help to meet the local housing need, but could also attract people to relocate in the area.

### ***Housing Distribution***

Question 4 asks the respondent where the new housing should be provided. The options for this question can be based on the options set out on the Key Issues Paper on where new housing should be located: focus on market towns; have majority in market towns with some development in 3-5 larger villages; promote mainly in the market towns with development in 10-15 villages with services or provide even distribution between market towns and a larger number of villages. This appraisal has been carried out in more detail than the Stage 1 appraisal and takes into account the additional information on affordable housing requirements and distribution of recent housing development.

- 2.24. Focusing housing development solely on market towns may not meet the housing needs of the District as a whole. However, the development would have good access to existing services and facilities as well as public transport.

- 2.25. Distributing housing development between market towns and larger villages would help to meet rural housing needs as well as ensure access to local services and facilities, which would help to reduce the need to travel.
- 2.26. Developing houses primarily in villages with no access to employment, jobs and services or public transport would increase car use and the associated environmental impacts.

## **Topic Paper 5 - Economy**

### ***The Amount of Employment Land***

Question 1 (a) considers the options set out in the Economic Development Study including High growth, Medium growth and Low growth and asks whether Medium growth is the most appropriate as concluded within the Study.

- 2.27. Both high and medium growth scenarios would be beneficial for Hambleton in terms of economy and employment.
- 2.28. The low growth scenario would suggest an economic downturn and this could have a number of implications such as businesses moving out of Hambleton and potentially encouraging out-commuting.
- 2.29. High economic growth is unlikely to be achieved due to constraining factors such as the District's rurality.
- 2.30. All three scenarios could have environmental and landscape impacts.

### ***The Location of Employment Land and Employment Strategies***

Question 2 asks whether there are alternative options to directing employment development to market towns and close to sustainable transport links as suggested by stakeholders following consultation of the Key Issues Report.

The Topic Paper sets out four possible options for an Employment Strategy in addition to the options set out in the Key Issues Report ranging from concentration of development in market towns to a more dispersed pattern.

- 2.31. Directing employment towards market towns is less likely to have environmental impacts and more people will gain access to employment within those areas. However, it will not help to regenerate deprived areas outside the market towns.
- 2.32. Locating development close to transport links will have environmental benefits and will improve access to jobs. However, it is unlikely that these locations will be in rural areas as public transport networks are poor and therefore, some rural areas in need of regeneration may be overlooked.

### ***Location of Employment and Tourism Development in the Countryside***

Question 3 (a) asks the respondent whether employment development should be encouraged in the countryside i.e. in and around villages. Question 4 considers the options for reducing the need to travel within the countryside and asks whether scattered small-scale tourist and employment development should be more widely encouraged or whether it should be restricted to areas where there is suitable public transport.

- 2.33. Locating employment/tourism development within the countryside would help to regenerate rural areas and encourage agricultural diversification. However, it would have more of an impact on biodiversity and landscape than development in market towns.
- 2.34. Poor public transport networks could be unviable for some businesses and could lead to congestion, environmental and road safety issues if the employment/tourism attracts high numbers of visitors.

### **Market Towns Regeneration**

Question 8 (a) asks the respondent whether existing employment and vacant and underused sites close to town centres should provide only for employment purposes or whether they should be allowed for other uses such as housing. Question 8 (b) considers the option of car park redevelopment, which has been appraised separately in the Transport Topic Paper.

- 2.35. The re-development of vacant or underused sites within town centres would be beneficial as they are close to existing services and facilities.
- 2.36. Town centres may have greater needs in terms of housing or education etc that maybe more suitable for the sites. Re-development of sites may also lead to a loss of open space or urban habitats.
- 2.37. A site-by-site assessment would help to determine the most suitable allocation.

### **Rural Regeneration Strategies**

Questions 9 (c) and (d) suggest options for rural regeneration including permitting/creating new industrial units in redundant agricultural building (c) and development of live/work units in the countryside (d).

- 2.38. Creating industrial units through the re-use of redundant agricultural buildings would have a minimal impact on landscape and biodiversity as well as potentially reducing the need for primary resources and the production of demolition waste.
- 2.39. Re-using the sites may help to regenerate areas and provide opportunities for employment and housing etc.
- 2.40. Rural/minor roads may not be appropriate for business access in order for them to be viable.
- 2.41. Modern businesses using information communication technology (ICT) may be more suitable depending on the broadband provision.

## **Topic Paper 6 - Community Facilities**

### **Health**

Question 2 gives an option of whether a number of health facilities should be concentrated in accessible locations or not.

- 2.42. Concentrating health facilities in accessible locations would generally be of benefit to a greater number of residents and may have benefits in terms of management of health/medical supplies and waste.
- 2.43. Locations without public transport support would have to be accessed by some residents by private car, which would result in negative environmental impacts.
- 2.44. However, the provision of health facilities in concentrated locations may have a negative impact on existing locally dispersed facilities.

### **Education**

Question 4 gives the respondent the option of whether housing development should be promoted in areas with schools vulnerable to closure or not. Question 5 also gives the respondent options of whether education facilities should be co-located with other facilities such as leisure (a) or on separate sites (b).

- 2.45. Promoting new housing in areas with schools vulnerable to closure would have a number of benefits, particularly if the schools are located in rural areas in need of affordable housing.
- 2.46. New housing development needs to be supported by services and facilities as well as ensuring that it is not impacting on the environment or increasing flood risk.
- 2.47. Co-locating facilities could have positive impacts as the use of facilities could be shared (e.g. schools and leisure centres) and travel between the facilities could be reduced. However, the facilities should be supported by public transport as well as safe walking and cycling routes. This will help to reduce car use and problems of congestion.

### **Social, Leisure and Cultural Facilities**

Question 6 asks the respondent whether the LDF should support the needs of young people as a priority in the allocation of facilities such as skate parks and youth clubs against other competing demands. Question 8 gives the options of whether the LDF should enable the provision of new large scale residential care facilities in the District (a) or whether it should have smaller dispersed provision (b). Question 7 and Question 9 ask for suggestions of what the major planning issues are in providing for young people (Q7) and older people (Q9), which could be covered by the LDF.

- 2.48. Provision of residential care will specifically meet the needs of the elderly residents of Hambleton.
- 2.49. Large scale residential care is most likely to have an localised impact on the landscape and settlement character, but would be more efficient and viable.
- 2.50. Smaller scale residential care would have less of an impact and may help to meet local needs, as people are more likely more likely to be able to stay within their community.
- 2.51. Priority allocation of sites to meet the needs of the young residents of Hambleton would only be suitable in locations where there is less pressure for affordable housing or employment etc.

## ***Shops and Pubs***

Question 10 asks the respondent whether the LDF should aim to support vulnerable village shops, post offices and public houses (a) or whether the facilities, if no longer viable, would have more favourable alternative uses (b).

- 2.52. The change of use of some facilities that are no longer viable could have a number of negative impacts such as loss of services, reduction of townscape quality and increasing the need to travel.
- 2.53. The change of use may help to provide alternative uses that meet other local needs such as employment or affordable housing.
- 2.54. An assessment should be made on a site-by-site basis in order to understand the consequences of the change of use for the most sustainable decision to be made.

## **Topic Paper 7 - Transport**

### ***Location and Design of New Developments and Public and Community Transport, Walking and Cycling***

Question 1 asks whether future development should be directed to locations accessible by public transport in order to reduce the need to travel by car. Question 2 provides options for locations where future development should be concentrated either between the market towns and a range of villages or a more dispersed pattern of development.

Question 4 asks the respondent to choose whether the LDF should encourage public transport, walking and cycling as alternatives to car travel where practical. Question 5 supports this by providing a list of potential measures that could be implemented to encourage public transport, cycling and walking.

- 2.55. Reducing the need to travel by car would have a number of benefits including a reduction in congestion and improve air quality, which would help to maintain and enhance Hambleton's landscape and biodiversity.
- 2.56. The need to travel by car could be reduced by encouraging new development in areas accessible by public transport as well as encouraging cycling and walking. Cycling and walking can also work towards improving the health of people living in the District.
- 2.57. If new development were concentrated within market towns, this would help to reduce dispersed development and encourage a more efficient use of land and premises and more potential for commercially feasible transport.
- 2.58. Public transport is not always a viable alternative between market towns and villages meaning that people in more rural areas would continue to experience problems of isolation and poor access to services.
- 2.59. If new development was located in a range of villages as well as market towns, those without cars could still gain access to jobs and key services.

## **Traffic Management**

Question 7 asks the respondent to choose between an option for bypass building or a more holistic approach, as set out in the new transport plan, for the market towns and their rural hinterlands.

- 2.60. Bypass building in the District would have a positive impact on congestion within towns and villages. However, the process of road building may have a negative impact on the high quality landscape of the district and important habitats and species.
- 2.61. Bypasses can also impact on the local economy of the towns and villages they are built to help as businesses can suffer from loss of custom. This could affect the accessibility of local services for people.
- 2.62. Improving road networks could also encourage out-commuting, which is an issue identified by the Council.
- 2.63. A holistic approach set within the new transport plan aims to ensure that the environment and the economy are protected from negative impacts.

## **Parking**

Questions 8 and 9 provide options on whether the demand for car parking in market towns should be met by new car parks and other options such as multi-story car parks or that the supply of car parks should be reduced and other modes of transport should be encouraged, thus freeing some car parking areas for redevelopment.

- 2.64. The provision of more car parks, including the potential use of multi-storey car parks to meet the demand in market towns would have a detrimental affect on the character and attractiveness of the market towns.
- 2.65. The reduction of car parks and the re-use of sites would help to reduce the use of greenfield land, which would not only benefit the environment, but would also provide brownfield sites within market towns that could be used for housing, mixed-use or employment, providing a number of benefits, such as developing the market town economy.
- 2.66. Reducing the number of car parks may also put visitors and other users off from visiting the town centre, which would have a negative impact on the economy, if suitable alternatives to the car aren't available.
- 2.67. Encouraging other uses of transport will help to reduce congestion and improve air quality.

## **Topic Paper 8 - Environment**

### **Conservation and Design and Public Art**

Question 3 asks whether high quality design should be promoted everywhere and in all developments.

Question 4 asks whether the LDF should encourage public art within the design of new development or not.

- 2.68. The District as a whole would benefit from a wide distribution of high quality design, not just within market towns.
- 2.69. There are areas of historic importance within villages and market towns and enhancing the townscape could help to encourage business and boost the economy.
- 2.70. Public art can also be encouraged to enhance the local distinctiveness and cultural heritage of the District.
- 2.71. These forms of enhancement could be targeted to particularly benefit areas of deprivation within the District.

### ***Secured by Design***

Question 7b asks whether Secured by Design should be applied to all kinds of development including housing estates, town centres and industrial areas.

- 2.72. Designing out crime in new development would help to enhance the urban areas, and should help to reduce anti-social behaviour and the risk of vandalism. This may make Hambleton more attractive to both businesses and tourists.
- 2.73. However, design should be sensitive in order to protect landscape and townscape quality.

### ***Flooding***

When allocating new sites for development in Hambleton, priority should be given to areas which have the lowest risk of flooding. Question 12 presents two possible options for achieving this, either allowing developments in settlements with flooding issues, but only on sites where a flood risk has shown development will not cause flooding problems or limit allocations to settlements which are free from flooding problems.

- 2.74. Allowing development in settlements with no flooding problems or on sites in settlements with flooding issues, but which will not cause flooding problems are both potentially viable options.
- 2.75. Settlements that have been subject to flooding issues may nonetheless need the boost from new development, particularly if they have a specific requirement such as need for employment.
- 2.76. Locations such as Northalleton, Stokesley and Thirsk have a recent history of flooding, but also contain relatively high unemployment. Therefore, directing potential employment development away from these locations may not help meet the local need.

## **ISSUES NOT APPRAISED**

### **The Spatial Vision**

- 2.77. Question 1 provided options on whether the Draft Spatial Vision should be kept or changed to be more detailed or locally specific. However, the options were not suitable for appraisal. Questions 2, 3, 4 and 5 do not provide options for appraisal.

### **The Spatial Strategy**

- 2.78. Question 2 was not appraised, as the options were based on those appraised in terms of housing (Topic Paper 4, Q4) and economy (Topic Paper5, Q2&3). Therefore, the appraisal outcomes would have been similar and it was felt that to have appraised these would have led to duplication.
- 2.79. Question 3 set out options in relation to development within Sustainable Service Villages. However, the appraisal of the options was provided under Question 4 and therefore, this question was not appraised.
- 2.80. Questions 5 and 6 did not provide options for appraisal.

### **Housing**

- 2.81. Question 3 did not provide options on how new housing should cater for local needs in terms of housing size, type and tenure.

### **Employment**

- 2.82. Question 7 relates to the distribution of employment and has been incorporated in the appraisal of Question 1 in relation to the amount of employment land.

### **Environment**

- 2.83. Questions 5 and 6 had options provided on the local energy targets set out in the RSS. However, none were provided for the LDF and therefore they were not appraised.
- 2.84. The issues relating to the environment and transport were covered in the Transport Topic Paper and therefore no options were set out in Topic Paper 8.
- 2.85. No options were provided in relation to the Natural Environment. Therefore, Questions 8, 9 and 10 were not appraised.

### **Recommendations**

- 2.86. It will be important during the remainder of the preparation of the Local Development Documents, all reasonable alternatives are considered (including a review of those aspects listed above where genuine alternatives exist e.g. alternative ways of meeting renewable energy targets). Reasonable alternatives might include:
- Spatial distribution of development, including the advantages and disadvantages of different allocations.
  - Different approaches to criteria based policies (e.g. policies that aim to protect the environment).
  - Different weights that might be applied to the achievement of the LDF objectives, to determine where potential conflicts might arise.

## **DATA REQUIREMENTS**

- 2.87. Some of the Topic Paper issues were difficult to appraise due to a lack of specific data. Information on the location of schools vulnerable to closure, where the elderly/young and disabled are located and availability of brownfield and greenfield land would have resulted in a more detailed appraisal.
- 2.88. Questions 1 and 2 of the Community Facilities Topic Paper did not provide detail on what was deemed as 'accessible' or what size of facility were to be concentrated. Assumption was made that 'accessible' refers to being accessible by public transport or by car. However, it could also mean that it was accessible by foot/bicycle etc.

Land Use Consultants

13<sup>th</sup> April 2005

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**APPENDIX I**  
**Completed Appraisal Matrices**



## **Topic Paper 2 – The Spatial Vision**



## Topic Paper: Spatial Vision

### Subject: Spatial Vision

Question 1 provides options on the Spatial Vision. There are no alternatives provided, only options on whether the existing draft vision should be replaced with a new vision. Therefore, it is not possible to appraise the options.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

**J. To provide a range of premises suitable to support the economy**

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Vision

### Subject: Spatial Vision

Question 2 asks the respondent what topics are important and should be covered in the Spatial Vision as well as what it should say about them. There are no options to appraise.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

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<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Vision

### Subject: Spatial Vision

Question 3 (a) asks the respondent to list which District-wide aspirations should be highlighted in the Spatial Vision. Question 3 (b) asks the respondent whether the Spatial Vision should refer specifically to sustaining village life. Neither question provides options to appraise.

<b>SA/SEA Headline Objectives for Hambleton LDF</b>	
<b>A. To maintain and enhance landscape and townscape quality</b>	
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	
<b>C. To conserve and enhance the District's historic environment.</b>	
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	
<b>E. To encourage the prudent use of natural resources</b>	
<b>F. To develop a managed response to the effects of climate change</b>	
<b>G. To encourage conditions which facilitate business success</b>	
<b>H. To make the most of Hambleton's economic strengths</b>	
<b>I. To provide for closer links between where people live and where they work</b>	
<b>J. To provide a range of premises suitable to support the economy</b>	

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Vision

### Subject: Spatial Vision

Question 4 (a) asks the respondent whether the Spatial Vision should refer to planning for different sections of the community such as young people or the elderly. These options are appraised below. Question 4(b) asks the respondent what the Spatial Vision should say about them.

SA/SEA Headline Objectives for Hambleton LDF	
<b>A. To maintain and enhance landscape and townscape quality</b>	The subject does not contribute to this objective.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	The subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Reducing the need to travel and encouraging use of public transport would benefit both the young and elderly in Hambleton to gain access to services and facilities as many will not have access to a car or may have impaired mobility.
<b>E. To encourage the prudent use of natural resources</b>	The subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	The subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	The subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	Providing affordable housing will benefit both young and elderly residents in need of housing, particularly in rural areas.
<b>J. To provide a range of premises suitable to support the economy</b>	Provision of employment land and encouraging new modern businesses may increase skilled jobs in the District and could help to stem out-migration of young skilled residents.

<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	Providing jobs caring for an ageing population would help meet the needs of the elderly.
<b>M. To improve the skill-base of Hambleton</b>	The young residents of Hambleton would benefit from strengthened links with higher education outside the District.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Addressing sport and recreational needs would be beneficial for the young residents as well as disadvantaged groups. Improving public transport services would also benefit the young and elderly in Hambleton to gain access to services and facilities as many may not have access to a car or have impaired mobility.
<b>P. To improve the health of the population</b>	Improving the standard of healthcare in the District would benefit Hambleton as a whole, particularly the ageing population.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Providing affordable housing will benefit both young and elderly residents in need of housing, particularly in rural areas.
<b>S. To improve education and skills of the population overall</b>	Improving access to vocational training, education and skills would be of particular benefit to the young residents of Hambleton.
<b>T. To improve access to a range of services and facilities</b>	Both the young and elderly would benefit from increased access to services and facilities.
<p><b>Summary:</b>  Hambleton's young and elderly residents would both benefit from having their aspirations included in the Spatial Vision. The young and elderly share some aspirations in terms of affordable housing, access to services and facilities as well as public transport provision. The young would benefit from more specific aspirations in relation to education, jobs and leisure facilities. Whilst the elderly would benefit from more healthcare provision.</p>	

## Topic Paper: Spatial Vision

### Subject: Spatial Vision

Question 5 considers the objectives that support the Strategic Vision. None of the questions provide options that can be appraised.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

**J. To provide a range of premises suitable to support the economy**

**K. To encourage sustainable distribution and communication systems**

<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## **Topic Paper 3 – The Spatial Strategy**



## Topic Paper: Spatial Strategy

### Subject: Question 1

Q1 states that the possible Spatial Strategy is based on the current levels of services and facilities and public transport in order to create the most sustainable communities. The respondent is asked whether this approach is the best option. Examples of other criteria which could be used are given as maximising re-use of brownfield sites, balancing levels of new housing with new employment and avoiding flood risks etc.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Basing the criteria for new development on only services and public transport may result in focusing development in Special Landscape Areas or Conservation Areas. This could have a negative impact on landscape or townscape quality depending on the design and scale of development.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Creating sustainable communities with access to public transport is likely to help discourage car use and congestion. Congestion and its associated air pollution would impact on the District's biodiversity. New development should also take into account the designated sites within the District (including 52 SINCs and 4 SSSIs) as inappropriate development could have a negative impact on habitats and species as well as areas of geological interest.
<b>C. To conserve and enhance the District's historic environment.</b>	Basing the criteria for new development on only services and public transport may result in focusing development in areas of historic importance such as Conservation Areas and locations contain and affecting the setting of Listed Buildings. This could have a negative impact depending on the design and scale of development.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Creating communities based on access to services and facilities would help to minimise the need to travel. Locations without public transport would either mean people are unable to gain access to services or would have to rely on private cars. This may not be a viable option for those unable to afford a car or those unable to drive due to their age or disabilities etc. Basing the criteria for development on brownfield land only, would help to protect greenfield sites, but is likely to focus development in larger urbanised areas, which would result in rural areas being over looked. Concentrating development based on public transport, services and facilities, may also lead to excessive intensification in some areas (most likely to be market towns or Sustainable Service Villages) and other areas not benefiting from the development (most likely to be smaller/rural villages in need of regeneration).
<b>E. To encourage the prudent use of natural resources</b>	Creating communities with access to public transport is likely to help reduce car use and car emissions, resulting in improved air quality.
<b>F. To develop a managed response to the effects of climate change</b>	Basing the criteria for new development on only services and public transport may result in focusing development in areas at risk from flooding. For example, in Northallerton is a market town with good services and facilities as well as public transport but has a history of flooding. Increasing the amount of impermeable land without taking flooding issues and flood alleviation schemes into consideration, will not only increase the risk of flooding within the settlement, but could also create or increase flooding problems elsewhere.

<b>G. To encourage conditions which facilitate business success</b>	New development can help ensure that communities are vibrant and prosperous, which would help to retain existing businesses. Therefore, it maybe more beneficial in some locations to focus new development in an area in need of regeneration or employment such as south east Northallerton and Old Thirsk, which both have pockets of unemployment (between 8.1-16%).
<b>H. To make the most of Hambleton's economic strengths</b>	Focusing development in areas with good services and facilities as well as public transport will help to support the renaissance of market towns as theses areas meet the criteria. However, criteria such as areas in need of regeneration would help to support the changing needs of agriculture as well as stimulate community economic development.
<b>I. To provide for closer links between where people live and where they work</b>	Focusing development in areas with good services and facilities as well as public transport will help to support businesses within market towns and Sustainable Service Villages as theses areas meet the criteria. However, criteria such as areas in need of regeneration and affordable housing would help to meet the needs of rural areas.
<b>J. To provide a range of premises suitable to support the economy</b>	Encouraging development in areas with good services and facilities as well as public transport would help to provide attractive sites for new modern businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	Communities with access to public transport would be able to implement green travel plans and encourage sustainable distribution, as they would not be heavily dependent on cars and road transport.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	Delivering sustainable communities should result in a less out-migration of skilled younger residents, through provision of local job and housing opportunities. However, these communities would need to be supported by services and facilities as well as public transport in order for them to be viable.
<b>N. To enable improved community participation</b>	Achieving a sustainable community in any location would mean that people could participate in decisions that affect them. Therefore, the community needs to be engaged in the process.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Development based in locations with public transport, would mean people could gain access to services and may not have to rely on private cars. This would benefit those unable to afford a car or those unable to drive due to their age or disabilities etc (i.e. the young, elderly and disabled).
<b>P. To improve the health of the population</b>	Focusing development on areas in need of better standards of healthcare would help to meet the needs of the elderly, but without good links to public transport, people may not be able to gain access to the services and facilities.
<b>Q. To reduce levels of crime</b>	Development criteria could be based on areas with high crime levels and may help to reduce crime through measures such as 'designing out crime' or including recreation facilities for young people to reduce youth crime. However, using this criteria to base development on areas of low crime may increase the problems elsewhere and would not help to meet the needs of local people, such as affordable housing, jobs etc, including those areas, most need of regeneration.

<b>R. To provide housing to meet local needs</b>	Basing new development on existing house building areas would see development focused on the market towns, such as Northallerton, Easingwold and Thirsk as these have the highest house building figures (2000-2004) in the District. However, this would not help meet the affordable housing requirements in areas such as Stokesley Villages, which has the greatest affordable housing requirement (124) and the lowest number of houses built (55). Focusing development in rural villages is also likely to lead to access problems.
<b>S. To improve education and skills of the population overall</b>	Focusing development in areas with poor education (such as Thirsk and Topcliffe, which have low percentages of population with university degrees) and skills levels would help to meet that specific need.
<b>T. To improve access to a range of services and facilities</b>	Locating development in areas where there are existing goods and services as well as public transport is likely to benefit market towns and Sustainable Service Villages, but is unlikely to help the smaller more rural villages within the District to gain access to service and facilities as there is unviable public transport links between market towns and villages.
<p><b>Summary:</b>  Creating communities based on locations with access to services and facilities would help to minimise the need to travel, otherwise people would not have to travel to gain access to the services and facilities located elsewhere. Focusing new development on locations without public transport would either mean people are unable to gain access to services or would have to rely on private cars. This may not be a viable option for those unable to afford a car or those unable to drive due to their age or disabilities etc. On the other hand it may help the retention of services in such locations. The increase in car use would lead to issues such as heavy vehicle movements and congestion, which would increase car emissions and result in poor air quality as well as disturbed tranquillity. However, focusing development purely on locations with access to services and facilities as well as public transport could have impacts on the District's landscape and biodiversity as well as being unlikely to meet the needs of rural areas, which do not have access to public transport. Specific needs of the elderly and young are also likely to be overlooked, as development will not necessarily benefit areas in need of improved healthcare, education and recreational facilities. Maximising re-use of brownfield sites would help to avoid greenfield development and if in existing towns would provide concentrated development that could support existing services, facilities and public transport, walking and cycling. Similarly, balancing new housing and new employment would also reduce the need to travel by car. In theory, all of these could be achieved in association with a strategy that is based on current levels of services, facilities and public transport rather than being alternatives. Flooding is a key factor that should be considered when deciding where development should be located.</p>	

## Topic Paper: Spatial Strategy

### Subject: Question 2

Q2 (a) states that the possible Spatial Strategy distinguishes between Northallerton and Thirsk and the other three market towns by focusing more development on them rather than Bedale, Stokesley and Easingwold, which are large villages with services and facilities. The question asks the respondent how strongly they agree or disagree with the idea. The appraisal of these options has been carried out in terms of housing (Topic Paper 4, Q4) and economic (Topic Paper 5, Q2 & 3) development and therefore, do not need to be reassessed. Q2 (b) asks the respondent why they feel that way.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

<b>I. To provide for closer links between where people live and where they work</b>	
<b>J. To provide a range of premises suitable to support the economy</b>	
<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Strategy

### Subject: Question 3

Q3 (a) states that the possible Spatial Strategy distinguishes Sustainable Service Villages from other villages on the basis of the range of services offered and the quality of public transport links to the local market town. Sustainable Service Villages are considered more suitable for some limited development than other villages. The respondent is asked whether they agree or disagree with this idea. The appraisal of these options is set out under Q4. Question 3 (b) asks the respondent why they feel this way.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

<b>J. To provide a range of premises suitable to support the economy</b>	
<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Strategy

### Subject: Question 4

Q4 (a) is linked with Q3 (a) and asks whether development should be based on Sustainable Service Villages. Q4 (b) asks for more detail on how many there should be and what criteria should be used. Q4 (c) asks whether the villages should be grouped in considering their scope for development in terms of sustainable communities. The options set out in Q4 (a) and (c) have been appraised.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Basing development on Sustainable Services Villages (SSVs) could have an impact if they were located in Special Landscape Areas such as Brompton, and Rudby. Grouping villages could have a negative impact on the townscape, as the villages may begin to merge into one another, thus reducing the distinctive character of each settlement.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Basing development on SSVs could have an impact on biodiversity as the surrounding area is likely to be greenfield land and is likely to result in loss of rural habitats and species.
<b>C. To conserve and enhance the District's historic environment.</b>	The impact on the historic environment would depend on whether the SSVs contain any Conservation Areas or Listed Buildings as well as any areas of archaeological interest surrounding the villages. For example, both Carlton Miniott and Topcliffe both have Scheduled Monuments nearby.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Concentrating development on SSVs is likely to involve predominately greenfield land, as the villages will be in rural locations. Focusing development on certain locations could lead to excessive intensification, particularly where villages have surrounding development constraints, such as Schedules Monuments. Locating development in SSVs would reduce the need to travel and would encourage use of public transport. Grouping villages could have a negative impact on the settlement form and local distinctiveness, as the villages may begin to merge into one another.
<b>E. To encourage the prudent use of natural resources</b>	Locating development in SSVs would reduce the need to travel and would encourage use of public transport, which would help to improve air quality by reducing car use.
<b>F. To develop a managed response to the effects of climate change</b>	Basing the development on SSVs may help to reduce development elsewhere in the District and therefore, could prevent development in areas at risk from flooding. However, some SSVs such as Brompton, Rudby and Topcliffe have history of flooding and others such as Tollerton, Stillington and Crakehall are at risk from flooding should new development be located in certain areas.
<b>G. To encourage conditions which facilitate business success</b>	Locating development on SSVs may help to retain existing businesses within the SSVs and the surrounding villages, especially if the villages are grouped together.

<b>H. To make the most of Hambleton's economic strengths</b>	Concentrating development within the SSVs may help to support the renaissance of market towns as they will be well linked to the towns and may help to reduce the risk of excessive intensification of the market towns. However, they could also take business away or fail if they are in competition, particularly as many of the SSVs are in close proximity to market towns such as Brompton to Northallerton and Leeming Bar to Bedale. The SSVs may help to stimulate community economic development within that area as well as feeding off surrounding rural and urban areas. Grouping villages may help them to build off the strengths of each other.
<b>I. To provide for closer links between where people live and where they work</b>	Basing all types of development in SSVs may help to ensure that housing levels are consistent with employment levels. Housing development within SSVs should include affordable housing provision as this will work towards meeting the rural housing requirements, although it may result in people having to move out of their area. Economic development with SSVs may help to encourage new businesses as well as support existing businesses. Grouping villages may also help to strengthen this support.
<b>J. To provide a range of premises suitable to support the economy</b>	Development in SSVs may not help provide employment sites in Thirsk and Easingwold as they are market towns rather than SSVs. However, development in SSVs may create attractive sites for modern businesses. Grouping facilities may increase the number of potential premises and their selling potential.
<b>K. To encourage sustainable distribution and communication systems</b>	Locating development within SSVs may help to encourage sustainable distribution and grouping villages may help to encourage sustainable and efficient distribution between the villages. Implementing green travel plans could be a viable option for SSVs as there will be access to public transport. Grouping areas that require broadband may increase the likelihood of provision compared to single locations requesting the service.
<b>L. To encourage the provision of support services</b>	Development in SSVs may provide jobs in essential services. Grouping villages could ensure job opportunities are widened and sustained.
<b>M. To improve the skill-base of Hambleton</b>	Development within SSVs may help to retain the young skilled residents, as housing and employment opportunities will be provided in accessible locations.
<b>N. To enable improved community participation</b>	The subject does not help to meet this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Basing development within SSVs may help to regenerate rural areas located nearby. Concentrating development within the SSVs may help to ensure those living in and around them have improved services and facilities, which could include healthcare and recreational provision.
<b>P. To improve the health of the population</b>	Concentrating development within the SSVs may help to ensure those living in and around them may have improved services and facilities, which could include healthcare. The design and layout of the new development will determine whether a healthy lifestyle will be encouraged within the SSV through measures such as cycling and walking provision.
<b>Q. To reduce levels of crime</b>	The design and layout of new development could help to reduce crime within the SSV through the implementation of measures such as 'Designing out crime'.

<b>R. To provide housing to meet local needs</b>	Providing housing development within SSVs may help to meet the rural housing need by providing the type and affordable housing allocation that meet the requirements of the community. Basing development in and around SSVs should help to keep housing and employment levels consistent, particularly if villages are grouped together.
<b>S. To improve education and skills of the population overall</b>	Basing development in and around SSVs may help to improve the provision of education, skills and training in the area, which would help to meet the needs of the young residents of Hambleton.
<b>T. To improve access to a range of services and facilities</b>	Concentrating development in SSVs may ensure those living in and around the SSVs have better access to services and facilities as well as good access to market towns where there are viable transport links. Basing the development within SSVs may also increase the provision of local services and those that still need to travel to gain access to services may have less distance to travel.
<p><b>Summary:</b>  Locating development within SSVs has a number of benefits, particularly due to the provision of services, facilities and public transport. Their rural location can help to support localised regeneration and can help to meet the local housing need, providing the housing type and affordable housing allocation provision is suitable. However, development within the SSVs should take into account any landscape and environmental designations as well as any flooding issues. The type of development will determine whether the needs of different groups of the community are met such as healthcare and residential housing for the elderly and recreational and education facilities for young residents. Grouping villages could also have a number of benefits. However, development in these areas should ensure that villages do not start to merge and impact on the local distinctiveness of Hambleton.</p>	

## Topic Paper: Spatial Strategy

### Subject: Question 5

Q5 states that the villages not classified, as Sustainable Service Villages would experience very little development. This outcome been incorporated into the appraisal of Q4. The Question asks the respondent whether an approach should be adopted towards these villages and if so what approach.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

<b>J. To provide a range of premises suitable to support the economy</b>	
<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Spatial Strategy

### Subject: Question 6

Q6 asks the respondent whether sub-areas such as Stokesley with its links to Teesside, or Easingwold with its links with York, should have their own spatial strategy. There are no options to appraise.

#### SA/SEA Headline Objectives for Hambleton LDF

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

**J. To provide a range of premises suitable to support the economy**

**K. To encourage sustainable distribution and communication systems**

<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## **Topic Paper 4 - Housing**



## Topic Paper: Housing

### Subject: Housing Requirement

Question 1 asks the respondent how many dwellings should be provided in Hambleton per year. A number of options are provided ranging from less than 200 to more than more 400. The Regional Spatial Strategy calculates a need for between 200-250 dwellings. Therefore, it was not considered necessary to appraise all 6 housing options. Three options have therefore been assessed: less than 200 (option 1); 200-250 (option 2) and more than 250 (option 3). The Housing Needs Study concludes that a vast majority of households are adequately housed and the main issue regarding housing in the District is affordability

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Options 1 and 2 would have less of an impact on Hambleton's landscape, as they would involve the least new buildings. Option 3 could potentially have a significant impact if new houses were located in a Special Landscape Area such as Felixkirk or Thornton-le-Beans. The LDF would need to ensure that any new housing was of high quality and design to help preserve townscape quality. However, a high number of dwellings (Option 3) concentrated in a small settlement could impact on the local character.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Options 1 and 2 would have the least impact on Hambleton's biodiversity, as they would involve the least development, which could affect habitats and species. Option 3 is more likely to impact on the sites designated for nature conservation (including 52 SINCS) that are located within the District.
<b>C. To conserve and enhance the District's historic environment.</b>	This subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The location of the housing will determine whether the need to travel will be reduced and if the development will be integrated with public transport. High levels of housing (Option 3) need to be located in areas which can accommodate the new development otherwise it can lead to excessive intensification and disrupt the locally distinctive settlement form. High levels of housing (Option 3) is also more likely to involve the use of greenfield land as it is unlikely that there is sufficient brownfield land available to house all the development.
<b>E. To encourage the prudent use of natural resources</b>	Low levels of housing (Option 1) may not encourage greater use of alternatives, but would reduce the use of primary resources as less construction work would be taking place. This option would also result in less construction and demolition waste compared to the other options. Higher number of houses would put pressure on water resources, although modern houses could be designed to be more water efficient than existing older houses. A significant increase in households (towards 400 dwellings per year) would also increase the amount of household waste.
<b>F. To develop a managed response to the effects of climate change</b>	The location of development has a key influence on whether would be an increase in flooding. Areas such as Northallerton, Brompton & Romanby have recent history of flooding and flood alleviation schemes have been set up. Any new development including housing in these areas would need to take account of this.

<b>G. To encourage conditions which facilitate business success</b>	Increasing housing in certain areas may help to retain existing businesses. For example, additional housing in a village with schools/post offices/shops etc vulnerable to closure may help to increase the viability of the business, service or facility and therefore, prevent their closure.
<b>H. To make the most of Hambleton's economic strengths</b>	This subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	The provision of housing may help to provide affordable housing for local people in need of a home, depending on the proportion allocated, which would be determined by the LDF. However, the higher the number of houses built, the more opportunity there is to provide affordable housing. Therefore, Option 3 could result in the greatest provision of affordable housing. The Topic Paper does not discuss the proposal of live/work units, which would help to meet housing needs as well as provide employment opportunities and reduce the need to travel to work.
<b>J. To provide a range of premises suitable to support the economy</b>	This subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	This subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	This subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Locating housing within areas in need of regeneration may help to boost the local economy and community. The amount of housing should be related to local needs.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.

<b>R. To provide housing to meet local needs</b>	Provision of housing will help to meet the local need. The greater the number of houses the greater the potential to provide affordable houses, although the location of the houses will also determine whether the specific needs are met as the greatest affordability issues are in the rural areas. The type of housing will determine whether the needs of the elderly or young are met as the development of four-bed houses would not be suitable as there is an increase in couples without children needing homes. The RSS calculated that at least 200-250 houses would be required to meet housing needs and therefore a lower number (Option I) is unlikely to meet the needs of Hambleton depending on the type and provision of affordable housing.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	This subject does not contribute to this objective.
<p><b>Summary:</b>  The greater the provision of housing; the more likely a greater impact on the environment in terms of landscape, biodiversity, use of primary resources, waste and water. However, depending on the proportion of affordable housing, the needs of the local community may not be met, particularly if there is a low proportion and only a few houses built. The location and tenure of the housing is also very important as the greatest need for housing is in rural areas and there is a need for diverse housing including bungalows and flats to accommodate the elderly. According to the Regional Spatial Strategy, Option I is unlikely to meet the needs of Hambleton as it is below the calculated provision. However, the Housing Needs Survey concluded that a vast majority of households are adequately housed and that the main issue was affordability.</p>	

## Topic Paper: Housing

### Subject: Affordable Housing

Question 2 is set out in three parts. Q2 (a) asks the respondent whether only 113 minimum affordable homes should be provided per year for the next 5 years or more than 113. These options will be appraised. Q2 (b) and (c) will not be appraised as there are no clear options set out. The proportion of new housing that should be affordable (b) would be dependent on the provision of new dwellings as appraised in Question 1. Q2 (c) does not provide any alternative option to the distribution set out in the Housing Needs Survey.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	This subject does not contribute to this objective.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	This subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	This subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	This subject does not contribute to this objective.
<b>E. To encourage the prudent use of natural resources</b>	This subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	This subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	This subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	This subject does not contribute to this objective.

<b>I. To provide for closer links between where people live and where they work</b>	The provision of affordable housing will help to meet the needs of local people particularly in rural areas. Either option affordable housing would help to meet the existing need however, increasing the amount of affordable housing may help to encourage businesses to the areas, which would help to boost the economy. Those areas where employment growth is planned such as Bedale and Northallerton, which benefit from the Market Town Initiative as well as the initiative packages from Yorkshire Forward, should consider the provision of affordable housing to help to ensure its viability. Increased affordable housing may help to encourage young people to stay in the areas, particularly if businesses can be attracted to the area also.
<b>J. To provide a range of premises suitable to support the economy</b>	Provision of affordable housing may attract businesses to the area.
<b>K. To encourage sustainable distribution and communication systems</b>	This subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	Provision of affordable housing may help to stem the out-migration of skilled young residents.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Provision of affordable housing will help to ensure that everyone has access to housing at a reasonable cost. However, the distribution of affordable housing is not stated and therefore, it unclear whether the housing will be provided in rural areas where there is the greatest need.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.

<b>R. To provide housing to meet local needs</b>	The provision of affordable housing will help to meet the local housing need. However, the distribution of affordable housing is not stated and therefore, it unclear whether the housing will be provided in deprived rural areas where there is the greatest need. The type of housing is also not stated and therefore, it is unclear whether the housing need will be adequately met. A diversity of affordable accommodation is required - predominately houses, with some need for bungalows and flats. The minimum amount of affordable housing should meet the present need, but medium economic growth (the basis for future planning of employment land in the Economic Development Study 2004) may increase the number of households looking to locate in the area as well as retain the younger population and a provision of affordable housing may also help to encourage people to locate in the area.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	This subject does not contribute to this objective.
<b>Summary:</b> The provision of affordable housing will help to meet the local housing need. However, the distribution of affordable housing is not stated and therefore, it unclear whether the housing will be provided in rural areas where there is the greatest need. The type of housing is also not stated and therefore, it is unclear whether the housing need will be adequately met. A diversity of affordable accommodation is required, but predominately houses, with some need for bungalows and flats. The minimum amount of affordable housing should meet the present need, but medium economic growth (as suggested by the Economic Development Study) may increase the number of households looking to locate in the area and a provision of affordable housing may also help to encourage people to locate in the District.	

## Topic Paper: Housing

### Subject: Housing size, Type and Tenure

[Note - No options provided. Question 3 asks whether new housing should cater primarily for local needs in terms of size, type and tenure]

<b>SA/SEA Headline Objectives for Hambleton LDF</b>	
<b>A. To maintain and enhance landscape and townscape quality</b>	
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	
<b>C. To conserve and enhance the District's historic environment.</b>	
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	
<b>E. To encourage the prudent use of natural resources</b>	
<b>F. To develop a managed response to the effects of climate change</b>	
<b>G. To encourage conditions which facilitate business success</b>	
<b>H. To make the most of Hambleton's economic strengths</b>	
<b>I. To provide for closer links between where people live and where they work</b>	
<b>J. To provide a range of premises suitable to support the economy</b>	

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Housing

### Subject: Housing Distribution

Question 4 asks the respondent where the new housing should be provided. The options for this question can be based on the options set out on the Key Issues Paper on where new housing should be located: focus on market towns; have majority in market towns with some development in 3-5 larger villages; promote mainly in the market towns with development in 10-15 villages with services or provide even distribution between market towns and a larger number of villages. This appraisal has been carried out in more detail than the Stage 1 appraisal and takes into account the additional information on affordable housing requirements and distribution of recent housing development.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	<p>Housing development focused on market towns would have minimal effect on the landscape, but would have an impact on the townscape as it may change the distinctive character of the town. Including some of the development within the villages would lessen the impact on the townscape, but would have more implications for the landscape, as it would increase the built form. Even distribution of housing development between market towns and a larger number of villages would have wider implications for landscape and townscape, particularly as a significant number of villages are located within Special Landscape Areas.</p>
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	<p>Housing development within the market towns may have implications for urban habitats and development within villages may have impacts on rural habitats.</p>
<b>C. To conserve and enhance the District's historic environment.</b>	<p>Housing development within the market towns and villages is likely to have implications on the historic character and conservation areas, as Hambleton has 48 conservation areas within 53 settlements.</p>
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	<p>Housing development within the market towns and villages is likely to have implications on the local character. Market towns are better served by public transport and services. Public Transport is unviable between villages and market towns and therefore, housing located within villages without a good range of services, will increase the number of people travelling by car to gain access to services within the market towns.</p>
<b>E. To encourage the prudent use of natural resources</b>	<p>Housing development will increase the use of primary resources and is likely to increase pressure on water resources as well as increasing the amount of household waste.</p>
<b>F. To develop a managed response to the effects of climate change</b>	<p>There are a number of market towns and villages with recent history of flooding and many areas now have flood alleviation schemes in place (such as Northallerton). New housing development in either market towns or villages should take these issues into consideration and should help to determine the most suitable location for housing.</p>
<b>G. To encourage conditions which facilitate business success</b>	<p>Linking housing provision to employment could help to meet this objective. Employment opportunities can be situated in market towns and villages. However, there are more likely to be more employment opportunities within the market towns and villages with a range of services (including Sustainable Service Villages) rather than smaller villages.</p>
<b>H. To make the most of Hambleton's economic strengths</b>	<p>This subject does not contribute to this objective.</p>

<b>I. To provide for closer links between where people live and where they work</b>	Linking housing provision to employment could help to meet this objective. Employment opportunities can be situated in both market towns and villages. However, there are more likely to be more employment opportunities within the market towns and villages with a range of services rather than smaller villages. The provision of housing will include a proportion of affordable housing and could also include live/work units.
<b>J. To provide a range of premises suitable to support the economy</b>	This subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	Market towns and larger villages are better served by public transport than smaller/rural villages therefore housing development in these locations may encourage car use.
<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	Increasing housing, which will include a proportion of affordable housing, may help to stem the out-migration of young skilled residents who currently can't afford to buy in Hambleton.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Focus of housing on market towns would not help to regenerate those areas most in need, which are located in the rural areas. However, housing will help to meet housing needs of the elderly, young and potentially the disabled though social housing provision.
<b>P. To improve the health of the population</b>	The design and layout of the housing can help to encourage a healthier lifestyle through cycling and walking provision incorporated into the development. More rural locations may also help to encourage healthier lifestyles, as there is easy access to the countryside that can provide opportunities for leisure and sport.
<b>Q. To reduce levels of crime</b>	The design and layout of the housing can also help to reduce levels of crime through measures such as 'Secure by Design', which includes open spaces overlooked by houses and the elimination of escape routes.
<b>R. To provide housing to meet local needs</b>	Focusing housing in market towns would not meet the needs of those in rural areas, where the need for affordable housing is greatest. Therefore, a distribution of housing between market towns and villages is more likely to reach more localised communities. A diverse type of housing is required to meet the requirements of Hambleton, but predominately houses and some flats and bungalows. Meeting this objective will be dependant on not only the distribution of housing but also the type and proportion of affordability.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Focusing housing development on market towns will ensure access to existing services and facilities, but will not benefit the rest of the District. Housing in large villages and those with a good range of services will also ensure housing has access to local services and facilities. An even distribution across a larger number of towns and villages will result in only some of the housing having access to services and facilities. Many communities are not served by public transport and therefore, transport choice will be limited.

**Summary:**

Focusing housing development solely on market towns may not meet the housing needs of the District as a whole. However, the development would have good access to existing services and facilities as well as public transport. Distributing housing development between market towns and larger villages would help to meet rural housing needs as well as ensure good access to local services and facilities, which would help to reduce the need to travel. Developing houses in villages with no access to employment, jobs and services or public transport will increase car use and the associated environmental impacts.



## **Topic Paper 5 - Economy**



## Topic Paper: Economy

### Subject: The Amount of Employment Land

Q1 (a) considers the options set out in the Economic Development Study including High growth, Medium growth and Low growth and asks whether Medium growth is the most appropriate as concluded within the Study. Question 1 (b) asks why the Medium growth option would not be the most appropriate and what would be the alternative.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	The high growth option would have the most impact on Hambleton's landscape it includes the greatest amount of land take of 6 ha per annum for employment land, compared to only 2 ha pa for the low growth option.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The high growth option would have the most impact on Hambleton's biodiversity as it includes the greatest amount of land take of 6 ha per annum for employment land, compared to only 2 ha pa for the low growth option. The amount of land take could have a negative impact on habitats and species.
<b>C. To conserve and enhance the District's historic environment.</b>	This subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	A low growth option assumes an economic downturn, which could result in businesses planning to move out of Hambleton. High growth would include a high up take of land and result in the need to reduce the out commuting, which would help to reduce the need to travel.
<b>E. To encourage the prudent use of natural resources</b>	High growth could result in an increase of commercial and industrial waste in the District, whilst the low growth option may result in more manageable levels of waste.
<b>F. To develop a managed response to the effects of climate change</b>	High economic growth is likely to lead to more development, which could increase problems of flooding in areas if flood alleviation schemes and recent flooding issues are not taken into consideration.
<b>G. To encourage conditions which facilitate business success</b>	High and medium growth scenarios would involve an increase in the average take up of employment land. A combination of factors would need to be included to create high growth such as offering a competitive product to attract employers who are looking to relocate, or who are already based in York/Teesside. Medium growth would see the continuation of high levels of business start-ups. A low growth option assumes an economic downturn, which could result in businesses planning to move out of Hambleton.

<b>H. To make the most of Hambleton's economic strengths</b>	High growth would feed off the strengths of neighbouring areas by offering a competitive product to attract employers who are looking to relocate, or who are already based in York/Teesside. The Medium growth option would make the most of Hambleton's economic strengths by continuing high levels of business start-ups, continuing the exploitation of strategic transport links and addressing labour shortages through a range of initiatives.
<b>I. To provide for closer links between where people live and where they work</b>	High and medium growth scenarios are most likely to encourage high skilled economic sectors in the District. The High growth scenario also seeks a shift in a predominately micro business led economy. However, due to the District's rurality, the concentration of micro/SME businesses is unlikely to change. None of the growth scenarios cover the issue of housing, which will need to be addressed if business and employment is set to grow. This would be a particular problem in rural areas, where this is already an existing shortage of affordable housing.
<b>J. To provide a range of premises suitable to support the economy</b>	All three scenarios include an increase in employment land, although the high growth scenario has the highest at 6 ha per annum. The Topic Paper sets out the distribution of employment land and the need for employment land in Thirsk and Easingwold is recognised. The high growth scenario also seeks to offer a competitive product to attract employers who are looking to relocate, or who are already based in York/Teesside, which would help to meet the need for attractive sites for modern businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	The medium growth scenario seeks to continue the exploitation of the strategic transport links, which is likely to include distribution. To exploit the network, it would be advantageous to locate warehousing and distribution centres close to the main roads, which would make distribution more efficient but not necessarily sustainable. The low growth scenario may result in the greatest number of people working from home as it includes the lowest land take and would most likely involve businesses moving out of Hambleton. However, it may also reduce the amount of jobs available.
<b>L. To encourage the provision of support services</b>	All three scenarios will include job creation and therefore, it is likely that jobs in essential services will be provided.
<b>M. To improve the skill-base of Hambleton</b>	The high and medium growth rates are both dependent on a reduction of out-commuting. This reduction would need to be tackled through job creation within Hambleton. Both scenarios would also only be met if labour force shortages were addressed through specific training and skills initiatives.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The Economic Development Study sets out the areas that are most in need of employment land and what areas have land available. The Study identifies the rural demand for employment land, which would help to address some areas of deprivation. The medium growth option would see improvement to the AI and economic development in the Stokesley (market town) and Leeming Bar (Sustainable Service Village) area.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.

<b>R. To provide housing to meet local needs</b>	None of the growth scenarios cover the issue of housing, which will need to be addressed if business and employment is set to grow. This would be a particular problems in rural areas, where this is already an existing shortage of affordable housing.
<b>S. To improve education and skills of the population overall</b>	The medium growth scenario seeks to address the labour shortages through a range of initiatives and the high growth scenario would need to include an unconstrained labour force, which would need to include improving the skills of the work force.
<b>T. To improve access to a range of services and facilities</b>	This subject does not contribute to this objective.
<p><b>Summary:</b>  The high and medium growth scenarios would both be beneficial for Hambleton in terms of the economy and employment. The low growth scenario would suggest an economic downturn and may include businesses moving out of Hambleton. This may encourage further out-commuting and less opportunities for the younger population – trends that are unsustainable and need to be reversed. However, the high growth scenario is unlikely to be achieved due to a number of factors such as the District’s rurality. All three scenarios may have a negative impact on the landscape and none discuss the issue of additional development requirements related to economic growth such as housing.</p>	

## Topic Paper: Economy

### Subject: The Location of Employment Land

Question 2 asks whether there are alternative options to directing employment development to market towns and close to sustainable transport links as suggested by stakeholders following consultation of the Key Issues Report.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Directing employment development to market towns will minimise the impact on the landscape. However, the impact on the townscape of the area would be dependant on the type of employment and the quality of design of any new development.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Directing employment development to market towns may have negative implications for urban habitats, but may help preserve rural habitats. Directing employment development to locations close to sustainable transport links will discourage car use, which in turn will help to reduce congestion and its associated air pollution. Improving air quality can be beneficial for Hambleton's biodiversity.
<b>C. To conserve and enhance the District's historic environment.</b>	Historic market towns may be negatively affected by employment development.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Market towns have good services and transport links and therefore are most likely to encourage the use of public transport and may help to minimise the need to travel. Market towns are also more likely to have brownfield sites available for development. However, directing development to market towns could lead to excessive intensification.
<b>E. To encourage the prudent use of natural resources</b>	Locating employment development close to sustainable transport links will discourage car use, which in turn will help to reduce congestion and its associated air pollution, thus improving air quality.
<b>F. To develop a managed response to the effects of climate change</b>	Directing employment development to market towns should take into consideration any flooding issues and any flood alleviation schemes. Market towns such as Northallerton and Thirsk have recent history of flooding and inappropriate new development could increase the risk of flooding in these areas.
<b>G. To encourage conditions which facilitate business success</b>	Locating employment in market towns and close to sustainable transport links may help to improve the number of new, competitive businesses that last.
<b>H. To make the most of Hambleton's economic strengths</b>	Directing employment to market towns will help to support the renaissance of market towns. The type of employment is not specified but directing employment to market towns and locations close to sustainable transport links could help to encourage light industry and added-value industries to the District.

<b>I. To provide for closer links between where people live and where they work</b>	The type of employment is not specified but directing employment to market towns and locations close to sustainable transport links could help to encourage micro and small businesses and higher skilled economic sectors to the District as well as provision of mixed-use sites. However, 58% of the District's population live outside the market towns and therefore, the majority of residents would have to travel to the market towns to gain access to this employment.
<b>J. To provide a range of premises suitable to support the economy</b>	Directing employment to market towns will help to provide employment in some areas of short supply, although it will not help the deprived rural areas. It will help to encourage more efficient use of existing premises within urban areas. Locating employment close to sustainable transport locations, may help to provide attractive sites for modern businesses that wish to be more sustainable and don't want to be restricted by problems such as congestion etc.
<b>K. To encourage sustainable distribution and communication systems</b>	Locating employment development close to sustainable transport links will encourage more sustainable forms of transport and will help to support schemes such as green travel plans by making them more viable. Locating employment next to transport links will also help to encourage sustainable distribution.
<b>L. To encourage the provision of support services</b>	Encouraging employment in market towns and locations close to sustainable transport links will help to provide jobs in the service sectors.
<b>M. To improve the skill-base of Hambleton</b>	Encouraging employment in market towns and locations close to sustainable transport links will help to stem out-commuting of skilled young residents, by providing employment opportunities within Hambleton.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Directing employment to market towns will not help the deprived pockets within rural areas. Sustainable transport locations are also unlikely to be in rural areas.
<b>P. To improve the health of the population</b>	Locating employment close to sustainable transport networks may help to improve safety by reducing the number of cars on the road and may also encourage healthy lifestyles by providing cycling and walking routes.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Encouraging employment growth may increase the housing need. However, the greatest housing need is within rural areas and employment growth will not be targeted in market towns.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.

<b>T. To improve access to a range of services and facilities</b>	Locating employment development in locations close to sustainable transport links and within market towns will increase accessibility to jobs. However, 58% of the District's population live outside the market towns and therefore, the majority of residents would have to travel to the market towns to gain access to this employment.
<b>Summary:</b> Directing employment towards market towns is less likely to have environmental impacts and more people will gain access to employment within those areas. However, it will not help to regenerate deprived rural areas particularly as public transport links between villages and market towns are unviable. Locating employment development in locations close to sustainable transport links will also have environmental benefits, most notably air quality as well as a minimal impact on the landscape. However, it is unlikely that these locations will be in rural areas and therefore some areas in need of regeneration could be over looked.	

## Topic Paper: Economy

### Subject: Location of Employment and Tourism Development in the Countryside

Q3 (a) asks the respondent whether employment development should be encouraged in the countryside i.e. in and around villages. It also asks what type of development and question 3 (b) asks specifically if further development should be promoted at Dalton Airfield. Question 4 considers the options for reducing the need to travel within the countryside and asks whether scattered small-scale tourist and employment development should be more widely encouraged or whether it should be restricted to areas where there is suitable public transport. Q5 asks the respondent if there is a need for a new large hotel or not.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Employment development within the countryside is more likely to have a negative impact on the landscape. However, if the employment/tourist development is small scale and scattered across the District, the impact could be minimal. Small-scale tourism/employment development is unlikely to have a significant impact in the townscape quality of a village unless it encourages congestion. If the development is likely to attract a high number of visitors, it should be encouraged in locations with public transport, which would help to reduce congestion and parking issues that could impact on the character of the settlement.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Employment development within the countryside is more likely to have impact on rural habitats. If the small-scale economic/tourist development is likely to attract a high number of visitors, it should be encouraged in locations with public transport, as this will discourage car use and therefore reduce air pollution, which can have a negative impact on biodiversity.
<b>C. To conserve and enhance the District's historic environment.</b>	There may be implications if employment and tourism development is directed where there are areas of historic importance within the countryside and villages. Problems of congestion should be discouraged, particularly in conservation areas. If the development is likely to attract a high number of visitors, it should be encouraged in locations with public transport.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Encouraging development within the countryside is more likely to encourage the use of greenfield land, as brownfield land is less likely to be available. Scattering development across the District will help to avoid excessive intensification. Development that is likely to encourage travel through high visitor numbers, for example, should be focused in locations with public transport.
<b>E. To encourage the prudent use of natural resources</b>	Employment/tourism development should not be located in rural areas without access to public transport if the site is likely to attract a high number of visitors, as this will encourage travel by car. This in turn could lead to congestion as well as an increase in air pollution and reduce air quality.
<b>F. To develop a managed response to the effects of climate change</b>	Employment/tourism development should not be located in rural areas that have a history of flooding or are at risk of flooding. Linton on Ouse is located in a rural area and is adjacent to flood zones. Development in the wrong locations could lead to flooding problems within the settlement.

<b>G. To encourage conditions which facilitate business success</b>	Employment development within the countryside will help to attract new businesses. However, the sites need to be easily accessible, preferably by public transport or close to the main transport network, otherwise business viability could be affected.
<b>H. To make the most of Hambleton's economic strengths</b>	Developing tourism sites in the countryside will help ensure that tourism contributes to the economy, especially as the countryside is one of Hambleton's greatest attributes. However, in order to keep the countryside attractive for visitors, sites allocated for tourism and employment should be located close to public transport to reduce problems of congestion and pollution. Employment/tourism development in the countryside will not help the renaissance of the market towns, but will help to support the changing needs of agriculture and potentially support the light engineering sector.
<b>I. To provide for closer links between where people live and where they work</b>	Employment/tourism development within the countryside will help to meet the needs of rural local deprived areas. Small-scale development is likely to support micro and small businesses as well as live work units, which would be particularly suitable as public transport links are likely to be poor.
<b>J. To provide a range of premises suitable to support the economy</b>	Employment/tourism development within the countryside could provide attractive sites for modern businesses, but it is likely that these sites would need to be located close to public transport or the main transport network for the sites to be viable. Development in villages is likely to provide employment land where there is short supply.
<b>K. To encourage sustainable distribution and communication systems</b>	Development within the countryside will not encourage sustainable distribution, as the sites are unlikely to be located close to the main transport network and supported by public transport. However, poor transport links may encourage the use of communication systems, although this will be dependant on provision, which may be poor in rural areas.
<b>L. To encourage the provision of support services</b>	Employment/tourism development will help to provide jobs in essential services such as building and cleaning etc.
<b>M. To improve the skill-base of Hambleton</b>	Employment within the countryside may help to stem out-migration of skilled younger residents within the District.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Employment/tourism development within the countryside will help to meet the needs of rural areas. Locating employment and tourism at sites where public transport exists will increase access to jobs and leisure for those without access to a car or with impaired mobility.
<b>P. To improve the health of the population</b>	Locating employment and tourism development within the countryside, where access is only gained via minor/rural roads may increase the risk of road accidents for vulnerable road users (cyclists, horse riders etc).
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The greatest housing need is within rural areas. The development of employment and tourism within the countryside will not help to meet this need. As the development would be small-scale and scattered, it is unlikely that it will increase the need. Sites used for employment or tourism may also reduce the housing allocations for the village etc.

<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Locating employment development in locations with existing public transport links will increase accessibility to jobs. Development within rural villages may increase local access, but would generally require travel by car to gain access if employees are not living locally.
<p><b>Summary:</b>  Locating employment/tourism development within the countryside would help to regenerate areas of deprivation across the district, help to encourage agricultural diversification and in terms of biodiversity and landscape, would have less of an impact than development concentrated around market towns. However, rural areas are poorly served by public transport and it may not be viable for some businesses to be located away from main transport routes and not easily accessible by public transport. Businesses and tourist attractions that are likely to attract a high number of visitors should not be located where there is no public transport and is only accessible by car, as this will increase the congestion and its associated environmental impacts, as well as potential road safety problems.</p>	

## Topic Paper: Economy

### Subject: Employment Strategies

The Topic Paper sets out four possible options for an Employment Strategy in addition to the options set out in the Key Issues Report ranging from concentration of development in market towns to a more dispersed pattern. Question 6 (a) asks which option the respondent prefers. Questions 6 (b) and (c) ask for more detail on why and what other options there may be.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Development within the market towns will have a minimal impact on the landscape. Development within villages may have an impact on the landscape, depending on the scale of development. Development on the townscape will also be dependant on the scale of development and type of employment. Small-scale development is less likely to have an impact within a village compared to large-scale development.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Development within the market towns would potentially have impacts on urban habitats and development within villages would have an impact on rural habitats. Development located only within the villages may lead to an increase in congestion and the associated air pollution may damage the District's biodiversity.
<b>C. To conserve and enhance the District's historic environment.</b>	Development in conservation areas, either in towns or villages, could have a detrimental affect on the historic environment unless sensitively designed.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Development within market towns is most likely to involve brownfield land than in villages. Market towns are also more likely to accommodate more development and have existing public transport and main transport network links. However, development concentrated solely within market towns could lead to excessive intensification and development within villages could reduce the need to travel for those living locally.
<b>E. To encourage the prudent use of natural resources</b>	Development within the market towns may help to improve air quality, as the towns are accessible by public transport. Development within villages may lead to more car use, as public transport links between market towns and villages are poor. An increase in car use will result in more emissions and thus reduce air quality.
<b>F. To develop a managed response to the effects of climate change</b>	Development in towns and villages should take into account existing flooding issues and flood alleviation schemes, as there is a history of flooding within market towns as well as villages in the District.
<b>G. To encourage conditions which facilitate business success</b>	Providing new employment sites in towns and villages will help to improve the number of new, competitive businesses that last.
<b>H. To make the most of Hambleton's economic strengths</b>	Development within the market towns will help to support the market town renaissance and development within the villages will help to support the changing needs of the countryside, such as agricultural diversification.

<b>I. To provide for closer links between where people live and where they work</b>	Employment development may help to encourage higher skilled economic sectors in the District and new employment that is consistent with local needs (as above). Development in rural locations is likely to encourage micro and small businesses as well as potential home-based or live/work sites. However, these business types are also possible in market towns. Employment growth may have housing implications and could increase the need for affordable housing in some areas.
<b>J. To provide a range of premises suitable to support the economy</b>	Sites in villages are likely to be attractive to modern businesses due to their surroundings, but market town sites are more likely to be attractive due to their transport links and other services.
<b>K. To encourage sustainable distribution and communication systems</b>	Businesses locating in the market towns are more likely to be able to implement green travel plans, as there are sustainable transport options available. Sustainable distribution is also more likely to be possible from market towns. Rural locations may encourage the use of e-business/broadband, but provision is likely to be more difficult.
<b>L. To encourage the provision of support services</b>	Employment development in towns and villages will help to provide jobs in essential services such as building.
<b>M. To improve the skill-base of Hambleton</b>	Employment development in towns and villages will also help to stem out-migration of skilled younger residents.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The needs of the deprived areas are most likely to be met through employment development in villages as the pockets of deprivation are located in rural areas.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Employment development does not help to meet the housing need, but may increase problems of existing shortages, particularly in rural areas.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Employment development in towns and villages will help to increase access to jobs, particularly for rural residents in villages.
<b>Summary:</b> The options of employment development within market towns and villages both have their advantages and disadvantages. If development were solely within market towns, the rural deprived areas in need of support and regeneration would be overlooked. However, market towns have better transport connections and would have less impact on the landscape and surrounding biodiversity. Employment development on the whole would help to benefit Hambleton, but may add to problems of affordable housing shortages in some areas.	

**Topic Paper: Economy**

**Subject: Distribution of Employment Land**

[NB – this options related to this subject have been covered by Question 1 - 'The Amount of Economic Land' and therefore does not need to be appraised separately]

<b>SA/SEA Headline Objectives for Hambleton LDF</b>	
<b>A. To maintain and enhance landscape and townscape quality</b>	
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	
<b>C. To conserve and enhance the District's historic environment.</b>	
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	
<b>E. To encourage the prudent use of natural resources</b>	
<b>F. To develop a managed response to the effects of climate change</b>	
<b>G. To encourage conditions which facilitate business success</b>	
<b>H. To make the most of Hambleton's economic strengths</b>	
<b>I. To provide for closer links between where people live and where they work</b>	
<b>J. To provide a range of premises suitable to support the economy</b>	

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Economy

### Subject: Market Towns Regeneration

Question 8 (a) asks the respondent whether existing employment and vacant and underused sites close to town centres should provide only for employment purposes or whether they should be allowed for other uses such as housing. Question 8 (b) considers the option of car park redevelopment, which has been appraised separately in the Transport Topic Paper.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Development within the town centres would not impact on the landscape. The potential impact on the townscape of a town would be dependant on the type, scale and design of the development, be it housing or employment etc.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Any development within the town centres could potentially impact on urban habitats, particularly if the site has been vacant or underused for a long period of time.
<b>C. To conserve and enhance the District's historic environment.</b>	If the vacant or underused sites contain a building of historic importance or is within a conservation area, any development could have a negative impact. However, if the building has been vacant for a while, sensitive redevelopment for an appropriate purpose may help to conserve and safeguard the site.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Re-use of sites will help to encourage use of brownfield land, although development of all vacant and underused sites may result in loss of open space and could lead to excessive intensification. Development within the town centre will help to reduce the need to travel, particularly if the development includes housing, as it has good access to jobs and services as well as access to public transport.
<b>E. To encourage the prudent use of natural resources</b>	Development within the town centre will help to reduce the need to travel, particularly if the development includes housing, as it has good access to jobs and services as well as access to public transport. Reducing the need to travel can help to improve air quality within town centres.
<b>F. To develop a managed response to the effects of climate change</b>	Development of vacant or underused sites should take into consideration flood risk and existing flood management plans as the sites may be already at risk or development could increase flooding issues elsewhere. It may be more appropriate to leave the site vacant if it can assist in the safe storage of floodwaters.
<b>G. To encourage conditions which facilitate business success</b>	Developing the site for employment may help to improve the number of new, competitive businesses that last. However, the use of the site as alternatives such as retail may help to retain existing businesses.
<b>H. To make the most of Hambleton's economic strengths</b>	Development of vacant and underused sites can help support the renaissance of market towns. This could be through development of employment, housing, retail or mixed-use, depending on the weaknesses of that particular market town.

<b>I. To provide for closer links between where people live and where they work</b>	The development of sites could meet this objective through development for employment to encourage businesses, housing to help the provision of affordable housing and mixed-use to encourage live/work schemes and home working, which reduce the need to travel.
<b>J. To provide a range of premises suitable to support the economy</b>	Should the market town have a short supply of employment land such as Thirsk and Easingwold, development of the sites for employment would help to meet this need. Town centre locations may also attract new modern businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	Location within the town centres would help to encourage businesses to implement green travel plans as sustainable transport is more readily available and therefore, the plans would be more viable.
<b>L. To encourage the provision of support services</b>	Developing the sites would help to provide jobs in construction. Development such as employment, housing and retail, would also provide jobs in essential services.
<b>M. To improve the skill-base of Hambleton</b>	Developing the sites for employment may help to discourage out-migration of young skilled residents, by providing suitable employment positions within the District.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Development within the town centres would not help to regenerate the deprived rural areas.
<b>P. To improve the health of the population</b>	Development of the vacant and underused sites for health facilities may help to improve the standard of healthcare within the area.
<b>Q. To reduce levels of crime</b>	The redevelopment of vacant and underused sites may help to reduce crime in that area, as the site will be managed and contained. If problems with youth crime exist in the area, it may be more beneficial to the community if it was developed as a youth centre or leisure facilities for young people.
<b>R. To provide housing to meet local needs</b>	If sites were developed for housing, they may help meet the need of affordable housing. However, the local housing need is greatest in rural areas and therefore, development within the town centres, will not help to meet this requirement.
<b>S. To improve education and skills of the population overall</b>	Sites could be developed for educational purposes and help to meet an educational need should there be one in the locality.
<b>T. To improve access to a range of services and facilities</b>	Site will have existing access to jobs, services and facilities as they are close to the town centre. Therefore, housing would be suitable to make use of these advantages. However, if there is a specific need for healthcare, education etc in the area, it may be more beneficial to develop the site to meet the local needs.

**Summary:**

The re-development of vacant or underused sites within town centres would be beneficial as they are close to existing services and facilities. However, it maybe that the town has a specific need in relation to affordable housing, education and healthcare etc that would meet the needs of the community more than employment. The re-development of the site may also lead to a loss of open space and urban habitats. Therefore, allocation of the site would be best assessed on a site-by-site basis to determine what use would be most beneficial.

## Topic Paper: Economy

### Subject: Rural Regeneration Strategies

Question 9 (a) and (b) ask for suggestions from the respondent regarding what level of expansion is suitable for sustainable service villages and what type of development is appropriate. Questions 9 (c) and (d) suggest options for rural regeneration including permitting/creating new industrial units in redundant agricultural building (c) and development of live/work units in the countryside (d).

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Permitting/creating new industrial units in redundant agricultural units will help to maintain the attractive landscape quality as well as protecting settlement character by reducing the need to construct new development in urban areas (c). Developing live/work units in the countryside may have an impact on the landscape and townscape depending on the scale and design of the development (i.e. single storey buildings would have a minimal impact compared to a multi-storey building).
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Permitting/creating new industrial units in redundant agricultural units will help to maintain Hambleton's biodiversity, as it reduces the need to construct new buildings on greenfield sites. Developing new live/work units may have an impact on habitats and species in the countryside as it may include development on greenfield sites.
<b>C. To conserve and enhance the District's historic environment.</b>	Permitting/creating new industrial units in redundant agricultural units that are part of the Districts heritage may help to enhance and preserve them, taking into account the character of the listed building. This also applies to live/work units, as they may also be developed in redundant buildings.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Redevelopment of redundant agricultural units enables the re-use of existing buildings. The development of live/work units will help to reduce car use by minimising the need to travel to work. However, re-used agricultural units are unlikely to be served by public transport and therefore, would encourage travel by car.
<b>E. To encourage the prudent use of natural resources</b>	Re-using existing buildings will discourage use of primary resources, as less building materials will be required as well as potentially reducing the amount of construction and demolition waste. Live/work units reduce the need to travel to work and therefore, may help to reduce air pollution, assuming that the 'work' element does not require high numbers of deliveries or visitors.
<b>F. To develop a managed response to the effects of climate change</b>	Development of live/work units should ensure that they do not increase the risk of flooding in the area.
<b>G. To encourage conditions which facilitate business success</b>	The creation of new industrial units in the countryside may help to improve the number of competitive new businesses in Hambleton. However, these will need to be served by good transport links. By allowing some agricultural areas to diversify, it may help to retain the primary function (i.e. the farm aspect) to remain viable.
<b>H. To make the most of Hambleton's economic strengths</b>	Live/work units can be used to encourage community economic development such as arts and crafts and the production of local goods, which can be sold as a by-product of tourism. The re-use of redundant agricultural units will support the changing needs of agriculture as well as supporting the light engineering sector by developing premises.

<b>I. To provide for closer links between where people live and where they work</b>	The development of live/work units will help to provide close links between where people live and work as well as potentially encouraging the growth of micro/small businesses.
<b>J. To provide a range of premises suitable to support the economy</b>	Re-use of redundant agricultural buildings will help to provide employment opportunities in rural areas. The countryside location maybe attractive to modern businesses, but they maybe discouraged if access is poor.
<b>K. To encourage sustainable distribution and communication systems</b>	Live/work units would need to be provided with communication systems in order for them to function as viable businesses. Countryside locations may mean that deliveries etc are made off the main transport network and via minor/rural roads, which may not be sustainable.
<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	Provision of employment opportunities (and housing) may help to reduce out-migration of young skilled people.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Re-use of agricultural buildings and live/work units in the countryside may help to boost deprived areas in need of regeneration. Live/work units may also provide affordable opportunities for housing and to start up businesses.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Live/work units may help to provide affordable housing opportunities in rural areas, where housing need is greatest. The units also help to provide levels of housing consistent with local employment opportunities by combining the two functions.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	This subject does not contribute to this objective.
<p><b>Summary:</b>  Creating industrial units through the re-use of redundant agricultural buildings would have a minimal impact on landscape and biodiversity as well as potentially reducing the need for primary resources and the production of demolition waste. Re-using the units and developing live/work units in the countryside would both help to provide employment opportunities and housing in areas where regeneration is most needed. However, for businesses to be viable, most need to be easily accessible for employees/deliveries/clients etc. Countryside locations are most likely to be accessed via minor/rural roads, which maybe unsuitable for high vehicle movements. High tech modern businesses that can function via the internet and phone would not have these issues and would be more suitable, although provision of broadband would be essential.</p>	

## **Topic Paper 6 – Community Facilities**



## Topic Paper: Community Facilities

### Subject: Health

Q1 asks the respondent for suggestions of any major new proposals for health facilities and what consequences this would have on the LDF. Q2 gives an option of whether a number of health facilities should be concentrated in accessible locations or not.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	The concentration of health facilities in accessible locations will help to reduce dispersed development of health facilities across the district, which could help to maintain Hambleton's attractive landscape. However, concentration of facilities in some locations may have a negative impact on the townscape if a large amount of new build is required (i.e. hospitals etc).
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	This subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	This subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Concentrating health facilities in accessible locations will encourage sustainable use of the facilities and it may also reduce the need to travel between facilities for example doctors' surgery/hospital and a chemist. However, concentration of facilities could lead to intensification if the area is not able to accommodate new development. Locations supported by public transport would be more sustainable for the District than locations only accessible by car. Dispersed smaller health facilities may help to reduce the need to travel by car, as the facilities are more local to the community.
<b>E. To encourage the prudent use of natural resources</b>	Although the concentration of health facilities may not help to reduce waste, it may help to reduce the transportation of clinical waste. If the health facilities were located in areas that are accessible by public transport (not just by private car), this would work towards improving air quality in those locations.
<b>F. To develop a managed response to the effects of climate change</b>	The concentration of facilities would help to reduce travel between facilities, which would help to reduce emissions. If the locations were accessible by public transport, this would help to further meet the objective. If smaller facilities were dispersed across the District and located in rural areas, those living nearby/locally would not have to travel by car to access them, which may decrease emissions in that area. It would be dependent on the type of facility that is located in a rural area. For example, a doctors' surgery would only serve the local community catchment, but a hospital would serve a larger area.
<b>G. To encourage conditions which facilitate business success</b>	This subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	This subject does not contribute to this objective.

<b>I. To provide for closer links between where people live and where they work</b>	This subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	This subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	The concentration of facilities in accessible locations may encourage sustainable and efficient distribution of medical/health supplies.
<b>L. To encourage the provision of support services</b>	The provision of health facilities in either concentrated or dispersed locations across the District can potentially help to provide jobs that care for the elderly.
<b>M. To improve the skill-base of Hambleton</b>	This subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The provision of health facilities in accessible locations should increase access overall. However, concentration of facilities developed in accessible locations will not help more rural areas, which suffer from poor public transport links. These areas would also benefit from new facilities to encourage regeneration. Therefore, a dispersal of smaller facilities may be more beneficial.
<b>P. To improve the health of the population</b>	Accessible health facilities will help to improve the healthcare of the elderly in rural areas.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	This subject does not contribute to this objective.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Concentration of facilities in accessible locations will help to improve access to healthcare facilities. If the locations were accessible by public transport, this would also help the elderly gain access in rural areas as well as those with impaired mobility. However, the concentration of facilities may reduce the provision of local services, which would reduce local access and may have a knock-on effect for other local facilities as well as having a negative impact on the community as a whole.

**Summary:**

The concentration of health facilities in accessible locations would ensure greater access for the District overall and may have benefits in terms of management of health/medical supplies and waste. However, without public transport support, access by some residents may still be by private car, if they are not provided locally. This would result in negative environmental impacts. The provision of health facilities in concentrated locations may also have a negative impact on other local facilities.

## Topic Paper: Community Facilities

### Subject: Education

Q3 asks the respondent whether any major new proposals for education facilities would have consequences for the LDF. Q4 gives the respondent the option of whether housing development should be promoted in areas with schools vulnerable to closure or not. Q5 also gives the respondent options of whether education facilities should be co-located with other facilities such as leisure (a) or on separate sites (b).

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	New housing development located in areas with schools vulnerable to closure that are located in Special Landscape Areas, may have a negative impact on the landscape.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	New housing development located in areas vulnerable to closure that are surrounded by areas important for biodiversity, may have a negative impact on the habitats and species.
<b>C. To conserve and enhance the District's historic environment.</b>	New housing promoted in areas of heritage importance will need to be of sensitive design to ensure the District's historic environment is conserved and where possible enhanced.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Directing new housing development in areas with schools vulnerable to closure may help to regenerate the area and ensure the education provision in the area is sustainable. However, the area may not include any other services and facilities needed by a community and may increase travel to other areas in order to gain access to services. Co-locating facilities could help to reduce the need to travel between facilities but could also lead to congestion in those locations if not supported by public transport.
<b>E. To encourage the prudent use of natural resources</b>	This subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	This subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	This subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	This subject does not contribute to this objective.

<b>I. To provide for closer links between where people live and where they work</b>	Promoting housing in areas with schools vulnerable to closure may help to meet the housing needs of rural areas through the inclusion of affordable housing, as these may also be the areas with vulnerable schools.
<b>J. To provide a range of premises suitable to support the economy</b>	This subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	This subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	This subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Promoting housing in areas with schools vulnerable to closure may help to meet the housing needs of more rural areas, as these are most likely to be the areas with vulnerable schools. Promoting housing in these locations will also help to encourage regeneration. Co-locating facilities such as education and leisure facilities may increase access to the facilities for young people that do not have access to a car.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Promoting housing in areas with schools vulnerable to closure may help to meet the housing needs of rural areas, as these are most likely to be the areas with vulnerable schools.

<p><b>S. To improve education and skills of the population overall</b></p>	<p>Promoting housing in areas with schools vulnerable to closure may help to support the schools and reduce their vulnerability. This will help to maintain access to education facilities in that area.</p> <p>New development in areas with schools with existing pressures on their class sizes may have a negative impact on access to education and may reduce the quality of educational services, thus affecting the skills-base of Hambleton.</p> <p>The co-location of facilities such as educational facilities and leisure facilities could have a positive benefit on the education and skills of Hambleton residents as the facilities could be shared. For example, schools could make use of the leisure facilities for physical education.</p>
<p><b>T. To improve access to a range of services and facilities</b></p>	<p>Co-locating different facilities together may help to increase access to the facilities if made accessible by public transport. If the facilities were co-located in an area only accessible by car, problems such as congestion would reduce the overall accessibility of the facilities as well as having a negative impact on the environment.</p>
<p><b>Summary:</b></p> <p>Promoting new housing development in areas with schools vulnerable to closure will have a number of benefits, particularly as these areas are most likely to be rural areas with existing affordable housing needs and that are in need of regeneration. However, housing development should not be promoted where it is likely to have a negative impact on the District's attractive landscapes and biodiversity. It should also be ensured that sufficient services are available to support the development.</p> <p>Co-locating facilities could also have a number of positive impacts as the use of the facilities could be shared and travel between the facilities would be reduced. However, it would be most beneficial if the co-located facilities were supported by public transport to ensure that all groups of the community could gain access to them and to reduce problems of congestion and its associated environmental impacts.</p>	

## Topic Paper: Community Facilities

### Subject: Social, Leisure and Cultural Facilities

Q6 asks the respondent whether the LDF should support the needs of young people as a priority in the allocation of facilities such as skate parks and youth clubs against other competing demands. Question 8 gives the options of whether the LDF should enable the provision of new large scale residential care facilities in the District (a) or whether it should have smaller dispersed provision (b). Q7 and Q9 ask for suggestions of what the major planning issues are in providing for young people (Q7) and older people (Q9), which could be covered by the LDF.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Large-scale residential care is likely to have a greater impact on the landscape and townscape of Hambleton rather than smaller scale dispersed provision.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	This subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	This subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	<p>Any residential care provision should be located where there is easy access to facilities and services, particularly by public transport for those without access to a car or with impaired mobility.</p> <p>Small-scale provision could include the conversion of existing buildings. Large-scale provision could result in the loss of open space and could potentially disrupt the settlement form, particularly if the provision includes specific design requirements such as single storey buildings etc.</p> <p>The priority of site allocations to support the needs of young people may need to be examined on a site-by-site basis. In rural areas, it may be necessary for allocation priority to be given to a use that will help to boost the economy or provide much needed affordable housing in the area. However, other areas where affordable housing isn't required but, for example, has a problem with young crime, allocation priority for the needs of young people may be more suitable to help reduce crime levels.</p>
<b>E. To encourage the prudent use of natural resources</b>	This subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	This subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	This subject does not contribute to this objective.

<b>H. To make the most of Hambleton's economic strengths</b>	This subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	This subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	This subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	This subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The provision of residential care homes at either scale would provide jobs, which involve caring for the elderly population.
<b>M. To improve the skill-base of Hambleton</b>	This subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	This subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Priority allocation of facilities in support of young people will help to meet their recreational needs. However, allocations may be in rural areas, which may benefit more from other allocations such as jobs or housing. The provision of residential care homes at either scale will help to meet the housing needs of the elderly. Although, provision at a smaller scale is more likely to result in a local need being met and therefore increasing the likelihood that a resident could remain in their local area.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	Providing recreation facilities for young people through priority allocations could help to reduce anti-social behaviour. Vandalism is the only offence which has increased prevalence over last 2 years (Hambleton Community Safety Partnership Strategy 2002-2005).
<b>R. To provide housing to meet local needs</b>	The provision of residential care homes at either scale will help to meet the housing needs of the elderly. Although, provision at a smaller scale is more likely to result in a local need being met and therefore increasing the likelihood that a resident could remain in their local area.
<b>S. To improve education and skills of the population overall</b>	There may be more competing demands for education and training facilities rather than recreational facilities in some locations. Both options would work towards meeting the needs of the young residents Hambleton.

<b>T. To improve access to a range of services and facilities</b>	Priority allocations in support of young people will help them to access recreational/leisure facilities. It may also help to meet the need for after school activities/clubs.
<b>Summary:</b> The provision of residential care will help to meet the housing needs of the elderly in the District and provide jobs in elderly care. Large-scale residential care is most likely to have an impact on the landscape and could disrupt the settlement form due to necessary design requirements. Smaller scale residential care facilities should have less of an impact and are more likely to meet local needs as elderly people are more likely to stay within their community. The priority allocation of sites in support of young people is suitable in locations where there are lower pressures for sites such as housing or employment. Areas where this is most likely to be of benefit are locations subject to youth crime (in particular vandalism) or not in need of regeneration.	



## Topic Paper: Community Facilities

### Subject: Shops and Pubs

Q10 asks the respondent whether the LDF should aim to support vulnerable village shops, post offices and public houses (a) or whether the facilities, if no longer viable, would have more favourable alternative uses (b).

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	The loss of services within a settlement could have an indirect negative effect, as there would be less active frontages therefore reducing the townscape quality.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	This subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	Any change in use of a building within an important historic area should ensure that buildings are preserved and where possible enhanced.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The change of use of key facilities could mean that local residents need to travel further a field to gain access to village shops, post offices and public houses etc. This could result in unsustainable travel choices, as many of the villages do not have a viable public transport link to the market towns.
<b>E. To encourage the prudent use of natural resources</b>	This subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	This subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	The loss of facilities such as village shops etc will not help to retain the existing businesses but may provide suitable locations for other small businesses such as new media etc.
<b>H. To make the most of Hambleton's economic strengths</b>	Support from the LDF would help to stimulate community economic development as regeneration or new development in areas with vulnerable services would help to maintain their survival.
<b>I. To provide for closer links between where people live and where they work</b>	The loss of facilities will not help to encourage the growth of indigenous businesses but may provide suitable locations for micro and small businesses or affordable housing opportunities.
<b>J. To provide a range of premises suitable to support the economy</b>	Both options would help to provide a more efficient use of the sites as supporting the facilities would make them more viable and a change in use may include uses such as housing or business.
<b>K. To encourage sustainable distribution and communication systems</b>	The loss of local facilities may indirectly discourage local supply chains due to a reduction in local outlets for produce.

<b>L. To encourage the provision of support services</b>	This subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	This subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The loss of key facilities such as village shops and post offices may work towards discouraging community capacity, as a change in use would remove elements of the hub of the community (i.e. locations where people congregate).
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Support from the LDF would help to support and regenerate areas of deprivation, particularly in rural areas, which are more likely to be dependant on local facilities.
<b>P. To improve the health of the population</b>	This subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	This subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The change of use of local facilities could include housing, which may help meet local housing needs. However, additional housing would increase the need for local services and may result in more people travelling to other locations to gain access to services.
<b>S. To improve education and skills of the population overall</b>	This subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	The change of use will result in the loss of access to key local facilities and services. This could result in unsustainable travel choices, as many of the villages do not have a viable public transport link to the market towns. Support from the LDF would help to retain them and encourage their viability.
<p><b>Summary:</b>  A change in use of facilities would result in the loss and reduced access to key facilities and services as well as reducing the townscape quality of the settlement. This could result in unsustainable travel choices, as many of the villages do not have a viable public transport link to the market towns. The areas most likely to have unviable facilities are rural areas, which are not only in need of regeneration but also have housing needs. The change of use of some facilities may help to meet that need and could also encourage other uses such as micro businesses. An assessment would need to be undertaken on a site-by-site basis in order to understand the consequences of any change in use in order for the most sustainable decision to be made. Any change in use in an area of historic importance should also be undertaken in a sympathetic manner.</p>	

## **Topic Paper 7 – Transport and Accessibility**



## Topic Paper: Transport and Accessibility

### Subject: Location and Design of New Developments

Question 1 asks whether future development should be directed to locations accessible by public transport in order to reduce the need to travel by car. Question 2 provides options for locations where future development should be concentrated either between the market towns and a range of villages or a more dispersed pattern of development. Question 3 asks the respondent for further suggestions of locations.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Reducing the need to travel by car as suggested in Question 1, would help to maintain the attractive Hambleton landscape, as it would reduce the need to build new roads. Concentrating new development within the market towns would also help to protect the landscape as it may reduce the risk of urban sprawl unless significant urban extensions were proposed. Dispersing development to the villages would potentially increase their size (depending on density of the development) and this would encroach on the surrounding landscape. Development within the market towns or the villages could potentially have a negative impact on the townscape, however this would be determined by the quality and sensitivity of the design with opportunities to enhance the location.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Reducing the need to travel by car would help to maintain and enhance biodiversity in the district, as it would lead to a reduction in air pollution, thus improve air quality. It would also reduce the need to build new roads, which would protect nature conservation sites and habitats.
<b>C. To conserve and enhance the District's historic environment.</b>	Development within the market towns or the villages could potentially have a negative impact on the District's historic environment, however this would be determined by the quality and sensitivity of the design with opportunities to enhance the area.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	To reduce the need to travel by car development would have to be accessible to services and facilities using alternative modes of transport, which would suggest that market towns and Sustainable Service Villages are the most appropriate locations. Concentration of housing development within market towns would encourage the re-use of brownfield land and conversion of existing buildings. However, it is unclear how intensive the development within the towns would be and excessive intensification could lead to the loss of the locally distinctive settlement form. Increasing development within the villages could increase the provision of local services and therefore, may help to reduce the need to travel.
<b>E. To encourage the prudent use of natural resources</b>	Reducing the need to travel by car would encourage prudent use of natural resources in the district and it would lead to a reduction in air pollution, thus improving air quality and greenhouse gas emissions.

<b>F. To develop a managed response to the effects of climate change</b>	Reducing the need to travel by car will help to reduce the causes of climate change. However, in order to manage the a response to the effects of climate change development should be directed away from locations that are likely to increase the risk of flooding within the settlement or elsewhere. These locations will include parts of Old Thirsk and Northallerton, which both have recent history of flooding.
<b>G. To encourage conditions which facilitate business success</b>	New development within market towns and villages could potentially increase the number of customers, clients, employees etc.
<b>H. To make the most of Hambleton's economic strengths</b>	New development within market towns and villages could potentially increase the number of customers, clients, employees etc.
<b>I. To provide for closer links between where people live and where they work</b>	Development within market towns is likely to reduce travel within and between towns, but could increase travel by car from villages to towns. More dispersed development would mean people living in villages having better access to jobs, services etc, but may mean opportunities for efficiencies in towns are lost.
<b>J. To provide a range of premises suitable to support the economy</b>	The topic paper does not state whether the new development would include employment sites. However, concentration of development within the market towns may help to increase the supply of employment land in areas where this is limited e.g. Thirsk, Easingwold etc.
<b>K. To encourage sustainable distribution and communication systems</b>	Some market towns such as Northallerton, Thirsk and Bedale are located close to main roads (including A19) and rail networks. Locating industrial and warehousing development in close proximity may help to encourage more efficient road distribution or sustainable distribution by rail.
<b>L. To encourage the provision of support services</b>	The provision of new development in market towns and villages may help to provide jobs in essential services within the District.
<b>M. To improve the skill-base of Hambleton</b>	The provision of new development in market towns and villages may help to provide for jobs in the District and therefore reduce the out-migration of the skilled younger residents.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The provision of development within the rural villages could help to support deprived areas by increasing their access to services and facilities. Reducing the need to travel by car to key services could be of benefit to disadvantaged groups such as the young, elderly and disabled if appropriate alternatives are provided.
<b>P. To improve the health of the population</b>	Reducing the need to travel by car to jobs and key services may help to reduce the number of road accidents, but will not directly improve road safety levels.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.

<b>R. To provide housing to meet local needs</b>	New development in rural villages could help meet the local housing needs, if sufficient levels of affordable housing can be provided. Question 3 provides an opportunity for respondents to suggest locations for new development and this may help to identify specific areas of need.
<b>S. To improve education and skills of the population overall</b>	New development provision may include educational facilities, thus improving access to training, education and skills for young people.
<b>T. To improve access to a range of services and facilities</b>	The provision of new development in market towns and a range of villages should increase accessibility to services and facilities. However, the implementation of the new development will need to be supported by an improved public transport network, as some villages will still need to gain access to the services and facilities.
<p><b>Summary:</b> Reducing the need to travel by car would have a number of benefits including a reduction in congestion and improving air quality, which would help to maintain and enhance Hambleton's landscape and biodiversity. The need to travel by car can be reduced by encouraging new development in areas accessible by public transport. If new development were concentrated within market towns, this would help to reduce dispersed development and encourage a more efficient use of land and premises and more potential for commercially feasible public transport. However, public transport is not always a viable alternative between market towns and villages meaning that people in more rural areas would continue to experience problems of isolation and poor access to services. If new development was located in a range of villages as well as market towns, those without cars could still gain access to jobs and key services.</p>	

## Topic Paper: Transport and Accessibility

### Subject: Public and Community Transport, Walking and Cycling

Question 4 asks the respondent to choose whether the LDF should encourage public transport, walking and cycling as alternatives to car travel where practical. Question 5 supports this by providing a list of potential measures that could be implemented to encourage public transport, cycling and walking. Question 6 asks for any further suggestions.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Encouraging public transport, cycling and walking through the LDF (Q4) and measures such as pedestrian and cycling priority (Q5) should help to lower the number of car journeys and thus help to reduce congestion. Reducing congestion will enhance townscape quality in those areas. The LDF should ensure that any measures introduced in conservation areas are sensitive in design to prevent any loss in townscape quality. A reduction in car journeys through encouraged public transport use will also help to maintain Hambleton's landscape, as there will be less pressure to build new roads to alleviate congestion.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Encouraging public transport, cycling and walking through the LDF (Q4) and measures such as safe cycling and walking routes (Q5) will help to lower the number of car journeys and thus reduce pollution from car emissions. This will help to improve air quality, which is beneficial to Hambleton's biodiversity. A reduction in car journeys through encouraged public transport use will also help to maintain Hambleton's habitats and species, as there will be less pressure to build new roads to alleviate congestion.
<b>C. To conserve and enhance the District's historic environment.</b>	Encouraging public transport, cycling and walking through the LDF (Q4) and measures such as pedestrian and cycling priority (Q5) will help to lower the number of car journeys and thus help to reduce congestion. Reducing congestion in conservation areas will help enhance the setting of the historic environment such as listed buildings. The LDF should ensure that any measures introduced in areas of historic importance are sensitive in design to prevent any detrimental impact on the historic environment.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The use of measures (Q5) such as green travel plans and ensuring that cycling and walking is encouraged within new development will help to provide more sustainable locations. The encouragement of cycling and walking (Q4 and 5) will help to reduce noise pollution.
<b>E. To encourage the prudent use of natural resources</b>	Reducing car use through encouraging public transport, cycling and walking (Q4) through the implementation of measures such as providing cycle parking in key locations will help to reduce air pollution caused by car emissions as well as reduce emissions of greenhouse gases which contribute to the effects of climate change.

<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	Encouraging public transport (Q4) and the use of measures such as green travel plans (Q5) will help to reduce congestion, which may in turn benefit businesses through improved access for employees, client, customers and deliveries etc.
<b>H. To make the most of Hambleton's economic strengths</b>	The subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	Increasing accessibility by encouraging public transport, cycling and walking (Q4) though the implementation of measures such as improving routes (Q5) may make areas more attractive to businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	The measures suggested in Question 7 include green travel plans and should encourage sustainable forms of transport for business use.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Encouraging use of public transport (Q4) through measures such as improved public transport routes will potentially help the elderly and those with impaired mobility gain access to services and facilities.
<b>P. To improve the health of the population</b>	Encouraging cycling and walking (Q4) through the implementation of measures such as pedestrian and cycle priority could help to improve the health of the population by encouraging healthy lifestyles.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The subject does not contribute to this objective.
<b>S. To improve education and skills of the population overall</b>	Encouraging public transport, cycling and walking (Q4) will help to reduce congestion and improve access to education and training facilities for those without access to a car e.g. the young population.

<b>T. To improve access to a range of services and facilities</b>	Encouraging public transport, cycling and walking (Q4) will help to reduce congestion and improve access to service and facilities for those without access to a car e.g. the elderly in rural areas.
<b>Summary:</b> Encouraging public transport, cycling and walking through the LDF (Question 4) will help to improve access to services and facilities as well as reduce congestion. This would benefit businesses and reduce the need for future road building, which would help maintain the environment. The choice of cycling and walking over car use will also work towards improving the health of the district as well as improve air quality. However, the LDF should ensure that any measures used to encourage the use of public transport, cycling and walking as set out in Question 5, are sensitive to the surrounding townscape and local distinctiveness of the area.	

## Topic Paper: Transport and Accessibility

### Subject: Traffic Management

Question 7 asks the respondent to choose between an option for bypass building or a more holistic approach, as set out in the new transport plan, for the market towns and their rural hinterlands.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Building bypasses would reduce congestion in towns and villages, thus protecting their townscape. However, they would have a negative impact on the high quality Hambleton landscape. A holistic approach would aim to reduce congestion through appropriate provision of services and transport and where necessary, protect the environment from the impact of these provisions.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Building bypasses would have a negative impact on the on the habitats and species within Hambleton. The provision of bypasses does not discourage car use, which does not help to reduce air pollution, which can have a negative impact on biodiversity. A holistic approach would aim to reduce congestion through appropriate provision of services and transport and where necessary, protect the environment from the impact of these provisions.
<b>C. To conserve and enhance the District's historic environment.</b>	Building bypasses would reduce congestion in towns and villages, thus protecting conservation areas. However, they could have a negative impact on the areas of archaeological importance outside the urban areas. A holistic approach would aim to reduce congestion through appropriate provision of services and transport and where necessary, protect the environment from the impact of these provisions.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Building bypasses would reduce noise and air pollution in towns and villages. However, they would not discourage car use, which would not help to improve air quality across the district and would not provide a sustainable transport solution. A holistic approach would aim to reduce congestion in both urban and rural areas as well as maintaining an efficient transport network.
<b>E. To encourage the prudent use of natural resources</b>	Bypasses increase the amount of impermeable surfaces in the district and could lead to run-off, thus increasing the risk of water pollution. Building bypasses may also increase the use of primary resource materials and construction waste. The holistic approach specifically sets out to contribute to the efficient use of resources.
<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.

<b>G. To encourage conditions which facilitate business success</b>	The building of bypasses can mean that a significant number of vehicles do not pass through a town or village. This may reduce the number of visitors to the area, thus potential customers etc. Shops and businesses that are dependent on the tourist and passing trade may suffer as a result. However, reduced congestion would reduce business costs and delays. A holistic approach aims to contribute towards increasing economic prosperity for everyone.
<b>H. To make the most of Hambleton's economic strengths</b>	The building of bypasses can mean that a significant number of vehicles do not pass through a town or village. This may reduce the number of visitors to the area, thus potential customers etc. Shops and businesses that are dependent on the tourist trade may suffer as a result. However, reduced congestion would reduce business costs and delays. A holistic approach aims to contribute towards increasing economic prosperity for everyone.
<b>I. To provide for closer links between where people live and where they work</b>	Improving the road network through bypass building may increase the amount of people commuting away from Hambleton. A holistic approach aims to contribute towards increasing economic prosperity for everyone.
<b>J. To provide a range of premises suitable to support the economy</b>	The subject does not contribute to this objective.
<b>K. To encourage sustainable distribution and communication systems</b>	The halting of bypass building and the use of a holistic approach to traffic management may force businesses to take a more sustainable approach to distribution and could encourage the use of green travel plans.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The subject does not contribute to this objective.
<b>P. To improve the health of the population</b>	A holistic approach aims to improve safety for all highway users and to promote healthy and sustainable communities.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The subject does not contribute to this objective.

<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	<p>The construction of bypasses would reduce congestion. This would improve access to services and facilities. However, the bypass may have a negative impact through loss of custom, on local indigenous businesses forcing them to close, thus reducing access to local facilities.</p> <p>A holistic approach aims to ensure good access to key services for everyone as well as contributing towards increased economic prosperity for everyone.</p>
<p><b>Summary:</b>  The continuation of bypass building would have a positive impact on congestion within towns and villages. However, the process of road building may have a negative impact on the high quality landscape of the district and important habitats and species. Bypasses can also impact on the local economy of the town and villages that they are built to help as businesses can suffer from loss of custom. This could affect the accessibility of local services for people. Improving road networks could also encourage out-commuting, which is an issue identified by the Council. A holistic approach set out within the new transport plan aims to ensure that the environment and the economy are protected from negative impacts.</p>	

## Topic Paper: Transport and Accessibility

### Subject: Parking

Question 8 and 9 provide options on whether the demand for car parking in market towns should be met by new car parks and other options such as multi-storey car parks or that the supply of car parks should be reduced and other modes of transport should be encouraged, thus freeing some car parking areas for redevelopment. Questions 10, 11 and 12 refer to lorry parking in the District. However, each question is open ended and no clear options are provided for appraisal.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	<p>Providing new car parks and in particular multi-storey car parks would have an impact on the local distinctiveness of the market towns (Q8). Reducing car travel through encouraging other modes of travel (Q9) would enhance the town centres. Reducing car use would free up brownfield land within market towns that can be used for town centre expansion and to meet the housing provision requirements. This would help to reduce the need for the overall expansion of the market town, which would maintain and enhance the landscape.</p>
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	<p>The re-use of car parks (Q9) would reduce the need for greenfield land for development. This would help to maintain the district's biodiversity, flora and fauna and geological interests. Reducing car use through reduction of car parks and encouraging public transport would help to improve air quality by lowering car emissions, which in turn would benefit biodiversity.</p>
<b>C. To conserve and enhance the District's historic environment.</b>	<p>Increasing the provision of car parks and the use of other methods such as multi-storey car parks (Q10) would have a negative impact on the character of the historic market town centres.</p>
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	<p>The re-use of car parks will increase the availability of brownfield land (Q9). This will help to reduce the loss of open spaces and avoid the potential excessive intensification of the market towns. Encouraging the use of public transport (Q9) will help to provide more sustainable locations.</p>
<b>E. To encourage the prudent use of natural resources</b>	<p>Discouraging car use through reduced car parking will help to improve air quality.</p>
<b>F. To develop a managed response to the effects of climate change</b>	<p>Re-using car parks may avoid increasing the amount of impermeable surfaces, which increase surface water run-off.</p>
<b>G. To encourage conditions which facilitate business success</b>	<p>Reduced car parking may improve the frequency of use of car parking in the market towns, which would be a boost for businesses. Alternatively, it may put customs off using town centres, which would reduce trade.</p>
<b>H. To make the most of Hambleton's economic strengths</b>	<p>Reduced car parking may improve the frequency of use of car parking in the market towns. This will be a boost for indigenous businesses and tourism. Alternatively, it may put customs off using town centres, which would reduce trade.</p>

<b>I. To provide for closer links between where people live and where they work</b>	Freeing up central market town sites that would otherwise have been used for car parking through the re-use of car parks (Q9) will provide opportunities for housing, mixed-use and employment.
<b>J. To provide a range of premises suitable to support the economy</b>	The re-use of car parks (Q9) may help to ensure the provision of attractive town centre sites for new businesses is adequate. Alternatively, it may put customs off using town centres, which would reduce trade.
<b>K. To encourage sustainable distribution and communication systems</b>	Reduced car parking will discourage access by car and encourage more sustainable alternatives such as public transport.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The re-use of car parks (Q9) in market towns may provide opportunities for regeneration. However, pockets of deprivation are located in rural areas and therefore, the market town redevelopment may not benefit the areas most in need.
<b>P. To improve the health of the population</b>	Reduced car parking (Q9) will discourage access by car, thus reducing the potential for car accidents.
<b>Q. To reduce levels of crime</b>	The reduction of car parks and car use (Q9) may contribute to a reduction in car crime within market towns.
<b>R. To provide housing to meet local needs</b>	The re-use of car parks within the market towns (Q9) could be used for the provision of affordable housing. However, this will not help meet the housing needs in rural areas.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Reduced car parking (Q9) may help to increase the frequency of use of parking spaces and potentially increase the number of people able to gain access to the market towns and the services and facilities. Alternatively, it could have the opposite effect if it prices people out especially those who can least afford it. Better public transport provision will also help to increase access for those without access to a car, a particular need for people in more rural areas.

**Summary:**

The provision of more car parks, including the potential use of multi-storey car parks to meet the demand in market towns would have a detrimental affect on the character and attractiveness of the market towns. The reduction of car parks and the re-use of sites would help to reduce the use of greenfield land, which would not only benefit the environment, but would also provide brownfield sites within the market towns, that could be used for housing, mixed-use or employment, providing a number of potential benefit, such as developing the market town economy. Alternatively, it may put customs off using town centres, which would reduce trade. The reduction of car parks and encouraging use of public transport would help to discourage car use. This would help reduce congestion, improve air quality, increases the frequency of parking spaces and therefore, the number of people able to gain access to the market towns, particularly for those without access to a car. However, redevelopment solely within the market towns would not help the pockets of deprived rural areas, which have the greatest affordable housing need.

## Topic Paper: Transport and Accessibility

### Subject: Mobility

Question 13 asks what should be done to improve access for people with impaired mobility to jobs, town centres, key services, transport etc in Hambleton.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	The subject does not contribute to this objective.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	The subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The subject does not contribute to this objective.
<b>E. To encourage the prudent use of natural resources</b>	The subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	The subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	The subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	The subject does not contribute to this objective.

<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Any measures introduced within the LDF would help people with impaired mobility.
<b>P. To improve the health of the population</b>	The subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The subject does not contribute to this objective.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	Any measures introduced within the LDF would help people with impaired mobility to gain access to services and facilities.
<p><b>Summary:</b>  The Topic Paper does not provide options on this subject, which can be suitably assessed. Any measures that are suggested would help people with impaired mobility to gain access to services and facilities. It is recommended that any measures introduced within the LDF are of high quality design and take the surrounding areas into consideration to ensure that they do not detract from Hambleton's local distinctiveness and character.</p>	

## **Topic Paper 8 - Environment**



## Topic Paper: Environment

### Subject: Conservation and Design

Questions 1 and 2 ask the respondent for suggestions on what the LDF can do to preserve and enhance existing Conservation Areas and improve the quality of design in new buildings. The council is already implementing conservation led regeneration within market towns. Question 3 asks whether high quality design should be promoted everywhere and in all developments.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	Promoting high quality design everywhere and in all developments rather than just within market towns would maintain high quality landscapes and enhance lower quality landscapes. It would also enhance and preserve Conservation Areas and the District's local distinctiveness.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	Promoting high quality design across the District would help to protect sites of importance from inappropriate development.
<b>C. To conserve and enhance the District's historic environment.</b>	Promoting high quality design everywhere and in all developments rather than just within market towns would help to preserve and enhance historic buildings including the 2027 listed buildings, which contribute to the District's heritage.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	High quality design can help to reduce the disruption of locally distinctive settlement form.
<b>E. To encourage the prudent use of natural resources</b>	High quality design should also incorporate issues of water and energy as well as prudent and efficient use of energy. The LDF should ensure that this is encouraged as part of the design.
<b>F. To develop a managed response to the effects of climate change</b>	High quality design should also incorporate local flooding issues to help prevent creating or increasing flood risk in the area of elsewhere.
<b>G. To encourage conditions which facilitate business success</b>	The subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	The use of high quality design within the market towns such as Northallerton as part of their enhancement schemes within Conservation Areas, supports their renaissance and therefore, makes the most of Hambleton's economic strengths. Conservation led regeneration will also help to encourage tourism across the District.

<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	The use of high quality design across the District should help to provide attractive sites for modern businesses, which will help to support the economy.
<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	By encouraging conservation led regeneration across the District rather than just in market towns, it is more likely that the smaller hidden pockets of deprivation within rural areas will also benefit from regeneration.
<b>P. To improve the health of the population</b>	The subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	High quality design could include crime sensitive design, which would help to reduce levels of crime. This would be beneficial for all locations within the District.
<b>R. To provide housing to meet local needs</b>	The District would benefit from safe, secure and decent housing. This could be encouraged through high quality design. The housing need is most prevalent within the rural areas of the District and therefore, conservation led regeneration focused only on market towns would not help meet this objective.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	The subject does not contribute to this objective.

**Summary:**

The District as a whole would benefit more from a wide distribution of high quality design, not just within market towns. There are areas of historic importance within villages as well as the market towns. Enhancing the townscape and historic environment, would help to encourage businesses and boost the economy. Conservation led regeneration, would also be beneficial to the rural areas outside of the market towns as this is where the hidden pockets of deprivation are located as well as the local affordable housing need.

**Topic Paper: Environment****Subject: Public Art**

Question 4 asks whether the LDF should encourage public art within the design of new development or not.

**SA/SEA Headline Objectives for Hambleton LDF**

<b>A. To maintain and enhance landscape and townscape quality</b>	The inclusion of public art within the design of new development may help to enhance conservation areas and add value to the diverse and locally distinctive character of Hambleton.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	The inclusion of public art within the design of new development may help to enhance buildings, which contribute to the District's heritage.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The subject does not contribute to this objective.
<b>E. To encourage the prudent use of natural resources</b>	The subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	The subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	The subject does not contribute to this objective.
<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.

<b>J. To provide a range of premises suitable to support the economy</b>	The use of public art within new development may help make sites more attractive to modern businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The Topic Paper does not state where the location of any new development would be. However, the inclusion of public art within new development in rural Hambleton may help to attract businesses and tourists to all areas in need of regeneration within the District.
<b>P. To improve the health of the population</b>	The subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	The subject does not contribute to this objective.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	The subject does not contribute to this objective.
<b>Summary:</b> The use of public art within new development could be used to enhance the local distinctiveness and cultural heritage of the District. It may also help to make areas more attractive to businesses and tourists, and would be particularly beneficial areas in need of regeneration. Any public art should be of high quality in design and be sensitive to its surroundings.	

**Topic Paper: Environment**

**Subject: Energy**

[Note - No options provided other than RSS options and question given in topic paper do not refer to options – check with Hambleton]

**SA/SEA Headline Objectives for Hambleton LDF**

**A. To maintain and enhance landscape and townscape quality**

**B. To maintain and enhance biodiversity, flora and fauna and geological interests**

**C. To conserve and enhance the District's historic environment.**

**D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character**

**E. To encourage the prudent use of natural resources**

**F. To develop a managed response to the effects of climate change**

**G. To encourage conditions which facilitate business success**

**H. To make the most of Hambleton's economic strengths**

**I. To provide for closer links between where people live and where they work**

**J. To provide a range of premises suitable to support the economy**

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

**Topic Paper: Environment****Subject: Secured by Design**

Question 7 asks the respondent how the LDF can encourage Secured by Design development. Question 7b asks whether Secured by Design should be applied to all kinds of development including housing estates, town centres and industrial areas.

**SA/SEA Headline Objectives for Hambleton LDF**

<b>A. To maintain and enhance landscape and townscape quality</b>	Designing out crime is beneficial for all public areas and having safe public areas will help to enhance the townscape. Sensitive design will be necessary to ensure landscape and townscape quality is not adversely affected.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	Designing out crime can help to preserve the District's heritage as it will help to prevent criminal activity such as vandalism etc.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	The subject does not contribute to this objective.
<b>E. To encourage the prudent use of natural resources</b>	The subject does not contribute to this objective.
<b>F. To develop a managed response to the effects of climate change</b>	The subject does not contribute to this objective.
<b>G. To encourage conditions which facilitate business success</b>	Designing out crime may help to retain existing businesses in all areas by ensuring a safer local environment, which could facilitate businesses success.
<b>H. To make the most of Hambleton's economic strengths</b>	Designing out crime may help to ensure that tourism continues to contribute to the economy as high crime rates may discourage visitors. Designing out crime may also support the renaissance of the market towns.
<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.

<b>J. To provide a range of premises suitable to support the economy</b>	Designing out crime in new development will help to provide attractive sites for modern businesses.
<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	The subject does not contribute to this objective.
<b>P. To improve the health of the population</b>	Designing out crime will not directly help to reduce the use of drugs and alcohol, but can ensure that public open spaces are over looked and therefore, may help to discourage drug and alcohol abuse on public streets.
<b>Q. To reduce levels of crime</b>	Designing out crime should reduce crime levels and anti-social behaviour, as it will ensure that public open spaces are over looked and escape routes are eliminated. Vandalism is the only offence which has increased prevalence over last 2 years (Hambleton Community Safety Partnership Strategy 2002-2005).
<b>R. To provide housing to meet local needs</b>	Designing out crime in new development will help to provide safe and secure housing in the District.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	The subject does not contribute to this objective.
<b>Summary:</b> Designing out crime in new development would help to enhance the urban areas and should help to reduce anti-social behaviour and risk of vandalism. This may make Hambleton more attractive to both businesses and tourists. It would also have a direct impact on crime rates (e.g. open spaces over looked and escape routes eliminated), thus reducing opportunities for criminal behaviour. However, it should also incorporate sensitive design in order to protect landscape and townscape quality.	

**Topic Paper: Environment****Subject: Natural Environment**

[Note – no options are provided under this subject heading. All questions relate to what the LDF can do to benefit the natural environment only. Check with Hambleton]

<b>SA/SEA Headline Objectives for Hambleton LDF</b>	
<b>A. To maintain and enhance landscape and townscape quality</b>	
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	
<b>C. To conserve and enhance the District's historic environment.</b>	
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	
<b>E. To encourage the prudent use of natural resources</b>	
<b>F. To develop a managed response to the effects of climate change</b>	
<b>G. To encourage conditions which facilitate business success</b>	
<b>H. To make the most of Hambleton's economic strengths</b>	
<b>I. To provide for closer links between where people live and where they work</b>	
<b>J. To provide a range of premises suitable to support the economy</b>	

<b>K. To encourage sustainable distribution and communication systems</b>	
<b>L. To encourage the provision of support services</b>	
<b>M. To improve the skill-base of Hambleton</b>	
<b>N. To enable improved community participation</b>	
<b>O. To provide support to deprived areas and disadvantaged groups</b>	
<b>P. To improve the health of the population</b>	
<b>Q. To reduce levels of crime</b>	
<b>R. To provide housing to meet local needs</b>	
<b>S. To improve education and skills of the population overall</b>	
<b>T. To improve access to a range of services and facilities</b>	
<b>Summary:</b>	

## Topic Paper: Environment

### Subject: Flooding

When allocating new sites for development in Hambleton, priority should be given to areas which have the lowest risk of flooding. Question 12 presents two possible options for achieving this, either allowing developments in settlements with flooding issues, but only on sites where a flood risk has shown development will not cause flooding problems or limit allocations to settlements which are free from flooding problems.

#### SA/SEA Headline Objectives for Hambleton LDF

<b>A. To maintain and enhance landscape and townscape quality</b>	The subject does not contribute to this objective.
<b>B. To maintain and enhance biodiversity, flora and fauna and geological interests</b>	The subject does not contribute to this objective.
<b>C. To conserve and enhance the District's historic environment.</b>	The subject does not contribute to this objective.
<b>D. To ensure that new development is located in the most sustainable locations that are appropriate to settlement character</b>	Both options for the location of new development are in areas that would not contribute to flooding issues. Therefore, both would result in new development being located in potentially sustainable locations.
<b>E. To encourage the prudent use of natural resources</b>	Both options for the location of new development are in areas that would not contribute to flooding issues. Therefore, choosing either location should not increase the risk of water pollution.
<b>F. To develop a managed response to the effects of climate change</b>	Both options for the location of new development are in areas that are either free from flooding problems or flood risk assessments have shown would not contribute to flooding issues. Therefore, neither would increase flood risk, but would not help to reduce flood risk either.
<b>G. To encourage conditions which facilitate business success</b>	The subject does not contribute to this objective.
<b>H. To make the most of Hambleton's economic strengths</b>	The subject does not contribute to this objective.

<b>I. To provide for closer links between where people live and where they work</b>	The subject does not contribute to this objective.
<b>J. To provide a range of premises suitable to support the economy</b>	Thirsk has a history of flooding and is also in short supply of employment land. If new development were directed away from settlements with flooding issues, these needs may not be met.
<b>K. To encourage sustainable distribution and communication systems</b>	The subject does not contribute to this objective.
<b>L. To encourage the provision of support services</b>	The subject does not contribute to this objective.
<b>M. To improve the skill-base of Hambleton</b>	The subject does not contribute to this objective.
<b>N. To enable improved community participation</b>	The subject does not contribute to this objective.
<b>O. To provide support to deprived areas and disadvantaged groups</b>	Settlements that have been subject to flooding issues may need the boost from new development, particularly if they have a specific requirement such as need for employment. Locations such as Northallerton, Stokesley and Thirsk have recent history of flooding, but also contain pockets of relatively high unemployment. Therefore, directing potential employment development away from these locations may not help meet the local need.
<b>P. To improve the health of the population</b>	The subject does not contribute to this objective.
<b>Q. To reduce levels of crime</b>	The subject does not contribute to this objective.
<b>R. To provide housing to meet local needs</b>	Settlements that have been subject to flooding issues may have a local housing need. If new development were only allocated in settlements free from flooding problems the affordable housing need would not be met.
<b>S. To improve education and skills of the population overall</b>	The subject does not contribute to this objective.
<b>T. To improve access to a range of services and facilities</b>	There has been a steady decline in the number of village shops and many communities are not served by public transport. If new development was directed away from settlements with flooding issues, this may rule out the provision of services and facilities that may be required in that area. This would cause problems for those without access to a car if the settlement were in need of services and facilities.

**Summary:**

Allowing development in settlements either with no flooding problems or on sites in settlements with flooding issues, but which will not cause flooding problems are both potentially viable options. However, settlements that have been subject to flooding issues may need the boost from new development, particularly if they have a specific requirement such as need for employment. Locations such as Northallerton, Stokesley and Thirsk have recent history of flooding, but also contain pockets of relatively high unemployment. Therefore, directing potential employment development away from these locations may not help meet the local need.