

CORE STRATEGY ISSUES AND OPTIONS SUSTAINABILITY APPRAISAL REPORT

JUNE 2009

Nuneaton and Bedworth Local Development Framework

ON BEHALF OF: NUNEATON AND BEDWORTH BOROUGH COUNCIL

Alliance Planning

No part of this document may be copied or reproduced without the express written permission of Alliance Planning

Offices at:

Wharf House, Wharf Road
Guildford
Surrey GU1 4RP
Tel: 01483 579 098

Halifax House
14-15 Frederick Road, Edgbaston
Birmingham B15 1JD
Tel: 0121 410 2703

58 Davies Street
London
W1K 5JF
Tel: 0207 499 1982

NUNEATON AND BEDWORTH LOCAL DEVELOPMENT FRAMEWORK

CORE STRATEGY ISSUES AND OPTIONS SUSTAINABILITY APPRAISAL REPORT

REFERENCE: NBBC 3042

ON BEHALF OF: NUNEATON AND BEDWORTH BOROUGH COUNCIL

PREPARED BY: JULIAN WOODERSON BA (Hons) DipTP MRTPI

DATE: 5 JUNE 2009

Alliance Planning

No part of this document may be copied or reproduced without the express written permission of Alliance Planning

Offices at:

Wharf House, Wharf Road
Guildford
Surrey GU1 4RP
Tel: 01483 579 098

Halifax House
14-15 Frederick Road, Edgbaston
Birmingham B15 1JD
Tel: 0121 410 2703

58 Davies Street
London
W1K 5JF
Tel: 0207 499 1982

CONTENTS

page

1	INTRODUCTION	1
2	TESTING THE CORE STRATEGY OBJECTIVES	9
3	APPRAISAL OF STRATEGIC DEVELOPMENT OPTIONS	17
4	MITIGATION MEASURES	57
5	NEXT STEPS	61

Alliance Planning

No part of this document may be copied or reproduced without the express written permission of Alliance Planning

Offices at:

Wharf House, Wharf Road
Guildford
Surrey GU1 4RP
Tel: 01483 579 098

Halifax House
14-15 Frederick Road, Edgbaston
Birmingham B15 1JD
Tel: 0121 410 2703

58 Davies Street
London
W1K 5JF
Tel: 0207 499 1982

1 INTRODUCTION

1.1 BACKGROUND

- 1.1.2 Nuneaton and Bedworth Borough Council (The Council) is currently preparing its Core Strategy Development Plan Document (DPD), which will set out the spatial vision, strategic objectives for the Borough, a spatial strategy, core policies and a monitoring and implementation framework. The Core Strategy will replace the existing Nuneaton and Bedworth Local Plan, which was adopted on 28 June 2006 and covers the period to 2009. To inform the preparation of the Core Strategy the Council has prepared a Core Strategy Issues and Options Document which illustrates the spatial vision for the Borough, the objectives to deliver the vision and a set of broad spatial development options to accommodate the growth.
- 1.1.3 Alliance Planning and UE Associates (UE-A) have been appointed to undertake a Sustainability Appraisal (incorporating the provisions of the EU SEA Directive) (hereafter referred to as SA) and Habitats Regulations Assessment (HRA) of the emerging Nuneaton and Bedworth Core Strategy DPD.
- 1.1.4 This SA Report provides the results of the independent assessment of the Core Strategy Issues and Options Report. The emerging Nuneaton and Bedworth Core Strategy and accompanying SA represent an important opportunity to drive forward the sustainability agenda and assist with urban and rural renaissance across the Borough. SA is a powerful tool that can not only evaluate the sustainability of the Core Strategy but also help deliver sustainable patterns of development and ensure that sustainability considerations are reflected in the evolution of the plan and policy preparation.
- 1.1.5 This SA Report is intended to add to the transparency of the process involved in selecting the Core Strategy preferred option, as well as ensuring and improving the sustainability of decisions taken. The SA Report will be made available for public consultation alongside the Core Strategy Issues and Options Report. The SA Report and all consultation representations received will be used by the Council to inform the preparation of the Core Strategy Preferred Options.

1.2 CONTEXT

- 1.2.1 Nuneaton and Bedworth is set to change and is required to accommodate significant levels of new development. Between the period 2006 and 2026 10,800 new dwellings are to be accommodated in the Borough. This is to be accompanied by the provision of 96 hectares of employment land. A key consideration for the Council is to

accommodate this growth and associated infrastructure whilst promoting sustainable economic growth, the protection of the Borough's built and natural environment and delivering a high quality of life for the Borough's residents, visitors and workers.

- 1.2.2 Nuneaton and Bedworth Borough is located in the north of Warwickshire, in the West Midlands, containing the second largest population (approximately 120,000) in the County but is the smallest in geographical area at 79.3km². The towns of Nuneaton and Bedworth are thriving communities although the Borough has had a significantly slower rate of population compared with the rest of the Country. The Borough is predominately urban in character and consists of the two market towns of Nuneaton and Bedworth and the large village of Bulkington situated in the Green Belt to the east of Bedworth.
- 1.2.3 The Borough has excellent transport links and is situated at the heart of the motorway network and both Nuneaton and Bedworth are easily accessible from the M1, M5, M6, M42 and the M69. The Borough is a 19-minute drive to Birmingham International Airport, a 37-minute drive to Nottingham East Midlands Airport, one of the UK's fastest growing airports and Nuneaton is served by the West Coast Mainline.
- 1.2.4 The Borough has a diverse economy. The most common business sector is Manufacturing. Other significant sectors are Wholesale & Retail Trade, Health & Social Work and Transport Storage and Communication. The business base of the Borough's local economy is a mixture of small and medium-sized firms.
- 1.2.5 There are significant pockets of deprivation in Nuneaton and Bedworth with the Borough suffering from the highest levels of deprivation in Warwickshire. The level of deprivation in the Borough varies widely, with some areas among the most deprived fifth of England areas and some among the least. A key indication of the scale of the socio-economic challenge facing the Borough can be understood from the 2007 Indices of deprivation. The most deprived Super-Output Area (SOA) in Warwickshire is the Bar Pool North and Crescents SOA in Nuneaton. This area is ranked 1,087th out of 32,482 SOAs in England. Placing it within the top 4% most deprived SOAs in England.
- 1.2.6 Recognising the socio-economic needs of Nuneaton and Bedworth, a large part of the Borough had been designated within the Coventry and Nuneaton Regeneration Zone. This is one of six areas designated by the Regional Development Agency in the West Midlands. The Regeneration Zone is a vehicle designed to assist in securing the regeneration of areas where high levels of deprivation occur.

1.3 NUNEATON AND BEDWORTH'S COMMITMENT TO SUSTAINABILITY AND CLIMATE CHANGE

1.3.1 The Council have signed up to both the Nottingham Declaration on Climate Change and the Warwickshire Climate Change Strategy, both initiatives with the aim of addressing the sustainability agenda and tackling climate change. The Council is committed to meet the aims and targets of the Warwickshire Climate Change Strategy. The overarching aim of the Warwickshire Climate Change Strategy is,

“To reduce greenhouse gas emissions in Warwickshire to at least the level set out by Government policy, 15%-18% reduction by 2010 and a 60% reduction by 2050 (against 1990 levels). We will achieve this whilst maintaining and improving the quality of life of Warwickshire residents through the implementation of a policy of sustainable development.”

1.3.2 The Nuneaton and Bedworth Core Strategy and the accompanying SA and HRA will have a key role in delivering the aims and targets of the Nottingham Declaration on Climate Change and the Warwickshire Climate Change Strategy. The SA will help ensure that the Core Strategy is prepared with a view to contributing to the achievement of sustainable development.

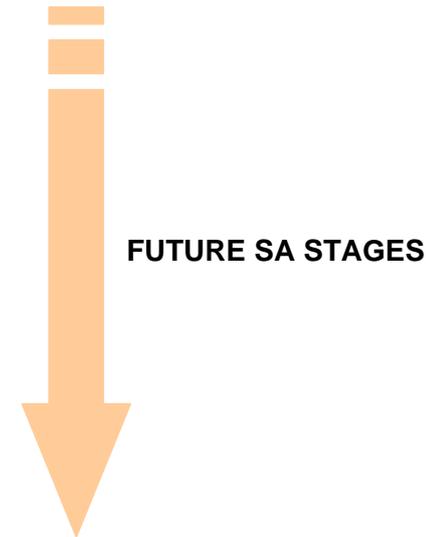
1.4 PURPOSE OF THIS SUSTAINABILITY APPRAISAL REPORT

1.4.1 This SA Report documents the outcome of the SA the Core Strategy Issues and Options Report. This report provides a broad independent qualitative assessment of the sustainability implications of the emerging spatial development options. It also includes a series of recommendations to be considered by the Council in future stages of Core Strategy preparation.

1.4.2 The preparation of this SA Report comprises the second major step in the SA of the Nuneaton and Bedworth Core Strategy and relates to Stage B of the five stage process set out in the ODPM (now DCLG) SA guidance¹. Stage A of the SA process, the SA Scoping Report was completed and consulted upon with statutory consultees and stakeholders between 5 November 2008 and 12 December 2008. A number of comments were received and appropriate amendments to the Scoping Report were made. The consultation comments received have fed into the preparation of this SA Report and the SA Framework, which was deemed a robust framework to evaluate the Nuneaton and Bedworth Core Strategy.

¹ Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents, ODPM, November 2005

Table 1: SA Stages and Tasks

<p>Stage A: Setting the context and objectives, establishing the baseline and deciding on the scope</p> <ul style="list-style-type: none"> • A1: Identifying other relevant policies, plans and programmes, and sustainability objectives. • A2: Collecting baseline information. • A3: Identifying sustainability issues and problems. • A4: Developing the SA framework. • A5: Consulting on the scope of the SA. 	 <p>STAGE A COMPLETE</p>
<p>Stage B: Developing and refining options and assessing effects</p> <ul style="list-style-type: none"> • B1: Testing the DPD objectives against the SA framework. • B2: Developing the DPD options. • B3: Predicting the effects of DPD. • B4: Evaluating the effects of the DPD. • B5: Considering way of mitigating adverse effects and maximising beneficial effects. • B6: Proposing measures to monitor the significant effects of implementing the DPDs. 	
<p>Stage C: Preparing the Sustainability Appraisal Report</p> <ul style="list-style-type: none"> • C1: Preparing the SA Report. 	 <p>FUTURE SA STAGES</p>
<p>Stage D: Consulting on the preferred options of the DPD and SA Report</p> <ul style="list-style-type: none"> • D1: Public participation on the preferred options of the DPD and the SA Report • D2(i): Appraising significant changes. • D2(ii): Appraising significant changes resulting from representations. • D3: Making decisions and providing information. 	
<p>Stage E: Monitoring the significant effects of implementing the DPD</p> <ul style="list-style-type: none"> • E1: Finalising aims and methods for monitoring. • E2: Responding to adverse effects. 	

1.5 NUNEATON AND BEDWORTH LOCAL DEVELOPMENT FRAMEWORK

1.5.1 Local Development Framework (LDF) is the new form of spatial development plan introduced by the Government's planning reforms under the Planning and Compulsory Purchase Act 2004 (hereafter referred to as the Act). The Act requires each LPA to prepare a LDF for its administrative area. LDFs are progressively replacing Structure, Local and Unitary Development Plans, will set the spatial framework which largely determines where, how and what development takes place. The LDF consists of a suite of LDDs which will guide all development.

1.5.2 The Nuneaton and Bedworth LDF will consist of the following LDDs:

- **Statement of Community Involvement (SCI)**- This document adopted December 2006 sets out how and when the Council intends to engage with stakeholders, statutory consultees and the public during the LDF preparation process.
- **Core Strategy Development Plan Document (DPD)**- The Core Strategy will be the first DPD to be prepared. All other DPDs and Supplementary Planning Documents (SPD) must be in conformity with the Core Strategy. The Core Strategy will set out the spatial vision, strategic objectives and policies, delivery strategy and development options of the Borough.
- **LDF Proposals Map**- The Proposal Map will illustrate the adopted land use policies and proposals set out in the DPDs, all land allocations and areas of protection. For example housing, employment and retail allocations, the Green Belt and environmental designations such as Sites of Special Scientific Interest (SSSIs) and Local Nature Reserves (LNRs).
- **Affordable Housing Supplementary Planning Document (SPD)**- The SPD sets out how the Council aims to secure provision of affordable housing within the Borough. SPDs are material considerations in planning applications and they must relate to DPD policies. SPDs are not legally binding and are not subject to examination by an Independent Inspector.
- **Annual Monitoring Report (AMR)**- Every LPA is required under the Act to publish an AMR. The AMR will assess the Council's progress in preparing its LDDs and in implementing its policies.

1.5.3 All LDDs prepared by the Council must be in general conformity with the West Midlands Regional Spatial Strategy (RSS). The RSS provides a regional planning framework to inform LDDs. The RSS includes strategic planning policies for the West Midlands covering a range of issues including employment, housing, retail and the environment.

1.6 PREVIOUS SA WORK

1.6.1 A substantial amount of work has already been undertaken on the Nuneaton and Bedworth LDF and consequently the Council has prepared the following SA documents:

- Draft SA Scoping Report² and submitted for consultation in September 2005;
- Bedworth Town Centre AAP Issues and Options SA Report³;
- Nuneaton Town Centre AAP Issues and Options SA Report⁴; and
- Affordable Housing SPD SA Report, 2007.

1.6.2 The Core Strategy SA will draw upon the findings of these early SA reports where appropriate.

1.7 SUSTAINABILITY CONTEXT

1.7.1 Sustainable development is now a cornerstone of Government policy in relation to planning and the use of land. The Government's approach to sustainable development is set out in the national strategy "Securing the Future". The Strategy, published in March 2005 focuses on five principles- Living within Environmental Limits, Ensuring a Strong, Healthy and Just Society, Achieving a Sustainable Economy, Promoting Good Governance, Using Sound Science Responsibly. The Strategy identifies four key priority areas: Sustainable Consumption and Production, Climate Change and Energy, Natural Resource Protection and Environmental Enhancement, and Sustainable Communities. Key among the Government's priorities is the adoption of more sustainable patterns of travel, reducing the need to travel and reducing the effects of transport. This encourages the careful and sustainable location of development in order to minimise the need for travel.

1.7.2 It is critical that the Core Strategy is based around the priorities for action and the principles of sustainable development.

1.7.3 The Government's general statements of planning policy are set out in a number of Planning Policy Guidance/Statements (PPG/PPSs) which establish the policies and principles which should be taken into account in the preparation of development plans and consideration of individual proposals.

1.7.4 PPS1: Delivering Sustainable Development sets out the overarching planning policies on the delivery of sustainable development through the planning system. These policies complement, but do not replace or override, other national planning policies. Decision makers must seek the integration of:

- Social progress which recognises the needs of everyone;

² Sustainability Appraisal Scoping Report, September 2005, N&BBC

³ Bedworth Town Centre AAP Issues and Options SA Report, June 2007, N&BBC

⁴ Nuneaton Town Centre AAP Issues and Options SA Report, June 2007, N&BBC

- Effective protection of the environment;
- The prudent use of natural resources; and
- The maintenance of high and stable levels of economic growth and employment.

1.7.5 The guidance states, at Paragraph 8, that the development plans are the heart of the system and give a measure of certainty and predictability:

“This plan led system, and the certainty and predictability it aims to provide, is central to planning and plays the key role in integrating sustainable development objectives. Where the development plan contains relevant policies, applications for planning permission should be determined in line with the plan, unless material considerations indicate otherwise”.

(PPS1, Paragraph 8)

1.7.6 The policy statement sets out the key principles that should be applied by Regional and Local Planning Authorities to ensure that development plans and decisions taken on planning applications contribute to the delivery of sustainable development. In particular PPS1 states:

“Regional planning bodies and local planning authorities should ensure that development plans contribute to global sustainability by addressing the causes and potential impacts of climate change-through policies which reduce energy use, reduce emissions (for example, by encouraging patterns of development which reduce the need to travel by private car, or reduce the impact of moving freight), promote the development of renewable energy resources, and take climate change impacts into account in the location and design of development.”

(PPS1, Paragraph 13 (ii))

1.7.7 Paragraph 23 provides guidance on sustainable economic development and emphasises that:

“The Government is committed to promoting a strong, stable, and productive economy that bring jobs and prosperity for all”

1.8 SUSTAINABILITY APPRAISAL BACKGROUND

1.8.1 Under S19(5) of the Act and the SEA Regulations which came into force in England and Wales in July 2004 SA and Strategic Environmental Assessment (SEA) are mandatory for all DPDs and SPDs. S39 of the Act requires LDDs to be prepared with

a view to contributing to the achievement of sustainable development. SA is one way of helping fulfil this duty through a structured appraisal of the economic, social and environmental sustainability of the plan. The production of a SA is one of the “tests of soundness” on a DPD.

- 1.8.2 The requirement to undertake SEA is established in the EU by the European Directive 2001/42/EC, ‘the Assessment of the Effects of Certain Plans and Programmes on the Environment’ (commonly known as the SEA Directive). The SEA Directive is transposed into English law by the SEA Regulations.
- 1.8.3 SEA and SA are closely linked. SA aims to integrate sustainability issues into decision making by appraising the plan or strategy using environmental, social and economic objectives, whilst SEA also aims to facilitate sustainable development but its emphasis is on integrating environmental considerations into decision making through analysis of environmental issues.
- 1.8.4 Although the requirement to undertake both SA and SEA is mandatory, it is possible to satisfy the requirements of both pieces of legislation through a single appraisal process. In November 2005 the Government published guidance entitled ‘Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents’⁵. This guidance adopts an integrated approach to SEA and SA. It describes a single appraisal process that meets the legal requirements of both the SEA Directive and the Act.

⁵ Sustainability Appraisal of Regional Spatial Strategies and Local Development Documents, ODPM, November 2005

2.0 TESTING OF CORE STRATEGY OBJECTIVES

2.1 INTRODUCTION

2.1.1 This is the first task in SA Stage B and represents a key opportunity to ensure that the Core Strategy objectives reflect sustainability principles and that sustainability issues are given full recognition early on in the evolution of the Core Strategy.

2.1.2 The Core Strategy objectives developed by the Council have been tested for their compatibility with the SA objectives detailed in the SA Framework developed during SA Stage A. This process helped clarify any potential conflicts and identify any inconsistencies and incompatibilities between the Core Strategy and SA objectives. The Core Strategy objectives were tested using the symbols shown below. The results of the compatibility assessment are set out in Table 2.

C	Objectives are compatible	N	Objectives are not compatible
?	Uncertainty over compatibility	-	No relationship between objectives

2.1.3 The Core Strategy objectives set out in the Issues and Options Report are set out below:

1. To use the growth allocated by the Regional Spatial Strategy in a way that will help regenerate the Borough and raise its profile as a more attractive place to live, but particularly to work and invest in.
2. To provide the type and mix of housing that meets the specific needs of the Borough. In particular:
 - a) Sufficient affordable housing to meet identified housing needs across different tenures. This includes stimulating a poorly performing private rented sector.
 - b) Aspirational housing that will attract residents who can make a significant investment in the development of businesses in the area.
 - c) Housing to meet the needs of the increasing number of elderly people in the Borough.
 - d) Ensuring all areas have a mix of different sizes and tenure of dwelling.
 - e) Continued regeneration and investment in areas where there is poor housing stock.

- f) Adequate provision of sites to meet the identified needs of gypsies and travellers.
3. To seek employment opportunities that will support the diversification of the Borough's economy and improve job opportunities for residents. In particular:
 - a) Improve existing, and provide additional employment sites that are attractive to investors.
 - b) Encourage offices and other high value employment generators in Nuneaton and Bedworth town centres.
 - c) Use growth to promote training and educational facilities and opportunities, which will improve the skills of the current and future labour market.
 - d) Improve accessibility, via public transport, to job opportunities in other towns bordering or in close proximity to the Borough.
 4. To continue to develop Nuneaton and Bedworth town centres so they each have a distinctive and individual role in serving the Borough. In particular:
 - a) Develop Nuneaton town centre as a regional strategic centre in line with the Regional Spatial Strategy.
 - b) Encourage new housing and leisure uses in Bedworth town centre to complement and support existing facilities.
 5. To ensure that all new development and investment contributes to a significant improvement in infrastructure and facilities that serve the Borough. In particular:
 - a) A step change in public transport provision along a north south corridor to link Nuneaton and Bedworth to Atherstone and Hinckley in the north and Coventry, Warwick and Leamington in the south.
 - b) Improved access to existing facilities, particularly the Borough's two town centres and major leisure and community facilities (e.g. Bermuda, George Eliot Hospital, the Colleges and the Pingles and Bedworth Leisure Centres).
 - c) Retention and improvement of local shopping, health and other community facilities.
 - d) New development that integrates the required infrastructure and service provision to support it and where appropriate includes improvements to existing infrastructure and services.

- e) A Green Infrastructure network of high quality, well connected, multi-functional open spaces, corridors and links that deliver benefits to the landscape, wildlife and the public.
6. To ensure that new development enhances and improves the quality and appearance of the existing urban area. In particular:
- a) The important open spaces, historic and natural features are protected and enhanced.
 - b) Derelict, contaminated and untidy sites are brought back into beneficial use.
 - c) Minimise the negative impact of development on air quality and improve air quality in Air Quality Management Areas.
 - d) Maximise opportunities to use rivers and canals as attractive focal points for open space or new development where there is no negative impact on the green network.
 - e) Infill development that does not result in town cramming or have an adverse impact on the character of an area.
 - f) High quality and sustainable design and construction.
7. To address climate change and encourage sustainability in all new development. In particular:
- a) Avoid where possible sites that are at risk of flooding now or in the future.
 - b) Protect and enhance habitat and species biodiversity.
 - c) Ensure sustainable drainage.
 - d) Maximise energy conservation and efficiency and the utilisation of renewable energy.
 - e) Ensure development makes links to cycling and walking networks to encourage green travel.
8. To create healthy and strong communities by:
- a) Increasing opportunities to walk, cycle and participate in active sport and recreation and enable easy access to healthcare facilities.
 - b) Reduce crime and antisocial behaviour through good design, raising aspirations and providing opportunities for the young.

- c) Creating well planned and integrated communities that foster cohesion and accessibility for all.

Table 2: Compatibility between Core Strategy Objectives and SA objectives

Abridged Core Strategy Objectives	Abridged SA Objectives																										
	Economic Factors		Social Factors								Biodiv'y	Health	Soil	Water		Air		Climatic Factors		Material Assets		Heritage	Landscape				
	Strong Sustainable Economy	Enhance Town Centre Viability	promote Sustainable Tourism	Affordable Housing	Access to Services	Learning & Skills	Reduce Crime	Address Poverty	Cultural Activities	Urban Design	Community Involvement	Protect Natural Environment	Improve Human Health	Soil Quality	Water Efficiency	Water Pollution	Flood Risk	Public Transport	Focus in Urban Area	Energy Efficiency	Reduce CO ²	Climate Proofing	Minimise Waste	Use of PDL	Prudent Use of Resources	Protect Historic Environment	Maintain and Enhance Quality of landscape
1. To use growth targets to help regenerate the Borough	C	C	?	C	?	C	?	C	C	?	C	?	C	?	?	?	?	?	?	?	?	?	?	?	?	?	?
2. Mix of housing types & tenure	C	C	-	C	?	C	C	C	-	?	C	?	C	?	?	?	?	?	?	?	?	?	?	?	?	?	?
3. Provide employment opportunities	C	C	?	?	C	C	C	C	C	?	C	?	C	?	?	?	?	?	?	?	?	?	?	?	?	?	?
4. Develop Nuneaton & Bedworth town centres	C	C	C	C	C	C	?	C	C	?	C	?	C	?	?	?	?	C	C	?	?	?	?	C	?	?	?
5. Improved Infrastructure	C	C	C	C	C	C	C	C	C	?	C	?	C	?	?	?	?	C	?	?	C	?	?	?	?	?	?

Abridged Core Strategy Objectives	Abridged SA Objectives																										
	Economic Factors			Social Factors								Biod'y	Health	Soil	Water			Air		Climatic Factors			Material Assets			Heritage	Landscape
	Strong Sustainable Economy	Enhance Town Centre Viability	Enhance Sustainable Tourism	Affordable Housing	Access to Services	Learning & Skills	Reduce Crime	Address Poverty	Cultural Activities	Urban Design	Community Involvement	Protect Natural Environment	Improve Human Health	Soil Quality	Water Efficiency	Water Pollution	Flood Risk	Public Transport	Focus in Urban Area	Energy Efficiency	Reduce CO ²	Climate Proofing	Minimise Waste	Use of PDL	Prudent Use of Resources	Protect Historic Environment	Maintain and Enhance Quality of Landscape
6. Enhance & improve the quality & appearance of existing urban area	C	C	C	-	-	C	C	C	C	C	C	?	C	?	?	?	?	C	C	?	?	?	?	C	?	?	C
7. Address Climate Change	C	C	C	-	-	C	-	C	-	?	-	C	C	C	C	C	C	C	C	C	C	C	C	C	C	?	?
8. Develop Community cohesion	C	C	C	C	C	C	C	C	C	?	C	?	C	?	?	?	?	C	?	?	?	?	?	?	?	?	?

- 2.1.4 The compatibility assessment indicates that the Core Strategy objectives are broadly compatible with the SA objectives. The Core Strategy objectives are generally consistent with sustainable principles and the aims of the West Midlands RSS, which identifies the need to create sustainable and balanced communities as key issues for the region. It is considered the successful implementation of the Core Strategy objectives will aid the diversification of the Borough's economy, raise environmental quality and contribute to regeneration and revitalisation of the Borough's main urban areas. Furthermore the assessment demonstrates that there are no incompatibilities and only a number of uncertainties between the Core Strategy Objectives and the SA Objectives.
- 2.1.5 There are uncertainties between the Core Strategy objectives concerning the delivery of the RSS targets (objective 1), provision of a mix of housing types (objective 2), additional employment sites (objective 3), continued development of Nuneaton and Bedworth town centres (objective 4), infrastructure provision (objective 5), re-use of derelict sites (objective 6), maximise the utilisation of renewable energy (objective 7) and making a significant contribution to developing community cohesion (objective 8) and a number of the SA Objectives (biodiversity, soil, water, climatic factors, material assets, cultural heritage and landscape).
- 2.1.6 The implementation of the Core Strategy objectives will clearly have significant economic and social benefits for the Borough's community, workers and visitors however uncertainties exist because the precise location and nature of development, infrastructure design, extent of energy efficiency and renewable energy adopted in building design (for example inappropriate renewable energy schemes could have significant adverse effects on landscape, the built and natural environment) is unknown at this stage of Core Strategy preparation.
- 2.1.7 In order to ensure these incompatibilities do not come to light it will be important that the Core Strategy:
- Commits to high standards of energy efficiency;
 - Provides policies for supporting sustainable design, demolition and construction;
 - Ensures new design and layout of new development supports sustainable waste management;
 - Supports the use of and generation of renewable energy;
 - Ensure that new development makes a positive contribution to the environment and is carried out to high environmental standards;

- Adopts high environmental standards;
- Ensures a high standard of design in all new development; and
- Monitors the implementation of environmental standards.

2.1.8 If these measures are not adopted and suitable mitigation measures implemented then there is the potential for significant negative impacts on the local community and the natural environment resulting from the planned growth.

3 APPRAISAL OF THE STRATEGIC DEVELOPMENT OPTIONS

3.1 INTRODUCTION

3.1.1 The Core Strategy Issues and Options Report sets out eight spatial development options on how the growth requirements specified in the West Midlands RSS might be accommodated, in particular the broad locations of development.

3.1.2 Options 1-5 consider alternatives for accommodating Nuneaton and Bedworth's growth. Options 6-8 consider alternatives to accommodate growth associated with Coventry.

3.1.3 Options 6-8 have been included as there is unlikely to be sufficient land within Coventry to meet RSS employment land and housing targets over the plan period. Options 6-8 are in effect Coventry "overspill" options. Further discussions between Coventry City Council and Nuneaton and Bedworth Borough Council are required to reach an agreement to ensure continuity of supply of employment and housing land provision over the plan period. The precise quantum of development associated with Coventry's growth is unknown at this stage, however it is likely to include 3-4,000 dwellings and employment land. Details of the Coventry development options are provided in Section 3.17.

3.1.4 There are a number of common elements to the Nuneaton and Bedworth spatial options:

- All options include development of brownfield land within the Borough's existing urban areas first, before being directed to the countryside, Area of Restraint and then Green Belt;
- At least 10,800 houses between 2006 and 2026;
- 65,000 metres squared of retail and office space in Nuneaton;
- 96 hectares of employment land; and
- 27-29 new gypsy and travel pitches up to 2017.

3.1.5 Details of the Nuneaton and Bedworth spatial development options depicted in the Core Strategy Issues and Options Paper are set out below:

Option 1: Sequential Approach

- This option adopts a sequential approach to the development of land.

- Development would be focused on the existing urban areas before being directed to the countryside, Area of Restraint and then Green Belt.
- The existing urban areas of Nuneaton, Bedworth and Bulkington would be the initial focus for new development. Development would then in the first instance be directed to the north of the Borough to the locality of St Nicolas and Weddington and to the north west of Bedworth (to the locality of Bedworth North).
- It is likely that there would be sufficient land within the urban area, countryside and Area of Restraint to meet development needs. It is therefore unlikely that under this option Green Belt land would be required.

Option 2: North/South Corridor

- Development would be directed along a north/ south corridor through the Borough following the main arterial road of the A444 and the Nuneaton-Coventry railway line.
- Nuneaton and Bedworth would absorb some of the development within the existing urban areas. Development will then be focused on areas within easy reach of the A444.
- Development on sites outside the existing urban area would be primarily located on the southern edges of Nuneaton in Abbey and Wem Brook and Arbury and Stockingford and on the north, east and western edges of Bedworth in and adjacent to the localities of Bedworth North and Bedworth South.

Option 3: Nuneaton Focus A, B and C

A: North of Nuneaton

- This option seeks to direct development to the north of Nuneaton.
- Development that cannot be absorbed within the existing urban areas of Nuneaton, Bedworth and Bulkington would be directed to the area north of Nuneaton, primarily within the locality of Weddington and St Nicolas and on the eastern edge of Camp Hill and Galley Common.

B: East of Nuneaton

- This option would direct development to the east of Nuneaton.
- Development that cannot be absorbed within the existing urban areas of Nuneaton, Bedworth and Bulkington would be directed to the east of Nuneaton

within the south east area of the locality of Weddington and St Nicolas and to Whitestone and Bulkington.

C: West of Nuneaton

- This option would direct development to the west of Nuneaton.
- Development that cannot be absorbed within the existing urban areas of Nuneaton, Bedworth and Bulkington would be directed to the west of Nuneaton within the locality of Arbury and Stockingford.

Option 4: Bedworth Focus

- This option would direct development to the east and west of Bedworth.
- Development that cannot be absorbed within the existing urban areas of Nuneaton, Bedworth and Bulkington would be directed to the edges of the built up area in Bedworth North, Bedworth South and the western edge of Whitestone and Bulkington where it joins with Bedworth South.

Option 5: Small Urban Extensions

- This option would spread development across the whole Borough.
- Development that cannot be absorbed within the existing urban areas of Nuneaton, Bedworth and Bulkington would be directed to the edges of those areas. Development would therefore be directed to all localities.

3.2 APPRAISAL PURPOSE

3.2.1 SA is an extremely powerful tool in the development and refinement of development plan document options. This stage offers the opportunity to appraise the Core Strategy Issues and Options Report and document the findings, so that plan-makers can work towards a Core Strategy preferred option. This is an invaluable stage of the SA which will help inform the Core Strategy Issues and Options consultation process and assist the Council to develop, select and explain the Core Strategy options.

3.2.2 The assessment provides a means by which the relative merits of the individual options can be assessed. The appraisal will ascertain the environmental, social and economic effects of each option as well as the identification of issues to be addressed later in the Core Strategy preparation process and the provision of recommendations, which could improve the sustainability performance of the options.

3.3 METHOD OF THE APPRAISAL

- 3.3.1 Each of the eight Core Strategy options were tested against the sustainability objectives detailed in the SA Framework⁶ developed during SA Stage A. The sustainability objectives were broadly based upon the sustainable development objectives set out in the Council's 2005 LDF SA Framework and the Regional Sustainable Development Framework (RSDF) for the West Midlands⁷ which was prepared by Sustainability West Midlands.
- 3.3.2 The overarching aim of the RSDF is to aid all strategies, policies and plans to contribute to a sustainable future for the West Midlands. The Framework supports the Regional Assembly's goal of ensuring that regional strategies are complementary and aligned. To achieve this vision the framework set out a number of sustainable development objectives which reflect regional priorities around society, the environment, resources and the economy.
- 3.3.3 Using the RSDF sustainable objectives as the basis of the Core Strategy evaluation ensures continuity between the regional sustainable framework, the West Midlands RSS and its accompanying SA⁸. The sustainability objectives set out in the SA Framework have been organised under SA and SEA topic.
- 3.3.4 The assessment considers the effects of the options relative to one another. The performance of each Core Strategy option was scored using the following seven-point scale:

Score	Description
++	Option likely to result in a significant positive effect
+	Option likely to result in a positive effect
0	Neutral (neither positive or negative significant effect)
?	The impact between the option and SA objective is uncertain
-	No relationship
--	Option likely to result in a significant negative effect
-	Option likely to result in a negative effect

- 3.3.5 It should be noted that the scoring was based on available information in respect of each of the options and has been based on the SA team's judgment. Although mitigation measures have been proposed within the appraisal table the spatial

⁶ As a result of comments received during the SA Scoping Report consultation the SA Framework has subsequently been revised. The revised SA Framework forms the basis for the Core Strategy Issues and Options assessment.

⁷ A Sustainable Future for the West Midlands: Regional Sustainable Development Framework, Version Two, July 2006, Sustainability West Midlands.

⁸ Sustainability Appraisal of Draft Regional Spatial Strategy (RSS) Phase 2 Revision for the West Midlands, Scoping Report, June 2006, URSUS

options have been scored on the basis that no mitigation measures have been applied.

3.3.6 The full appraisal results are set out in the matrix below and a summary of the appraisal findings is provided in Section 3.4.

Table 3: Nuneaton and Bedworth Spatial Options 1- 5 Sustainability Appraisal Results

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
Economic Factors								
Achieve a strong, stable and sustainable economy and prosperity for the benefit of all the Borough's inhabitants	++	++	++	++	++	++	++	There is much commonality between the seven options in relation to their contribution to the Borough's economy. Under all seven options provision will be made for 96ha of employment land between 2006 and 2026 thereby significantly improving the Borough's economic performance and competitiveness.
To enhance the vitality of town centres	++	0	++	++	++	+	0	<p>Regeneration of the market towns of Nuneaton and Bedworth and Bulkington village are key aspirations for all options.</p> <p>Options 1 and 3 (a, b and c) focus development in and around Nuneaton town centre thereby helping vitality and viability of Nuneaton.</p> <p>Option 4 focuses development on Bedworth town centre thereby contributing less to the vitality and viability of Nuneaton but with positive effects on the vibrancy of Bedworth town centre.</p> <p>Options 2 and 5 are likely to have a less of an impact on the vitality and viability of Nuneaton and Bedworth town centres compared to the alternative options. The more dispersed locations of areas of search potentially undermine the town centre's role and regeneration.</p>
To promote sustainable tourism	?	?	?	?	?	?	?	<p>Not a direct consideration of the Issues and Options Report.</p> <p>Although improved accessibility and public transport services under all options will contribute to the expansion of a sustainable tourism industry.</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								Direct measures to stimulate tourism growth should be included in the next stage of Core Strategy preparation. E.g. policy support for major venue buildings, hotels, conference centres.
Social Factors								
Provide decent and affordable housing for all, of the right quantity, type, tenure and affordability to meet local needs, in clean, safe and pleasant environments	++	++	++	++	++	++	++	<p>Providing everyone with an opportunity to live in a decent and affordable home is a key objective of the Core Strategy. There is an acute shortage of affordable housing in the Borough. All options are likely to ensure a provision of a mixture of housing sizes, potentially bringing together various age groups and social groups thereby promoting social inclusion and equity.</p> <p>All options will deliver a proportion of affordable homes thereby contributing to the aim of creating mixed and balanced communities.</p> <p>The increased level of Green Belt and greenfield development under all the options 1, 2, 3, 4 and 5 offer increased opportunities to deliver much needed family housing.</p> <p>The Core Strategy preferred options and policies will need to encourage the provision of housing for the elderly and for people with special needs.</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
Ensure easy and equitable access to services, facilities and opportunities, including jobs and learning, and that people are not disadvantaged with regard to ethnicity, gender, age, disability, faith, sexuality, background or location	0	++	+	++	++	+	+	<p>Areas of restraint to the west of Nuneaton are very inaccessible thereby contributing to a lower score for Option 1.</p> <p>A444 and rail improvements at Bermuda would improve accessibility to services and facilities under options 2, 3B, 3C.</p> <p>Options 3A and 4 are relatively compact areas close to Nuneaton and Bedworth town centres respectively and therefore relatively accessible.</p> <p>The dispersed locations of area of search under Option 5 could undermine sustainable access. However this is counter balanced by the fact that in terms of contributing to economic competitiveness a significant number of jobs will be created in highly accessible locations i.e. along the A444, A5 (T), A4254 and the M6.</p>
Promote investment in future prosperity, including ongoing investment and engagement in learning and skills development	+	+	+	+	+	+	+	<p>Direct measures to stimulate educational achievement and raise skill levels are currently absent. However all options offer potential for life-long learning and on-the-job training through new employment opportunities.</p> <p>The Core Strategy should include policies to facilitate educational achievement and local recruitment and training policies. E.g. policy support for adult education facilities.</p>
Reduce crime, fear of crime and antisocial behaviour	?	?	?	?	?	?	?	<p>Not a consideration in the Core Strategy Issues and Options Report.</p> <p>Crime rates are currently high in the Borough and anti social behaviour could further increase due to the anticipated levels of growth and town centre activity. The Core Strategy policies and preferred options will need to include reference to specific measures and policies to minimise crime and fear</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								of crime. E.g. adoption of Secured by Design principles.
Address poverty and disadvantage, taking into account the particular difficulties of those facing multiple disadvantage	++	++	++	+	++	++	+	<p>The Issues and Options Report does not include any direct measures to improve poverty although improvement to poverty and health is likely to occur under all options as a result of increased employment opportunities.</p> <p>Important that future stages of Core Strategy preparation target wards of high deprivation such as Abbey, Camp Hill and Wem Brook.</p> <p>All options will provide a mixture of housing sizes, potentially bringing together various age groups and social groups thereby promoting social inclusion and equity. Affordable housing is much needed in the Borough and all options are likely to contribute to this need.</p> <p>Meeting affordable housing targets will help improve the well being of the local population and help reduce social exclusion, help provide housing for key workers and therefore provide businesses with a diverse workforce.</p> <p>Development in accessible locations shall help all sections of the society, bringing facilities and services closer to the residents, providing access to all.</p> <p>Options 1, 2 , 3a and 3c have the potential to improve access to employment and housing opportunities to deprived communities in Abbey, Camp Hill, Wem Brook and Bar Pool wards.</p> <p>Option 4 has the potential to improve access to employment and housing opportunities to deprived communities and individuals in Heath, Bede, Poplar and Exhall wards.</p> <p>The critical issue of child poverty can be tackled through the</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								provision of child care facilities, quality open spaces, leisure and educational facilities. These issues need to be addressed through development control policies. The Core Strategy should promote the dual and multiple use of school facilities (sports pitches, tennis courts etc).
Improve opportunities to participate in the diverse cultural, sport and recreational opportunities the Borough can offer	+	+	+	+	+	+	+	<p>Not a direct issue addressed by the Issues and Options Report. Although development on the edge of the built up areas within close proximity to the open countryside under all Options provide increased access for residents to the countryside thereby offering leisure and recreation activities.</p> <p>All options have a unique opportunity to plan for Green Infrastructure, sport and recreation.</p> <p>The Core Strategy should require development to contribute towards the provision of leisure facilities and children and youth play space. The next stage of the Core Strategy should include policies to protect leisure facilities and public open spaces.</p>
Encourage land use and development that creates and sustains well-designed, high quality built environments that incorporate green space, encourage biodiversity, and promote local distinctiveness and sense of place	?	?	?	?	?	?	?	<p>The Issues and Options Report does not consider design quality of new developments.</p> <p>The Core Strategy preferred options should place a significant emphasis on the need for high quality and sustainable design which makes a positive contribution to townscape quality and the wider public realm. Policies to facilitate high quality design should be included in the preferred options stage.</p>
Enable communities to influence the decisions that affect their neighbourhoods and quality of life	++	++	++	++	++	++	++	All stages of Core Strategy preparation will be subject to extensive public and stakeholder consultation, thereby allowing the community and stakeholders to have inputs in plan preparation.

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
Biodiversity								
To protect and enhance the natural environment, habitats, species, landscapes and inland waters	-	--	-	-	--	-	-	<p>Ultimately impacts on the biodiversity will depend on quantum of new land take, the location and design of development areas. However in general terms impacts on this objective are as follows:</p> <p>Given the extent of required growth all options have the potential to impact negatively on the Borough's biodiversity assets in both the urban and countryside areas. Although the Core Strategy does offer the opportunity for significant ecological enhancement and habitat creation.</p> <p>All options are likely to result in the loss of greenfield land with negative impacts on habitats and biodiversity.</p> <p>Additionally Option 2 is likely to have a detrimental effect on Ensor's Pool SAC, SSSI, LNR, the Griff Hill Quarry SSSI and Bedworth Sloughs local nature reserve (LNR).</p> <p>Option 3c is likely to have a detrimental effect on Ensor's Pool SAC, SSSI and LNR.</p> <p>Option 4 is likely to have a detrimental effect on the Bedworth Slough's LNR.</p> <p>It is considered potential impacts on these nature conservation sites may be capable of mitigation.</p> <p>The Core Strategy should include reference and support to the design of new Green Infrastructure. This offers the opportunity to develop links and extend the existing network of green spaces and sites providing green corridors.</p> <p>Furthermore enhanced green infrastructure offers</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>opportunities to provide a network of continuous open spaces linked to the Borough's rivers (Anker, Breach Brook, Harrow Brook etc) and canals cycle networks and the existing public rights of way. A green infrastructure network across the Borough can help preserve, manage and enhance ecological areas, provide recreational areas serving local communities and visitors, provide health benefits for the local community and can assist with flood prevention by reducing excessive run off and increase rainfall capture.</p> <p>The Core Strategy should include policies to ensure that developments enhance and retain biodiversity and any habitats which are lost to development are replaced.</p>
Population and Human Health								
<p>Improve health and reduce health inequalities by encouraging and enabling healthy active lifestyles and protecting health, as well as providing equitable access to health services</p>	+	+	+	+	+	+	+	<p>Also refer to comments on addressing poverty.</p> <p>It is considered all options will improve economic inclusion and provide public open spaces consequently having positive impacts on social inclusion, human health and well being. Employment activity can have long term positive effects on human health and well being.</p> <p>Furthermore all options will ensure the integration of opportunities for physical activity into peoples' daily lives at no or low cost, through the increased access to open spaces and leisure facilities.</p> <p>All Options have the opportunity to improve the Borough's walking and cycling network as well as linking with areas of deprivation and the Green Infrastructure network. A safe attractive walking and cycling environment is central to healthy living and well being.</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>Promoting development within the Borough's main urban areas under all options provide homes within close proximity to a range of health and leisure services.</p> <p>The more dispersed nature of development under option 5 will generally lead to increased distances between health care facilities, local services and jobs thereby increasing car dependence and reducing opportunities for walking and cycling to access facilities.</p> <p>The Core Strategy preferred options should include measures to improve the Borough's pedestrian and cycle networks.</p>
Soil								
To protect and improve soil quality	-	-	-	-	-	-	-	The potential greenfield development under all options could lead to loss of productive soils to development.
Water								
Use natural resources, such as water efficiently, including by incorporating efficiency measures into new land use and developments, redevelopment and refurbishment	?	?	?	?	?	?	?	<p>Water efficiency is not a consideration in the Core Strategy Issues and Options Document.</p> <p>Increased housing and employment activity under all options will result in increased water demand, posing increased pressure on water resources. This might result in increased ground water abstraction and related pollution effects.</p> <p>The Core Strategy should include policies to ensure sustainable use and management of water.</p>
Minimise water pollution levels	-	-	-	-	-	-	-	Specific measures relating to the minimisation of water pollution levels have not been considered in the Issues and Options document.

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>Development under all options will inevitably increase impermeable surfaces resulting in increased water run off and potential pollution of water courses. Although the implementation of initiatives to reduce run off such as green roofs and channelling of surface water into SUDs would help reduce potential groundwater pollution.</p> <p>Policies to ensure the integration of water saving technology in development should be included in future Core Strategy stages. e.g. rain water recycling, grey water recycling. The Core Strategy should also include policies relating to the improvement of water quality.</p>
Ensure that new developments avoid areas which are at risk from flooding and natural flood storage areas	?	?	?	?	?	?	?	<p>Areas of Nuneaton and Bedworth lie within areas of flood risk, which may expand due to climate change.</p> <p>It should be noted that at this stage of Core Strategy preparation, the spatial options do not have geographic boundaries and therefore impacts on flood risk areas can not be assessed at this stage. The Sustainability Appraisal of the Core Strategy preferred options and site allocations documents within that document will assess flood risk in detail.</p>
Air								
Increase use of public transport, cycling and walking as a proportion of total travel in order to reduce road traffic congestion, pollution and accidents	--	0	-	-	-	-	--	<p>Transport is a key source of pollutants to air. Sustainable travel and promoting modal split in favour of more sustainable modes such as cycling, walking and public transport is not directly addressed in the Core Strategy Issues and Options Report.</p> <p>Given the Council's statutory growth requirements it is considered that traffic growth is likely to occur under all options. Although locating major development at sustainable</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>locations and facilitating the use of sustainable modes of transport will reduce the need for the use of the private car, thereby having positive impacts on air quality.</p> <p>The dispersed nature of the areas of search under options 1, 2 and 5 would tend to discourage modal shift away from the car although if development is focused around the new rail station at Bermuda then options would score higher in sustainability terms. The development pattern under option 2 is likely to help sustain the new rail station at Bermuda. Although some development sites will still be required at more isolated Green Belt/ greenfield locations.</p> <p>Options 3 (a, b and c) and 4 have the opportunity for modal shift as a result of the improvements at both Nuneaton and Bedworth rail stations which will enable some facilities and jobs to be accessed by public transport. However combined with the anticipated increase in traffic as a result of growth and the likely need for edge of town development sites impacts on air quality are likely to be negative.</p> <p>Development in and around the Leicester Road Gyratory Air Quality Management Area and the proposed Central Road/Corporation Street Air Quality Management Area under all options will need to be carefully planned and managed to avoid the further deterioration of air quality.</p>
Ensure development is primarily focused in urban areas, and makes efficient use of existing physical infrastructure and reduces need to travel, especially by private car	--	-	-	-	-	-	--	<p>Refer also to comments above regarding air quality.</p> <p>All Options will result in some greenfield land take. The dispersed nature of development under Options 1 and 5 again contributes to the low score for this objective.</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
Climatic Factors								
Reduce overall energy use through increased energy efficiency	?	?	?	?	?	?	?	Increasing energy efficiency has not been directly considered. The Core Strategy should include measures and policies aimed at reducing energy demand and enhanced energy efficiency in the layout and design of residential and commercial buildings.
Minimise the Borough's contribution to the causes of climate change by reducing emissions of greenhouse gases from transport, domestic, commercial and industrial sources	--	-	-	-	-	-	--	<p>Dealing with climate change is a wide ranging policy challenge cutting across all parts of society and SA objectives. The LDF has a critical role in promoting sustainable construction, encouraging and enabling sustainable patterns of land use that support sustainable modes of travel, reduce travel distances and the allocation of sites with good public transport access, thereby contributing to reducing carbon dioxide and other green house gas emissions.</p> <p>All options are likely to lead to raised carbon dioxide levels unless policies to deliver cuts in carbon dioxide are implemented through the Core Strategy.</p> <p>Options 1 and 5 perform less well owing to their dispersed nature and distance from town centre facilities and amenities. This could be addressed through the intensification of development along public transport corridors and at key rail nodes.</p> <p>Options 2, 3 (a, b and C) and 4 have the opportunity to utilise the Nuckle and Bermuda rail programmes. However development will still be required on edge of town, Green Belt and Greenfield locations.</p> <p>The development industry also offers a significant opportunity to cut carbon dioxide emissions. The Core Strategy should include measures and policies aimed at</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								stimulating sustainable development and construction. E.g. policy support for use of renewable energy, energy efficiency, sustainable design, demolition and construction, Code for Sustainable Homes.
Implement a managed response to the unavoidable impacts of climate change, ensuring that the design and planning process takes into account predicted changes in the Borough's climate	?	?	?	?	?	?	?	All options were assessed to have an uncertain impact at this stage of Core Strategy preparation, as development design, construction methods and materials used are uncertain at this stage of plan preparation.
Material Assets								
Encourage and enable waste minimisation, reuse, recycling and recovery to divert resources away from the waste stream, including the use of recycled materials where possible	-	-	-	-	-	-	-	<p>Not a consideration in the Issues and Options Report. This is a critical issue as waste arisings will inevitably increase due to the increase in the Borough's households and economic activity.</p> <p>Future stages of the Core Strategy should include measures and policies to promote the re-use and recycling of waste (including measures aimed at reducing construction waste) e.g. all new developments to use an element of recycled or reclaimed materials as part of construction, all new development to provide facilities to allow the recycling of materials.</p>
Encourage land use and development that optimises the use of previously developed land, buildings and the efficient use of land	-	-	-	-	-	-	-	All options would lead to levels of Green Belt and/ or greenfield development. The precise levels of greenfield/ Green Belt development can not be determined at this stage of Core Strategy preparation.

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
To ensure the prudent use of resources	?	?	?	?	?	?	?	Not addressed at this stage of Core Strategy preparation. The outcome of this objective is dependant on the location of development, the extent to which sustainable design and construction techniques are implemented and the extent of use of sustainable building materials.
Encourage local sourcing of food, goods and materials	?	?	?	?	?	?	?	The issue of local sourcing of food, goods and materials has not been considered in the Issues and Options Document. Future stages of the Core Strategy should include policies of local sourcing of construction materials and encourage the local supply of food and goods, which will reduce the number and length of vehicular trips.
Cultural Heritage								
To protect and enhance the historic environment	?	?	?	?	?	?	?	All options could have a detrimental effect on the Bedworth and Nuneaton town centre Conservation Areas and the Bulkington Conservation Area. Option 1 could have a detrimental impact on the Nuneaton Priory and the Exhall Moated Site Scheduled Ancient Monuments (SAM) and the Registered Historic Park and Garden at Bedworth Cemetery. Option 2 is likely to impact on the Exhall Moated Site SAM and the Registered Historic Park and Garden at Arbury Hall. Depending on the extent of intensification under Option 3 (a, b and C) the character and setting of the Nuneaton Priory SAM could be harmed. Option 3c is likely to impact on the Registered Historic Park and Garden at Arbury Hall. Depending on the extent of intensification under Option 4 the character and setting of the Exhall Moated Site SAM and the

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>Registered Historic Park and Garden at Bedworth Cemetery could be harmed.</p> <p>Option 2 and 3c could adversely effect the two listed buildings which are on the Buildings at Risk Register at Arbury.</p> <p>Option 5 is likely to impact on the Exhall Moated Site SAM.</p> <p>Implementation of mitigation measures and design policies will help avoid adverse impacts on sites of heritage importance.</p> <p>However the anticipated widespread improvements to the Borough's public realm and townscape under all options will improve the quality of the built environment, which will in turn help support regeneration. Proposals to reduce traffic growth and encourage modal shift away from the private car will have direct positive effects for the setting of the Borough's historic features.</p> <p>The precise location and design of development is unknown at this stage so a final judgement on the effects of this SA objective at this stage of Core Strategy preparation can not be made.</p>
Landscape								
To maintain and enhance the quality of landscapes	-	-	-	-	-	-	-	<p>Ultimately impacts on the landscape will depend on quantum of new land take, the location and design of development areas. However in general terms impacts on this objective are as follows:</p> <p>Option 1 is likely to have impacts on areas of restraint to the north and north west of Nuneaton.</p> <p>Option 2 is likely to have potential impacts on the open</p>

Sustainability Objective	Option 1- Sequential Approach	Option 2- North/South Corridor	Option 3- Nuneaton Focus A	Option 3- Nuneaton Focus B	Option 3- Nuneaton Focus C	Option 4- Bedworth Focus	Option 5- Small urban Extensions	Appraisal Comments
								<p>countryside and an area of restraint to the north of Nuneaton and on the Green Belt to the south and south west of Nuneaton and east and west of Bedworth.</p> <p>Option 3a is likely to have potential impacts on the open countryside and on an area of restraint to the north of Nuneaton and a further area of restraint to the north west of Nuneaton.</p> <p>Option 3b is likely to have potential impacts on the Green Belt east and south east of Nuneaton and to the north of Bulkington.</p> <p>Option 3c is likely to impact on the Green Belt to the south west of Nuneaton.</p> <p>Option 4 is likely to impact on the Green Belt to the north east, east, west and south west of Bedworth and an area of open countryside to the north west of Bedworth.</p> <p>Option 5 is likely to impact on the open countryside to the north and east of Nuneaton, the Green Belt to the south east of Nuneaton, the south west of Bulkington, south west of Bedworth and an area of restraint to the west of Nuneaton.</p> <p>Negative impacts could be mitigated through design measures.</p>

3.4 NUNEATON AND BEDWORTH ASSESSMENT SUMMARY

- 3.4.1 This section of the report summarises the sustainability implications of the emerging five spatial options which have been prepared by the Council to accommodate Nuneaton and Bedworth's growth between now and 2026.
- 3.4.2 At this stage of Core Strategy preparation the proposed spatial options do not have clear geographic boundaries and dimensions and therefore the effects of the spatial options on a number of the SA objectives could not be determined at this stage. For example precise quantum of development in flood risk areas, the Green Belt and the countryside. These elements will be assessed in detail during the Core Strategy Preferred Options which will include Allocations and the accompanying sustainability appraisal.
- 3.4.3 An important point to note is that all options will involve the initial focus of development in the existing urban areas of Nuneaton, Bedworth and Bulkington and once all suitable urban land is exhausted development will be redirected to other parts of the Borough. The precise quantum of available developable land in the Borough's urban areas is unknown at this stage. The Council is progressing a number of LDF evidence base studies, including the Strategic Housing Land Availability Assessment (SHLAA) and the Employment Land Study. These studies will help identify the potential of the Borough's urban areas to accommodate development. On completion of the SHLAA and the Employment Land Study the amount of land that will need to be released from the countryside, area of restraint and the Green Belt will be realised.

3.5 ECONOMIC FACTORS

- 3.5.1 Each of the seven options offers potential advantages in terms of contributing to employment diversity and economic growth. It is the intention of all seven spatial options to deliver higher levels of growth and competitiveness with the provision of 96ha of employment land between 2006 and 2026 and to capitalise on the Borough's excellent transport links with both Nuneaton and Bedworth easily accessible from the M1, M5, M6, M42 and the M69. Increased accessibility to town centre facilities through the improvements to Nuneaton and Bedworth rail stations under all options will improve quality of life, promote economic growth and enhance the Borough's image.
- 3.5.2 Focusing development within the urban areas Nuneaton, Bedworth and Bulkington in the first instance for all options will provide for a range of land and premises for

employment uses in attractive and accessible locations (by public transport, foot and cycle).

- 3.5.3 Nuneaton and Bedworth's regeneration is closely linked to the revitalisation of the Borough's image, in particular the regeneration of the existing main urban areas, improved self-sufficiency and the attraction of a skilled labour force. All seven options aspire to revitalize Nuneaton, Bedworth and Bulkington centres. Options 1, 3A, B and C score particularly well in relation to enhancement of the vitality and viability of Nuneaton town centre, with Option 4 contributing to the vitality and viability to Bedworth town centre.
- 3.5.4 The provision of a variety of employment opportunities and spaces at a range of accessible locations is considered to be the cornerstone of economic sustainability. This criteria has been met by all options. A significant number of jobs will be created in accessible locations i.e. existing town centres (all options), along the A444 (Options 2, 3b and 5), A5 (T) (Options 2, 3a and 5), A4254 (Options 3b and 5) and the M6 (Options 2, 4 and 5).
- 3.5.6 The more dispersed nature of the areas of search under options 1, 2 and 5 has some merit. Distributing new employment areas on land outside the main urban areas and on the edge of existing settlements could help avoid the over-dependence on Nuneaton and Bedworth town centres as well as promoting economic growth along transport corridors (A444) and at a key public transport node at Bermuda (particularly Option 2). The delivery of new employment areas outside the edge and within the existing urban areas offers the opportunity for increased mixed use and integration between residential and employment development. In addition Option 2 offers the opportunity to create a thriving mixed use centre around the new railway station at Bermuda which will encourage more sustainable patterns of travel and would help manage town centre traffic levels.
- 3.5.7 Conversely too much dispersion of services and employment opportunities has the potential to undermine the role and self sufficiency of Nuneaton and Bedworth town centres. The implementation of Option 4 could lead to residents accessing amenities and jobs in Coventry therefore having a detrimental effect on the Borough's economic performance.
- 3.5.8 In terms of delivering employment sites it is considered in order to meet both sustainable access and economic growth criteria, that a hybrid between Options 1, 2, 3 and 4 might be considered. A mix of the four options which allocates sites around

public transport nodes, such as the new train station at Bermuda and employment sites in the existing urban areas is considered the most sustainable option.

3.6 SOCIAL FACTORS

- 3.6.1 All options score well against the social objectives. All options are considered likely to contribute to reducing poverty and social exclusion by virtue of improving access to housing, employment and open space opportunities, thereby delivering an equitable sharing of the benefits of prosperity. Furthermore all options have the potential to deliver life long learning and on the-job-training through the provision of new employment opportunities.
- 3.6.2 Accessibility is a critical issue and the way people access facilities and services can have a significant impact on sustainability issues. Particularly if the private car is favoured over more sustainable modes of travel. This is an important issue as it is considered that the Borough's future growth requirements will increase pressure on Nuneaton and Bedworth's transport infrastructure. Sustainable travel and promoting modal split in favour of more sustainable modes such as cycling, walking and public transport is not directly addressed in the Core Strategy Issues and Options Report. Although Options 2, 3A, 3B, 3C and 4 direct development towards accessible and sustainable locations.
- 3.6.3 The modal shift away from the private car towards other sustainable modes of transport and to reduce the number of trips and trip length should be one of the underlying principles of the next stage of Core Strategy preparation.
- 3.6.4 Providing everyone with an opportunity to live in a decent and affordable home is a key social target. Housing is a key driver to revitalisation and it is an essential community need and a variety of housing types will be required to be delivered through the LDF. A steady supply of housing is necessary to generate vitality, facilitate continued economic prosperity, help support local shops and services required by local residents and help achieve the aim of creating mixed and balanced communities.
- 3.6.5 A full range of household sizes for all income levels and ages, will help reduce the levels of outward commuting, will help attract business and improve the supply of employees. All options have the opportunity to deliver a range of housing types, including family housing, but ultimately this will depend on implementation of development control policy.

- 3.6.6 There is an acute shortage of affordable housing in the Borough. The proposed growth will further increase the pressure for affordable housing. The findings of the 2008 Nuneaton and Bedworth Strategic Housing Market Assessment show there is an annual need for 430 affordable homes across the Borough. All seven options will deliver a proportion of affordable housing and will thereby help meet the Borough's affordable housing need and help foster diversity and social cohesion. It is recommended that the next stage of Core Strategy preparation considers policy options in terms of lowering the affordable housing threshold which triggers the requirement for affordable housing.
- 3.6.7 Additionally Options 1, 2, 3A and 3C have the potential to improve access to employment opportunities and a variety of housing types to deprived communities in Abbey, Camp Hill, Bar Pool and Wem Brook wards.
- 3.6.9 Given 27-29 new gypsy and traveller pitches are required in the Borough, the next stage of the Core Strategy should present options which make provision for these sites. Gypsies and travellers are socially excluded groups and by endorsing new pitches promotes social inclusion. The social inclusion of all community groups will ensure and promote balanced and fully integrated communities, which is key objective of the West Midlands RSS.

3.7 BIODIVERSITY

- 3.7.1 Given the extent of required growth all options have the potential to impact negatively on the Borough's biodiversity assets in both urban and countryside areas. Although the Core Strategy does offer the opportunity for significant ecological enhancement and habitat creation.
- 3.7.2 Option 2 is likely to have a detrimental effect on Ensor's Pool SAC, SSSI, LNR, the Griff Hill Quarry SSSI and Bedworth Sloughs local nature reserve (LNR). Option 3c is likely to have a detrimental effect on Ensor's Pool SAC, SSSI and LNR and Option 4 is likely to have a detrimental effect on the Bedworth Slough's LNR. If these options are to be taken forward, impacts on SSSI's, LNRs and the SAC would need to be addressed.
- 3.7.3 The extent of negative impacts on the natural environment will depend on the detailed proposals set out in the Core Strategy preferred Options document and the mitigation measures implemented.
- 3.7.4 The final Core Strategy document should include measures to protect and enhance the Borough's rivers and canal corridors and immediate surroundings from

development. It is important that the canal corridors are incorporated into future Green Infrastructure Plans for the Borough.

- 3.7.5 Consideration should be given to the inclusion of policies to ensure developers incorporate habitats into buildings and communal spaces. Opportunities to enhance and connect the Borough's network of ecological and geological sites should also be identified.
- 3.7.6 The preparation of the Core Strategy offers a significant opportunity to improve the Borough's green infrastructure provision and to see the potential of public open spaces, ecological and geological sites improved and enhanced to create a strong green infrastructure throughout the Borough.
- 3.7.7 The protection and enhancement of the Borough's existing green infrastructure is important to help conserve natural assets, protect local distinctiveness and minimise habitat fragmentation. It is important to appreciate that green infrastructure is not merely a series of green corridors linking biodiversity sites and habitats, but a network of multifunctional green spaces.
- 3.7.8 The Core Strategy offers the opportunity to further re-invigorate the Borough's blue landscape as a major environmental, recreational, transport and economic asset. Green infrastructure embracing the Borough's rivers (Anker, Breach Brook, Harrow Brook etc) and Canals would not only help link communities to these watercourses but would also enhance the health and well-being of existing communities.
- 3.7.9 It is important that green infrastructure links and extends the network of existing assets providing green corridors and links from the urban setting through suburban to rural. It is critical that links to other wider initiatives such as Green Track, Shuntings Walkway, Weddington Country Walk, the Landscape for Living Project are also explored.

3.8 POPULATION AND HUMAN HEALTH

- 3.8.1 Enhancing the health of the Borough's population does not exclusively rest on the increased provision of and access to health services but also about improving access to rewarding jobs, a variety of housing types, open space, leisure and recreation facilities. It is considered all options will improve economic inclusion and provide public open spaces consequently having positive impacts on social inclusion, human health and well being. Employment activity can have long term positive effects on human health and well being. Furthermore all options will ensure the integration of opportunities for physical activity into peoples' daily lives at no or low cost, through

the increased access to leisure facilities and open spaces be it urban public spaces or the open countryside.

3.8.2 Options 1, 2 and 3A and 3C have additional benefits over the alternative options as they will provide employment opportunities and housing to deprived individuals and communities within Abbey, Camp Hill, Bar Pool and Wem Brook wards.

3.8.3 Options 3 (a, b and c) and 4 score particularly well as development is focused within close proximity to the existing urban areas which will reduce average journey distances and increase the opportunities to access town centre facilities and employment opportunities by public transport, foot and cycle. Activities such as cycling and walking improve people's health which reduces sickness and obesity levels and consequently reduces pressure on local health services.

3.9 SOIL

3.9.1 Green Belt and/ or greenfield development under all options will lead to the loss of productive soils to development. The creation of green space under all options presents opportunities for soil creation.

3.10 WATER

3.10.1 Water efficiency is not a consideration in the Core Strategy Issues and Options Document. Water efficiency is a key issue as the significant planned housing and employment growth will result in increased water demand. Future stages of the Core Strategy will need to address issues relating to reduced water consumption and water efficiency. Consideration should also be given to sustainable drainage systems to manage surface-water run off such as the use of porous paving, green roofs, SUDs.

3.10.2 The Core Strategy Issues and Options Document does not present the specific locations of development so impacts on flood risk is unknown at this stage. Given the extent of land within the Borough that lies within flood risk areas groundwater protection and flood risk are pertinent issues.

3.10.3 It is anticipated that the application of modern principles and standards to new development, the use of modern methods of construction and environmental standards will help reduce risks to water resources. The use of sustainable urban drainage systems will also help mitigate risk of groundwater and surface water pollution.

3.10.4 Linked to flood risk is the issue of run off rates from development. All options are likely to lead to the inevitable increase of impermeable surfaces resulting in increased water run off and potential pollution of water courses.

3.11 AIR

3.11.1 It is considered that the spatial options will have mixed outcomes in respect of air quality. Impacts on air quality have been considered in relation to the potential of the spatial options to deliver sustainable patterns and locations of development. Increasing the modal share of public transport and fewer car based journeys will be key to reducing air quality impacts. The Core Strategy needs to strike a balance between reducing traffic flows and improved town centre access. It is recommended that the Core Strategy clearly sets out the strategies which the Council intends to adopt to promote alternatives to the car and increase public transport use.

3.11.2 Regardless of which option is implemented it is considered that traffic growth is likely to increase under all options due to the level of planned housing and employment growth. Although, under Option 2 there is potential for thriving mixed use development close to the new rail station at Bermuda. The pattern of growth under Options 3 (a, b and c) and 4 provides the opportunity to deliver a modal shift away from the private car as a result of the areas of search being in relatively close proximity to the town centres and improvements at both Nuneaton and Bedworth rail stations will enable some facilities and jobs to be accessed by public transport.

3.12 CLIMATIC FACTORS

3.12.1 Reducing the causes and impacts of climate change is a critical sustainability objective. Increasing energy efficiency is currently not directly addressed by the Core Strategy Issues and Options Report. Sustainability and increasing energy efficiency should be given a prominent role within the Core Strategy as the housing growth and the anticipated increased economic activity in the Borough will significantly increase energy demand.

3.12.2 Renewable energy and energy efficient design policies should be included in the Core Strategy, which will reduce energy consumption and will foster sustainable practices across the Borough thereby having a positive impact on reducing carbon emissions and contributing to the Government's targets of an 80% reduction in carbon emissions by 2050 and eradicating fuel poverty by 2016.

3.12.3 Ensuring development is climate change proof should be part of the essential infrastructure for development areas, including both residential and commercial

buildings. Incorporating renewable energy and energy efficient design, both at the macro scale (e.g. macro renewable energy projects) and micro scale (integration of micro-scale renewables into housing, such as ground source heat pumps, water source heat pumps, photovoltaic panels) should be a key consideration of the Core Strategy.

3.13 MATERIAL ASSETS

3.13.1 Although all options include development of brownfield land within the Borough's existing urban areas first all options will entail some Green Belt and/ or greenfield development.

3.13.2 The Core Strategy Issues and Options Report does not currently address the issue of waste and recycling and with waste arisings likely to increase due to the increase in economic activity and household numbers, all options are likely to negatively impact on this objective. The next stage of the Core Strategy should support the necessary infrastructure to promote sustainable waste management.

3.14 CULTURAL HERITAGE

3.14.1 To date the Core Strategy does not consider impacts on sites of heritage and conservation impacts. The growth requirements could negatively impact on the character and distinctive qualities of the Borough's town centres and Conservation Areas as well as the setting of the Borough's listed buildings, SAMs and Registered Parks and Gardens. The next stage of the Core Strategy should include policy support to protect local character and enhance locally important sites and buildings. It is important to protect and enhance the Borough's townscape and heritage features as it acts as an important lure for new residents, visitors and businesses.

3.14.2 The Core Strategy will need to consider policies which address density and design issues. High density development could lead to potential negative impacts and sustainable conflicts. High density development in the Borough's main urban areas could lead to an increase in traffic levels, place extra pressure on local services, amenities, open space, parking, have a detrimental impact on residential amenity and the character and appearance of the town centre's and could lead to an area losing its distinctive qualities.

3.15 LANDSCAPE

3.15.1 Ultimately impacts on landscape will depend on the quantum of new land take and the location and design of new development areas. However it is considered that all options score poorly against this theme. All options involve Green Belt and/ or

greenfield development with consequent impacts on biodiversity and landscape. While adverse impacts on biodiversity could be mitigated adverse impacts on the landscape are less easily overcome. Which ever option is progressed landscape issues will require more detailed consideration, particularly in terms of impacts on areas of restraint and the Green Belt.

3.16 CONCLUSIONS

3.16.1 The precise location of new development is not identified in the Core Strategy Issues and Options Report, however the appraisal of the spatial options for Nuneaton and Bedworth reveals that there is much commonality between the options in relation to their impacts on the SA objectives and each option has sustainable merits and drawbacks. Although it appears that Options 3 (a, b and c) and 4 score best overall as they reduce the geographic spread of development, contribute to the intensity, viability and vitality of the Borough's existing urban areas, contribute to economic growth in deprived areas as well as potentially rationalising and enhancing public transport corridors. Furthermore the delivery of new development under these options is likely to deliver a critical mass of development to enable significant development contributions towards community and transport infrastructure.

3.17 COVENTRY ASSESSMENT SUMMARY

3.17.1 This section of the report presents the sustainability implications of the emerging three spatial options associated with accommodating Coventry's growth. Details of the spatial development options depicted in the Core Strategy Issues and Options Paper are set out below:

Option 6: Land South of the M6 Motorway

- This option would direct development that cannot be accommodated within Coventry's boundary to land that borders Coventry, south of the M6 Motorway.
- Development south of the M6 would be located on the southern edge of Bedworth South but primarily in Bedworth North.

Option 7: Land North of the M6 Motorway

- This option would direct development that cannot be accommodated within Coventry's boundary to land near to Coventry, but north of the M6 Motorway.
- Development north of the M6 would be located on the western edge of Bedworth South but primarily in southern half of Bedworth North, close to Goodyers End and Bedworth Heath.

Option 8: Land North and South of the M6 Motorway

- This option would direct development that cannot be accommodated within Coventry's boundary to land that borders Coventry, south of the M6 Motorway and to land north of the M6 motorway.
- Development would be located on the southern and western edge of Bedworth South but primarily in Bedworth North.

3.17.2 A summary of the appraisal results is set out below and the full appraisal results are set out in Table 4.

3.18 ECONOMY

3.18.1 There is little difference between the 3 options on their impacts on economic growth with all options likely to result in positive outcomes in respect of the economic objectives. Although it is considered Option 7 is likely to contribute most to the economic growth and competitiveness of the Borough.

3.18.2 A series of economic benefits are likely to be delivered under all options, including providing new employment opportunities, new homes in close proximity to existing employment areas, including Gallagher Business Park, Blackhorse Road Industrial Estate, Bayton Road Industrial Estate, Godvia Trading Estate, Aldermans Industrial Estate, Prologis and the Ricoh, which presents the opportunity for people to live close to their workplace.

3.18.3 The provision of housing around Bedworth under all options (particularly Options 7 and 8) will not only increase Bedworth's land values but also support and increase the competitiveness of Bedworth town centre in terms of providing an accessible labour force for local businesses and help the attract new businesses and investment to Bedworth.

3.18.4 Development north of the M6 under Options 6 and 8 could lead to residents and workers accessing services, facilities and employment in Coventry rather than Bedworth or Nuneaton.

3.18.5 The location of the development footprints for all options adjacent to the M6 is considered likely to increase the use of the private car, unless quality public transport services are provided. However this is counter balanced by the provision of housing in close proximity to existing accessible employment areas.

3.19 ENVIRONMENT

- 3.19.1 The 3 options score relatively poorly against the biodiversity objective. The development pattern for all options will impinge on the Green Belt with impacts on biodiversity and landscape severance. The implementation of Option 8 would also further undermine Green Belt objectives by the potential coalescence of Bedworth and Coventry.
- 3.19.2 All options are likely to have adverse negative impacts on the landscape setting of Bedworth. In addition Options 6 and 8 are likely to have negative effects on the character and setting of Neal's Green Village. Policies relating to views and the treatment to the edge of development and the countryside will need to be set out in the Core Strategy preferred options.
- 3.19.3 Option 6 is relatively dislocated from the existing urban area of Bedworth and would create a monofunctional residential area with impacts on air quality, viability and self sufficiency.
- 3.19.4 In terms of air quality the initial conclusions are that the relative isolation of the potential development footprints, (particularly Option 6) from Bedworth town centre and the close proximity to the M6 is likely to result an in an increase in car journeys and reduce the potential for cycling and walking to access town centre jobs and services, resulting in potential negative impacts on air quality.
- 3.19.5 Although all options do provide the opportunity to locate homes close to existing employment opportunities at Gallagher Business Park, Bayton Road Industrial Estate, Blackhorse Road Industrial Estate, Godvia Trading Estate, Aldermans Industrial Estate, Prologis and the Ricoh, therefore potentially reducing travel distances. But this ultimately depends on whether new residents are employed at these existing employment sites.
- 3.19.6 The absence of development south of the M6 under Option 7 and the contiguous boundary with existing development offers the opportunity for the creation of a landscaped buffer between the existing development edge, the proposed development and the M6. The edge of the development and the countryside will need to be a key consideration in the development of the Core Strategy, thereby ensuring that the transition between the urban and rural area is clear and ensuring the protection of the views of the open countryside and Green Belt.
- 3.19.7 Impacts on natural resources and flood risk are unknown at this stage, this is primarily due to the fact that the Core Strategy is at an early stage of preparation and

many of the issues relating to location of development, natural resources and design are yet to be addressed. It is critical all these issues are addressed at the Core Strategy preferred options stage.

3.20 SOCIAL FACTORS

3.20.1 There is much commonality between the three options in terms of impacts on the social progress objectives with all options making a positive contribution to the objectives. With positive outcomes in terms of contribution to housing targets, provision of opportunities for leisure, recreation and life long learning.

3.20.2 The options are considered to further support social inclusiveness by virtue of providing a labour force in close proximity of a diversity of employment opportunities (including increasing access to employment opportunities for non-car owners), thereby achieving a more equitable sharing of the benefits of prosperity and delivering life long learning and on-the-job training.

3.20.3 In addition all options are predicted to promote good access to existing leisure and health facilities in Bedworth, as well as the open countryside. Integration of opportunities for physical activity into peoples' daily lives at no or low cost and access to green space and leisure facilities are key objectives of maintaining and protecting human health. The provision of access to green spaces and the countryside will also encourage community gathering and social cohesion.

3.20.4 Providing everyone with an opportunity to live in a decent and affordable home is an essential community need. All options will provide a mix of housing types and tenure widening the opportunity for home ownership and offering choice to those people who wish to rent. All Options (particularly options 7 and 8) improve access to employment and housing opportunities to deprived communities and individuals in Heath, Bede, Poplar and Exhall wards.

3.21 CONCLUSIONS

3.21.1 On the basis of the initial appraisal, it appears that Option 7 would be the best suited growth option to meet the needs of the community and delivering the Coventry growth requirements in a sustainable manner. The development footprint under Option 7 is framed by the M6 and the Borough's administrative boundary and therefore forms the most logical area for expansion compared to Options 6 and 8. The M6 will also provide a hard edge to development and will help prevent development sprawling south of the M6.

3.21.2 Option 7 performs particularly well in terms of the integration of development with existing transport infrastructure, enhancement and self sufficiency of Bedworth town centre, benefits to existing areas of deprivation, provision of housing opportunities, economic growth and access to existing employment opportunities, local facilities and services.

3.21.3 The appraisal results are set out in Table 4 below.

Table 4: Coventry Spatial Options 8-10 Sustainability Appraisal Results

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
Economic Factors				
Achieve a strong, stable and sustainable economy and prosperity for the benefit of all the Borough's inhabitants	++	++	++	All options have the potential to contribute to Nuneaton and Bedworth's economic performance, particularly Bedworth town centre. All options have good motorway access and are in close proximity to existing employment opportunities at Gallagher Business Park, Blackhorse Road Industrial Estate, Godvia Trading Estate, Aldermans Industrial Estate, Prologis and the Ricoh.
To enhance the vitality of town centres	+	++	++	The bulk of development under all options is focused around Bedworth which will significantly enhance its town centre's role, support existing town centre employers and will make the town centre more self sufficient. The area of search under Option 6 is slightly more dislocated from Bedworth compared to Options 7 and 8.
To promote sustainable tourism	?	?	?	No additional impacts
Social Factors				
Provide decent and affordable housing for all, of the right quantity, type, tenure and affordability to meet local needs, in clean, safe and pleasant environments	++	++	++	All options are likely to ensure additional housing on top of that delivered through the Nuneaton and Bedworth LDF. All options will deliver additional affordable homes to the Borough.
Ensure easy and equitable access to services, facilities and opportunities, including jobs and learning, and that people are not	+	++	++	Options 7 and 8 provide the best opportunity for access to the amenities and employment opportunities in Bedworth. Due to permeability issues Option 6 is likely to lead to people accessing facilities in Coventry.

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
disadvantaged with regard to ethnicity, gender, age, disability, faith, sexuality, background or location				All Options have the potential to improve access to employment and housing opportunities to deprived communities and individuals in Heath, Bede, Poplar and Exhall wards. All options have good motorway access and are in close proximity to existing employment opportunities at Gallagher Business Park, Bayton Road Industrial Estate, Blackhorse Road Industrial Estate, Godvia Trading Estate, Aldermans Industrial Estate, Prologis and the Ricoh.
Promote investment in future prosperity, including ongoing investment and engagement in learning and skills development	+	+	+	Direct measures to stimulate educational achievement and raise skill levels are absent. However all options offer potential for life-long learning and on-the-job training through new employment opportunities.
Reduce crime, fear of crime and antisocial behaviour	?	?	?	Crime rates are currently high in the Borough and anti social behaviour could further increase in Bedworth due to the anticipated levels of growth and town centre activity associated with additional growth from Coventry.
Address poverty and disadvantage, taking into account the particular difficulties of those facing multiple disadvantage	++	++	++	All Options have the potential to improve access to employment and housing opportunities to deprived communities and individuals in Heath, Bede, Poplar and Exhall wards.
Improve opportunities to participate in the diverse cultural, sport and recreational opportunities the Borough can offer	+	+	+	All options provide housing close to existing Bedworth leisure and recreation facilities. Given Option 6's closer proximity to Coventry compared to the other options, people could access Coventry's facilities rather than facilities located in Bedworth.
Encourage land use and development that creates and sustains well-designed, high quality built environments that incorporate green space, encourage biodiversity, and	?	?	?	The Issues and Options Report does not consider design quality of new developments.

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
promote local distinctiveness and sense of place				
Enable communities to influence the decisions that affect their neighbourhoods and quality of life	++	++	++	Both the Coventry and Nuneaton and Bedworth Core Strategy's will be subject to extensive public and stakeholder consultation, thereby allowing the community and stakeholders to have inputs in plan preparation.
Biodiversity				
To protect and enhance the natural environment, habitats, species, landscapes and inland waters	--	--	--	All options are likely to result in the loss of some Green Belt and greenfield land with negative impacts on habitats and biodiversity.
Population and Human Health				
Improve health and reduce health inequalities by encouraging and enabling healthy active lifestyles and protecting health, as well as providing equitable access to health services	+	+	+	It is considered all options will improve economic inclusion and provide public open spaces consequently having positive impacts on social inclusion, human health and well being. Employment activity can have long term positive effects on human health and well being. All options are in close proximity to the countryside thereby offering additional human health benefits.
Soil				
To protect and improve soil quality	--	--	--	Green Belt and greenfield development under all options will lead to the loss of productive soils to development.

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
Water				
Use natural resources, such as water efficiently, including by incorporating efficiency measures into new land use and developments, redevelopment and refurbishment	?	?	?	Similar to the Nuneaton and Bedworth option assessment water efficiency is not a consideration in the Core Strategy Issues and Options Document.
Minimise water pollution levels	--	--	--	Development under all options will inevitably increase impermeable surfaces resulting in increased water run off and potential pollution of water courses. Although the implementation of initiatives to reduce run off such as green roofs and channeling of surface water into SUDs would help reduce potential groundwater pollution.
Ensure that new developments avoid areas which are at risk from flooding and natural flood storage areas	?	?	?	It should be noted that at this stage of Core Strategy preparation, the spatial options do not have geographic boundaries and therefore impacts on flood risk areas can not be assessed at this stage.
Air				
Increase use of public transport, cycling and walking as a proportion of total travel in order to reduce road traffic congestion, pollution and accidents	-	-	-	<p>Similar to the impacts associated with Nuneaton and Bedworth Option 4, all Coventry options have the opportunity for modal shift as a result of the improvements to Bedworth rail station which will enable some facilities and jobs to be accessed by public transport. However combined with the anticipated increase in traffic as a result of both the Coventry and the Nuneaton and Bedworth growth and the edge of town development pattern impacts on air quality are likely to be high.</p> <p>Although all options provide the opportunity to locate homes close to existing employment opportunities at Gallagher Business Park, Bayton Road Industrial Estate, Blackhorse Road Industrial Estate, Godvia Trading Estate, Aldermans</p>

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
				Industrial Estate, Prologis and the Ricoh, therefore reducing travel distances and increasing the potential for cycling and walking. But this ultimately depends on whether new residents are employed at these employment sites.
Ensure development is primarily focused in urban areas, and makes efficient use of existing physical infrastructure and reduces need to travel, especially by private car	--	--	--	All Options will result in Green Belt and greenfield land take. Although it is likely that existing transport infrastructure will be able to be utilised.
Climatic Factors				
Reduce overall energy use through increased energy efficiency	?	?	?	Increasing energy efficiency has not been directly considered. This is an important issue as the cumulative impacts of the Coventry and the Nuneaton and Bedworth growth will have significant impacts on energy demand.
Minimise the Borough's contribution to the causes of climate change by reducing emissions of greenhouse gases from transport, domestic, commercial and industrial sources	-	-	-	All Options have the opportunity to utilise the Nucleo rail programme. However development will be located on the edge of Bedworth and in Green Belt and greenfield locations which will generally mean longer distances for people to travel to access amenities and jobs. Proximity of the M6 will again tend to favour the use of the car. Although all options provide homes close to existing employment opportunities at Gallagher Business Park, Bayton Road Industrial Estate, Blackhorse Road Industrial Estate, Godvia Trading Estate, Aldermans Industrial Estate, Prologis and the Ricoh.
Implement a managed response to the unavoidable impacts of climate change, ensuring that the design and planning process takes into account predicted	?	?	?	All options were assessed to have an uncertain impact at this stage of Core Strategy preparation, as development design, construction methods and materials used are uncertain at this stage of plan preparation.

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
changes in the Borough's climate				
Material Assets				
Encourage and enable waste minimisation, reuse, recycling and recovery to divert resources away from the waste stream, including the use of recycled materials where possible	-	-	-	Not a consideration in the Issues and Options Report. This is a critical issue as waste arisings will inevitably increase due to the cumulative effect of Coventry's and Nuneaton and Bedworth's growth.
Encourage land use and development that optimises the use of previously developed land, buildings and the efficient use of land	--	--	--	All options would lead to levels of Green Belt and greenfield development. The precise levels of greenfield/ Green Belt development can not be determined at this stage of Core Strategy preparation.
To ensure the prudent use of resources	?	?	?	Not addressed at this stage of Core Strategy preparation. The outcome of this objective is dependant on the location of development, the extent to which sustainable design and construction techniques are implemented and the extent of use of sustainable building materials.
Encourage local sourcing of food, goods and materials	?	?	?	The issue of local sourcing of food, goods and materials has not been considered in the Issues and Options Document.
Cultural Heritage				
To protect and enhance the historic environment	?	?	?	The precise location and design of development is unknown at this stage so a final judgement on the effects of this SA objective at this stage of Core Strategy preparation can not be made. Land take under Option 6 is such that there is unlikely to be a

Sustainability Objective	Option 6- Land South of the M6 Motorway	Option 7- North of M6 Motorway	Option 8- North and South of M6 Motorway	Appraisal Comments
				direct impact on SAMs or Registered Historic Parks and Gardens. However Options 7 and 8 could have a detrimental impact on the Exhall Moated Site Scheduled Ancient Monument, but this could be mitigated through sensitive design.
Landscape				
To maintain and enhance the quality of landscapes	-	-	-	<p>Ultimately impacts on the landscape will depend on quantum of new land take, the location and design of development areas. Although all Options are likely to impact on the character and appearance of the Green Belt.</p> <p>In addition Options 6 and 8 are likely to have negative effects on the character and setting of Neal's Green Village</p> <p>The implementation of Option 8 could lead to the coalescence of Bedworth and Coventry.</p>

4 MITIGATION MEASURES

4.1 INTRODUCTION

4.1.2 The Nuneaton and Bedworth Core Strategy represents a significant opportunity to ensure that the delivery of the planned housing and employment growth is genuinely sustainable. It is considered that the performance of the Core Strategy and the sustainability of the preferred options can be further enhanced through the application of a range of mitigation measures and recommendations which should be incorporated into future stages of the Core Strategy. It is considered that addressing the issues and recommendations presented below and in this report will help ensure that the Borough's growth is accommodated in the most sustainable way. The proposed recommendations are summarised under key sustainable themes:

4.2 ECONOMIC FACTORS

- It is important that mechanisms are in place to ensure that employment growth keeps pace with housing growth so as to ensure that self-sufficiency and accessibility are not undermined.
- It is important that the Core Strategy is not prepared in isolation to the Coventry and Nuneaton Regeneration Scheme. Links between this existing regeneration strategy and the Core Strategy are unclear.
- Consideration should be given to the inclusion of policies which ensure a range of employment opportunities are delivered, catering for a variety of skill levels and age.
- Employment growth should be directed towards the most sustainable and accessible locations. Where greenfield, including Green Belt sites are necessary to meet RSS requirements, those identified are in the most sustainable locations in terms of access to services, amenities and public transport services.
- Consideration should be given to the inclusion of policies to ensure training and recruitment of local residents to ensure they are the ones who benefit from employment opportunities.
- Monitoring will be required to ensure that residential development is not at the expense of provision of employment land.
- Identification of measures to ensure the necessary variety of employment sites and opportunities for the existing local population.

- Consideration should be given to the inclusion of specific measures to encourage commercial, retail/leisure developments to incorporate landscaping, public open spaces and the use of porous hard surfacing.
- Inclusion of policies to encourage tourism.

4.3 SOCIAL FACTORS

- Attention should be taken to ensure that design and location of commercial uses do not impact on residential amenity.
- Ensure adoption of secured by design principles.
- The Core Strategy should include policies to facilitate educational achievement and local recruitment and training policies.
- The Core Strategy policies will need to encourage the provision of housing for the elderly and for people with special needs.

4.4 BIODIVERSITY

- The Core Strategy should include measures to protect the river corridors from development.
- Include policies to maximise open space e.g. roof gardens, terraces and consider promoting the re-use of existing roof space where practicable to enhance biodiversity.
- Habitat considerations should be linked to flood risk management, floodplain enhancement measures and open space.
- Developers should be encouraged from the outset to incorporate habitats and biodiversity into their developments.
- The Core Strategy should include reference and support to the design of new Green Infrastructure.

4.5 POPULATION AND HUMAN HEALTH

- The Core Strategy should require development to contribute towards the provision of leisure facilities and children and youth play space.
- The Core Strategy preferred options should include measures to improve the Borough's pedestrian and cycle networks.
- Inclusion of policy that aims to maximise leisure development located in accessible locations and is supported by existing transport infrastructure.

- It is considered that the Core Strategy should take every opportunity to promote access to facilities by public transport and by alternatives to the car, such as cycle routes and public rights of way.

4.6 SOIL

- Inclusion of policy to ensure soils which have an ecological function are stripped and re-used.

4.7 WATER

- Consideration should be given to include measures to reduce per capita water and water saving technology in layout and design of development. This should include consideration of rainwater harvesting techniques, grey water (water that has already been used in washbasins, showers, baths) recycling, water efficient appliances as part of the design and layout of buildings.
- Include initiatives to reduce run off (during construction and operation of development quarters), including green roofs, rain water usage and grey water recycling.
- Policies to ensure sustainable drainage solutions are integrated with development proposals (e.g. swales and basins, ponds, permeable surfaces, green roofs).

4.8 AIR

- Promotion of reduced car use by promoting car free and car reduced housing developments.
- Public transport hubs such as the new rail station at Bermuda should be promoted for thriving mixed use centres.

4.9 CLIMATIC FACTORS

- Include policies to ensure all new development within the Borough contributes towards achieving the aims of sustainable development.
- There is the opportunity to ensure that policies are in place that require all residential development to meet at least Level 3 of the Code for Sustainable Homes. During the formal LDF review stages there is the opportunity to raise this to levels 4 and 5 over the plan period.
- Inclusion of policy support for sustainable design, demolition and construction techniques in all forms of development.

- Include policies requiring energy efficiency and the use of renewable energy techniques.

4.10 MATERIAL ASSETS

- Clear guidelines on sustainable construction and materials should be provided either in the Core Strategy or in an individual SPD to ensure waste minimisation and materials recycling, re-use is integrated into both design and construction phases.
- Priority to be given to the re-use of existing land and buildings, where appropriate.

4.11 CULTURAL HERITAGE

- Inclusion of design measures and policies to ensure the integrity of the Borough's Conservation Areas, historic and listed structures.
- The Core Strategy should place a significant emphasis on the need for high quality sustainable design and construction.
- Design measures will be required to ensure that the character of Bulkington village is retained.

4.12 LANDSCAPE

- Where there is a contiguous boundary with existing development consideration should be given to the creation of a landscaped green buffer between existing and proposed development.
- Edge treatment will need to be a key consideration, ensuring the transition between urban areas and the countryside is clear.

5 NEXT STEPS

5.1 INTRODUCTION

- 5.1.1 This SA Report will be made available for public consultation alongside the Core Strategy Issues and Options Report. All representations received and the SA results set out in this report will be used by the Council to inform the preparation of the Core Strategy Preferred Option. The next step in the SA process will be the detailed assessment of the Core Strategy preferred option, including an assessment of the cumulative effects of the selected Nuneaton and Bedworth preferred option and the Coventry overspill preferred option.
- 5.1.2 The Core Strategy Issues and Options consultation period runs from 8th June 2009 to 31st July 2009.

Consultation Responses

If you have any comments on the contents of this SA Report please send responses to:

Julian Wooderson
Associate Director
Alliance Planning
58 Davies Street
London
W1K 5JF

E-mail: jw@alliance-plan.co.uk