

Appendix I: Statement on Compliance with SEA Directive & Regulations

The EU SEA Directive¹ (Annex 1) requires certain information to be provided in the Environmental Report. This requirement is implemented into UK legislation through the SEA Regulations (2004)². This is Appendix 1 of the Sustainability (Integrated) Report that constitutes the Environmental Report as required by the SEA Directive and the UK SEA Regulations.

This Appendix 1 sets out how the requirements for SEA have been met and signposts where this information is found in the Sustainability Appraisal Report (August 2016) –and in accordance with paragraph 165 of the National Planning Policy Framework (2012)³.

SEA Directive & Regulation Requirements	SA Report Section	Summary of Contents
<ul style="list-style-type: none"> ▪ An outline of the contents, main objectives of the plan and relationship with other relevant plans 	Section 1 Introduction	<ul style="list-style-type: none"> ▪ Sets out the vision and main objectives of Draft Gloucester City Plan .
	Section 3 Context & Baseline	<ul style="list-style-type: none"> ▪ Summarises the relationship with other relevant plans and the implications for the Draft Gloucester City Plan (GCP).
<ul style="list-style-type: none"> ▪ The relevant aspects of the current state of the environment and the likely evolution thereof without the implementation of the plan 	Section 3 Context & Baseline	<ul style="list-style-type: none"> ▪ Summarises the relevant baseline conditions for sustainability (including the state of relevant environmental aspects) in the GCP area, and likely evolution without the Plan.
<ul style="list-style-type: none"> ▪ The environmental characteristics of the area likely to be affected 	Section 3 Context & Baseline	<ul style="list-style-type: none"> ▪ Summarised in Section 3 of Main SA Report.
<ul style="list-style-type: none"> ▪ Any existing environmental problems which are relevant to the 	Section 3 Context &	<ul style="list-style-type: none"> ▪ Summarises existing sustainability (including environmental problems) for the GCP area.

¹ <http://ec.europa.eu/environment/eia/sea-legalcontext.htm>

² <http://www.parliament.uk/documents/post/postpn223.pdf>

³ https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/6077/2116950.pdf

SEA Directive & Regulation Requirements	SA Report Section	Summary of Contents
plan including, in particular, those in relation to any areas of a particular environmental importance	Baseline	
<ul style="list-style-type: none"> ▪ The environmental protection objectives relevant to the plan and the way those objectives and any environmental considerations have been taken into account during its preparation 	Section 2 IA Methods Section 3 Context & Baseline	<ul style="list-style-type: none"> ▪ Provides the summary of objectives for sustainability in the GCP area (including environmental objectives) and the implications of these objectives for the Draft GCP. Detailed SA Framework guiding assessment of effects against the Objectives.
<ul style="list-style-type: none"> ▪ The likely significant effects on the environment including on issues such as biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage including architectural and archaeological heritage, landscape and the interrelationship between the above factors. These effects should include secondary, cumulative, synergistic, short, medium and long-term permanent and temporary, positive and negative effects 	Section 2 IA Methods Table 2.1	<ul style="list-style-type: none"> ▪ Presents the SA Framework of objectives that shows which of the issues listed by the SEA Regulations are progressed by which SA objectives. This ensures that all of the issues are considered during the assessment of each element of the Draft GCP. All policies and site allocations are assessed against SA objectives.
	Section 5 Appendices III to V	<ul style="list-style-type: none"> ▪ Summarises the likely significant effects of implementing the Draft GCP (including environmental effects) with details provided in the appendices. ▪ Where possible, an indication is given of whether the effect is likely to be cumulative, short, medium and long term
<ul style="list-style-type: none"> ▪ The measures envisaged to prevent, reduce and as fully as possible offset any significant 	Section 5 Appendices III to V	<ul style="list-style-type: none"> ▪ Where potential significant negative effects are predicted the SA has sought to provide suggestions for mitigation possibilities. These are provided in Section 5 of the SA Report and in the

SEA Directive & Regulation Requirements	SA Report Section	Summary of Contents
adverse effects on the environment of implementing the plan		appraisal matrices (appendices).
<ul style="list-style-type: none"> ▪ An outline of the reasons for selecting the alternatives dealt with, and a description of how the assessment was undertaken including any difficulties encountered in compiling the required information 	Sections 4, 5 Table 5.1	<ul style="list-style-type: none"> ▪ The potential site allocations were appraised through SA (appendix IV). The reasons for progressing options & not taking others forward is set out in Table 5.1.
	Sections 2 & 3 Methods & Context, Baseline	<ul style="list-style-type: none"> ▪ Outlines how the assessment was undertaken – the appraisal methodology and difficulties encountered in compiling information are noted.
<ul style="list-style-type: none"> ▪ A description of the measures envisaged concerning monitoring 	Section 6	<ul style="list-style-type: none"> ▪ Provides measures proposed for monitoring the sustainability (and environmental) effects of the implementation of the Draft GCP.
<ul style="list-style-type: none"> ▪ A non-technical summary of the information provided under the above headings 	Report preface (available separately)	<ul style="list-style-type: none"> ▪ Provides a non-technical summary.

Appendix II: Review of Key Issues and SA Objectives

Key Issues

Key Issues carried forward from City Plan Part 1 Sustainability Appraisal Summary (Feb 2012)	2016 review following updated baseline information and PP Review	Revised Key Issue 2016
Environmental		
Many of the un-built parts of the City are of significant landscape and/or nature conservation importance, particularly Sites of Special Scientific Interest	Remains current and valid.	No change
A large proportion of the City falls within the River Severn floodplain	Remains current and valid.	No change
Gloucester has an important built and cultural heritage with significant Conservation Areas and Listed Buildings	Remains current and valid.	No change
Certain areas of the City suffer from traffic congestion and there is a need to encourage a move away from the dependency on the private motor car	There are also key traffic hotspots in the Plan area which have resulted in poor air quality and the designation of 3 AQMAs, addressing existing air quality issues should be a key issue.	Key issues separated and clarified as follows: Certain areas of the City suffer from traffic congestion and poor air quality. There is a need to encourage a move away from the dependence on the private motor car
There is a need to ensure carbon emissions are minimised	Remains current and valid.	No change

Previously developed land may be subject to contamination	Remains current and valid.	No change
The City needs to protect areas of public open space and green corridors/networks	GI should also be accessible and connected at a strategic level.	Amended as follows: The City needs to protect areas of public open space and green corridors/networks and provide a comprehensive, connected and accessible network of spaces.
N/A	The 2016 update to the baseline information and PP Review has identified two new environmental key issues for the Plan area.	New Key Issues: There is a requirement to maintain and improve the ecological status of the River Basin.
		There is a national requirement to minimise waste production and waste sent to landfill.
Economic		
There are areas of the City that experience high unemployment rates	Remains current and valid.	No change
There is a growth in the service job sector and a need to protect from a significant decline in manufacturing industry	Remains current and valid.	No change
High levels of in-commuting	Remains current and valid.	No change
Limited early hours / evening economy	Remains current and valid.	No change

Need to plan for and protect quality employment land and ensure a future supply	Remains current and valid.	No change
There are older, less attractive employment areas	Remains current and valid.	No change
Lack of overnight tourist visitors	Remains current and valid.	No change
Poor retail provision compared to the size of Gloucester's shopper population	Remains current and valid.	No change
N/A	The 2016 update to the baseline information and PP Review has identified one new economic key issue.	New Key Issue: There are opportunities to connect new employment development with key transport infrastructure projects (e.g. the M5 and Blackfriars to support the growth zone identified in the Strategic Economic Plan, and alongside the new bus station).
Social		
There is acute housing 'need' in the City	Remains current and valid.	No change
'Pockets' of acute deprivation exist in some parts of the City	Remains current and valid.	No change
There is a significant growth in the population predicted, particularly in the young and working age bands	Remains current and valid.	No change

Growth in the number of households, in particular single person households	This issue could be expanded, as the growth in single person households is in disparity with the existing housing stock that is currently dominated by semi-detached housing.	Amended as follows: Growth in the number of households, in particular single person households, and a need to balance the housing stock to accommodate this.
Educational achievement needs improving	Remains current and valid.	No change
Homelessness	Remains current and valid.	No change
N/A	The 2016 update to the baseline information and PP Review has identified five new social key issues.	<p>New Key Issues:</p> <p>There are inequalities in opportunity across the Plan area.</p> <p>High levels of obesity in both adults and children.</p> <p>Crime and fear of crime.</p> <p>Localism driving increased local level participation.</p> <p>Advanced understanding of adequate protection for cultural heritage.</p>

SA Objectives

Strategic Level GCT JCS SA Objectives	Relevant Local Level GCP SA Objectives	2016 Review Update	Revised SA Objective 2016
1. Biodiversity - Safeguard and enhance biodiversity and improve connectivity between green spaces and functional habitats	1. Protect, restore, create and enhance habitats, species and sites of wildlife or geological interest	Suggest that this is revised to ensure that connectivity at the strategic scale is aimed for and monitored in line with the GCT JCS framework	1. Protect, restore, create, enhance and improve connectivity between habitats, species and sites of wildlife or geological interest
2. Climate Change Mitigation - Reduce contribution to climate change and support households and businesses in reducing their carbon footprint	2. Reduce contribution to climate change, and improve the resilience of people, businesses and the environment to the unavoidable consequences of climate change	Adaptation and mitigation mixed, suggest this is revised for clarification	2. Reduce contribution to climate change and support households and businesses in reducing their carbon footprint and the use of natural resources
3. Climate Change Adaptation - Adapt to the consequences of climate change	3. Support households and businesses in reducing their carbon footprint and the use of natural resources		3. Improve the resilience of people, businesses and the environment to the unavoidable consequences of climate change.
4. Flooding - Manage and reduce flood risk and surface water run-off.	5. Protect floodplain from development likely to exacerbate flooding problems from all sources	No update	No change to GCP SA Objective 5.
5. Natural Environment and Resources: Quality - Protect and improve the quality of natural resources including soil, water and landscape	7. Improve soil quality 8. Protect and enhance landscaped character	No update	No change to GCP SA Objective 7 and 8.
6. Natural Environment and Resources: Use - Minimise the use of natural resources including soil, water and	4. Reduce water use and conserve and improve water resources	SA Objective 4 could be clarified to directly address both water resources and water quality	4. Reduce water use and conserve and improve the quality of water bodies in the Plan area

greenfield land through good design	15. Integrate sustainable construction principles and standards into all development schemes	No update	No change to GCP SA Objective 15.
7. Historic Environment - Protect and enhance the area's distinctive historic environment	9. Protect and enhance the distinctive townscape quality and historic heritage	In line with the NPPF, the setting of heritage assets is also considered.	9. Protect and enhance the distinctive townscape quality and historic heritage and its setting.
8. Sustainable Transport - Improve accessibility, maximise the use of sustainable modes of transport and reduce the need to travel by the private car	6. Reduce the need to travel and maximise the use of sustainable modes of transport	No update	No change to GCP SA Objective 6.
9. Waste and Pollution - Minimise pollution and waste to landfill	10. Minimise the volume of waste created and promote the waste hierarchy (reduce, reuse, recycle) 11. Improve air quality, reduce noise and light pollution and reduce the amount of contaminated land	No update	No change to GCP SA Objectives 10 and 11.
10. The Economy - Ensure the availability of employment land and premises to encourage inward investment and support growth of existing businesses	12. Ensure the availability of employment land and premises to secure future prosperity potential 13. Support the economy by helping new and existing businesses to fulfil their potential	No update	No change to GCP SA Objectives 12 and 13

11. City and Town Centres - Support the vitality and viability of city and town centres as retail, service, leisure and learning destinations	14. Support the vitality and viability of city and town centres as retail, service, leisure and learning destinations	In the local level plan, this could include local centres.	14. Support the vitality and viability of the city centre as a retail, service, leisure and learning destination, and local centres that support local needs
12. Sustainable Communities - Reduce inequalities in wellbeing and opportunity	16. Reduce inequalities in wellbeing and opportunity	No update	No change to GCP SA Objective 16.
13. Sustainable Communities - Reduce crime and the fear of crime	21. Reduce crime and the fear of crime	No update	No change to GCP SA Objective 21.
14. Health - Improve access to health facilities and promote healthy lifestyles	17. Improve the physical and mental health and wellbeing of local residents, with good access to community health facilities	No update	No change to GCP SA Objective 17.
15. Housing - Ensure everyone has access to a decent home that they can afford and meets their needs	18. Ensure the availability of housing land and premises including affordable housing to meet local need	No update	No change to GCP SA Objective 18.
16. Green Space - Create, enhance, protect, connect and improve access to open spaces	19. Minimise development on open space and green spaces 20. Maximise opportunities for the creation of new and enhancement of existing open spaces	No recommendations for SA Objective 19. SA Objective 20 could be directly linked to accessibility to enhance the health benefits of GI for people. The overall connectivity of these spaces should also be considered in line with the Open Space Strategy.	No change to GCP SA Objective 19. 20. Maximise opportunities for the creation of new and enhancement of existing open spaces in accessible and connected locations

17. Education and Skills - Improve access to education and life-long learning and enhance skills	24. Support the development of accessible education, skills and learning, to meet the needs of both employers and the working population	No update	No change to GCP SA Objective 24.
18. Culture and Tourism - Protect and enhance cultural heritage and promote tourism	25. Protect and enhance the cultural heritage and offering of individual settlements	No update	No change to GCP SA Objective 25.
N/A	22. Encourage everyone to participate in local decision making	No update	No change to GCP SA Objective 22.
		It should be noted that the GCP SA Objectives do not run consecutively, SA Objective 23 is missing.	

Appendix III: Compatibility Analysis of the Draft Gloucester City Plan Vision and Objectives

Key:

Neutral	○
Very Compatible	++
Compatible	+
Uncertain	?
Incompatible	-
Very Incompatible	--

Compatibility Analysis of Draft Gloucester City Plan Vision

Gloucester City Plan Vision

“Between 2016 and 2031 the City Council, together with its partners, stakeholders and the community will work together in positively delivering the Joint Core Strategy and Gloucester City Plan.

During this time significant progress will have been made in the regeneration of the City Centre and elsewhere within the City. Gloucester will be a flourishing, healthy, modern and ambitious City, where people feel safe and happy in their community and are proud to live and work.

Gloucester will grow as an economy and make a significant contribution to the wider economy of Gloucestershire, building on its strengths as a business location. The City Council will work with partners and neighbouring authorities to ensure that the economic development required beyond its boundary benefits Gloucester, while at the same time, supporting business growth and expansion within the City itself.

A significant number of new decent homes will have been delivered in a way that reflects the type and tenure needed by the local community and that supports economic growth.

Health and wellbeing will be a key consideration in all planning decisions ensuring the protection and provision of active streets, open spaces, playing fields, community infrastructure, environmental quality, connectivity and access.

New development will be built to the highest possible standard of design and will be focused on protecting the quality and local distinctiveness of the City.

Gloucester’s unique heritage, culture, and natural environment will be safeguarded and enhanced to create a highly attractive place that all residents and visitors can enjoy.”

SA No.	SA Objective	Compatibility Analysis
1	Protect, restore, create, enhance and improve connectivity between habitats, species and sites of wildlife or geological interest	++
2	Reduce contribution to climate change and support households and businesses in reducing their carbon footprint and the use of natural resources	+
3	Improve the resilience of people, businesses and the environment to the unavoidable consequences of climate change.	+
4	Reduce water use and conserve and improve the quality of water bodies in the Plan area	+
5	Protect floodplain from development likely to exacerbate flooding problems from all sources	+
6	Reduce the need to travel and maximise the use of sustainable modes of transport	++
7	Improve soil quality	++
8	Protect and enhance landscaped character	++
9	Protect and enhance the distinctive townscape quality and historic heritage and its setting.	++
10	Minimise the volume of waste created and promote the waste hierarchy (reduce, reuse, recycle)	?
11	Improve air quality, reduce noise and light pollution and reduce the amount of contaminated land	++
12	Ensure the availability of employment land and premises to secure future prosperity potential	++
13	Support the economy by helping new and existing businesses to fulfil their potential	++
14	Support the vitality and viability of the city centre as a retail, service, leisure and learning destination, and local centres that support local needs	++
15	Integrate sustainable construction principles and standards into all development schemes	++
16	Reduce inequalities in wellbeing and opportunity	++
17	Improve the physical and mental health and wellbeing of local residents, with good access to community health facilities	++
18	Ensure the availability of housing land and premises including affordable housing to meet local need	++

19	Minimise development on open space and green spaces	++
20	Maximise opportunities for the creation of new and enhancement of existing open spaces in accessible and connected locations	++
21	Reduce crime and the fear of crime	+
22	Encourage everyone to participate in local decision making	+
24	Support the development of accessible education, skills and learning, to meet the needs of both employers and the working population	++
25	Protect and enhance the cultural heritage and offering of individual settlements	++

Summary:

The Draft GCP Vision is compatible with nearly all of the IA Objectives, particularly those relating directly to accessibility and reducing the need to travel, the built environment and regeneration, health and wellbeing. There is uncertainty in relation to minimisation of waste as the delivery of new housing is inevitably likely to increase the amount of waste generated within the City.

SA Recommendation: The Vision could be enhanced by including wording that seeks to minimise waste generation and promotes the waste hierarchy.

Compatibility Analysis of Draft Gloucester City Plan Principles

Draft Gloucester City Plan Proposed Plan Principles to help deliver the plan Vision	Sustainability Objectives																								
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	24	25	
1.To ensure development contributes to the delivery of a transforming City which brings regeneration benefits, promotes sustainable development and makes the most efficient use of brownfield land and buildings	0	++	+	0	?	++	++	++	++	+	0	+	++	+	+	+	+	++	++	0	0	0	+		
2. To ensure that new development is supported by the necessary infrastructure	0	+	0	0	+	+	0	0	0	0?	0	0	0	+	+	+	+	0	+	+	0	0	0	0	
3. To regenerate the City Centre and other areas of the City in accordance with the Council's adopted strategies and maximise benefits associated with Housing Zone status	0?	+	0	0?	?	+	++	+	+	+	+	++	++	+	+	+	++	+	+	0	+	0	0		
4. To develop a City Centre that provides for the needs of the 21 st Century, with increased choice, an improved environment and to protect it from inappropriate competition in other locations	+	+	+	+	+	+	0	++	++	?	+	+	++	++	+	+	+	0	+	+	0	0	0	+	
5. To provide a balanced network of local and district centres that provide for the everyday shops, services and	0	+	0	0	0	++	0	0	0	0	0	+	+	+	0	+	+	0	0	0	0	0	0		

Draft Gloucester City Plan Proposed Plan Principles to help deliver the plan Vision	Sustainability Objectives																								
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	24	25	
facilities needed by the local community.																									
6. To provide a balanced mix of new homes that provide for the needs and aspirations of the local community, working with neighbouring authorities where they are providing for housing needs of the Gloucester community.	0?	0?	0	0?	?	0	0?	?	?	-	?	0	0	0	0	+	+	++	?	?	0	++	0	0	
7. To encourage and facilitate inward and home grown investment, attracting innovative growth sectors, create high and stable levels of economic growth and increases job opportunities.	0?	0	0	0?	0	0	0	0?	0?	?	?	++	++	+	0	+	+	0	0	0	0	0	+	0	
8. To improve educational attainment, skills and learning opportunities.	0	0	0	0	0	0	0	0	0	0	0	0	+	+	0	++	+	0	0	0	0	0	++	0	
9. To protect and enhance the City's leisure, recreation and environmental assets, including valuable heritage, public open space, allotments, areas of nature conservation, sensitive landscapes, playing fields and sporting facilities.	++	0	+	++	+	0	+	++	++	0	0	0	0	0	0	+	++	0	++	++	0	0	0	++	
10. To encourage a vibrant and safe evening and night-time	0	0	0	0	0	0	0	0	0	0	0	+	++	+	0	+	+	0	0	0	0	0	0	+	

Draft Gloucester City Plan Proposed Plan Principles to help deliver the plan Vision	Sustainability Objectives																								
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	24	25	
economy in the City Centre that appeals to all age groups and encourages more people to stay overnight.																									
11. To tackle poverty and deprivation in the worst affected areas of the City.	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	++	++	0	0	0	0	0	0	0	0
12. To deliver development that achieves high quality design that reduces crime and the fear of crime, builds positively on local distinctiveness and contributes to the creation of an active, connected and sustainable City.	0	++	+	0	0	++	0	++	++	+?	++	0	0	0	++	+	+	0	0	+	++	0	0	0	
13. To ensure that development minimises its impact on climate change through sustainable construction and design, encourages the use of sustainable forms of transport and integrates with and makes the most of existing infrastructure.	0	++	+	0	+	++	+	+	+	0	++	0	0	0	++	+	+	0	0	0	0	0	0	0	
14. To improve health and wellbeing through good design that promotes opportunities for all residents to lead 'activity lives', by providing access to good quality open spaces,	0	++	++	0	0	+	++	+	+	+	++	0	0	0	0	++	++	0	++	++	0	0	0	+	

Draft Gloucester City Plan Proposed Plan Principles to help deliver the plan Vision	Sustainability Objectives																								
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	24	25	
playing fields and community facilities, and protecting air quality and residents from pollution and contamination.	Blue	Green	Green	Blue	Blue	Light Green	Green	Light Green	Light Green	Light Green	Green	Blue	Blue	Blue	Blue	Green	Green	Blue	Green	Green	Blue	Blue	Blue	Blue	Light Green
<p>Summary: The GCP Principles are compatible with at least one of the all of the SA Objectives which means that each Principle is contributing to sustainable development to a certain extent. Given the complex inter-relationships between objectives, some uncertainties do exist. For example, the delivery of new housing has the potential to affect flood risk, landscape/townscape and noise and light pollution. Positive effects will be dependent on further objectives that seek to minimise potential negative effect and maximise positive effects. The delivery of new housing is also likely to increase waste generated within the City and as such is considered incompatible with this SA Objective. Some of the GCP Principles are very specific and therefore only relate to certain SA topics, as such these are likely to have a neutral effect on a number of other SA Objectives.</p> <p>SA Recommendations: The Principles could be enhanced by including wording that seeks to minimise waste generation and promotes the waste hierarchy.</p>																									

Appendix IV: Draft SA of Site Allocations

Key:

Categories of Significance		
Symbol	Meaning	Sustainability Effect
++	Major Positive	Proposed development encouraged as would resolve existing sustainability problem
+	Minor Positive	No sustainability constraints and proposed development acceptable
0	Neutral	Neutral effect
?	Uncertain	Uncertain or Unknown Effects
-	Minor Negative	Potential sustainability issues: mitigation and/or negotiation possible
--	Major Negative	Problematical and improbable because of known sustainability issues; mitigation likely to be difficult and/or expensive
+ ?	Another example is that an option could have the potential for a minor positive effect against SA Objective 1 (Biodiversity) through improvements to habitats; however, there is also an element of uncertainty as the precise nature and scale of potential provisions is not known at this stage.	
--	+	SA Objective 6 (sustainable transport & traffic) considers more than one topic and as a result the option could have a different effect upon each topic considered.

It is considered that all site options have the potential for minor positive effects against SA Objectives 2, 3, 10, 15, 21 and 22. Please refer to the SA Framework in the SA Report for full reasoning.

Site: Kings Quarter Bus Station and Market Parade Size & Approx. Capacity: 2.2ha, 0.5ha employment land & 50 dwellings Site Ref: 1																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	+	- ?	0	+	+	- ?	0	+	++	++	++	+	-	+	?
Summary: The site is identified to deliver 50 new dwellings and 0.5ha of new employment / retail land with the potential for minor long term positive effects against SA Objective 18 and 12-13. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004F), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. A large proportion of the site lies within a flood risk area. If development were to avoid areas of flood risk on site, then this is likely to significantly reduce the developable area. Mitigation is likely to be difficult and/or expensive, and as such it is considered that there is the potential for a residual minor negative effect against SA Objective 5 with an element of uncertainty until site level assessments have been completed.																

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Market Parade and Clarence Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly brownfield and does not contain any best and most versatile agricultural land with the potential for a minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however as the site is mostly brownfield, and given design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it contains a Scheduled Monument (Glevum Roman Colonia). The site lies wholly within an Area of Principal Archaeological Interest, and partially within the City Centre Conservation Area. There are also Listed Buildings in close vicinity of the site. It is assumed that development at the site would; avoid the Scheduled Monument; be sensitively and responsively designed to enhance the Conservation Area designation and setting of designated heritage assets; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. However, at this stage, to reflect the presence of a nationally designated asset on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located adjacent to the A430 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and the site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24. The site however is located beyond 800m to existing open space with the potential for a minor long term negative effect against SA Objectives 19-20.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Quayside and Barbican (Greater Blackfriars) Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment) Site Ref: 2																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0 ?	0 ?	0 ?	-	+	++	+	0 ?	0	+	++	++	++	+	+	+	?
Summary: The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004B), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. Alney Island Local Nature Reserve (LNR) is located over 200m from the site, however the River Severn runs west of the site option and continues to flow adjacent to the LNR. Any potential effects on water quality therefore have the potential to indirectly effect ecological habitats in and around the LNR. The A430 runs immediately between the development site and the River Severn, and as development at the site is likely to increase traffic along this road, it is considered that there is the potential for minor negative effects on water quality through an increase in the associated polluting effects on surface water run-off. This therefore has the potential for minor indirect negative effects on habitats in around the River Severn and Alney Island LNR. It is recommended that site specific policy mitigation includes a requirement for lower level assessment of the potential effects of development on water quality, and requires the use of Sustainable Drainage Systems. Given the policy mitigation provided through the GCT JCS and GCP, and available at the project level, it is considered unlikely that development will lead to any significant negative effects with the potential for a residual neutral effect against SA Objectives 1 and 4, with an element of uncertainty until site level assessments have been completed. However, the cumulative effect of development in this area on the A430, River Severn, and supporting habitats, will need to be considered. The site is also located within the Surface Water Safeguard Zone, and this should be further considered alongside the potential effects on water quality discussed above. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4.																	

The site is located partially within an area of flood risk. Development could avoid the areas of flood risk on site, however this will reduce the developable area of the site. Given mitigation provided through the GCT JCS and Draft GCP development is unlikely to lead to any significant negative effects with the potential for a residual neutral effect against SA Objective 5 with an element of uncertainty until site level assessments have been completed.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Quay Street, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8.

The site is located adjacent to the A4301 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located wholly within an area of Principal Archaeological Interest, and also within the Barbican Conservation Area. The site is further surrounded by numerous Listed Buildings. It is assumed that development will be sensitively and responsively designed to enhance the Conservation Area designation and setting of designated heritage assets, and will ensure appropriate archaeological investigation prior to development. Development will inevitably change, to some degree, the setting of designated heritage assets, with the potential for both positive and negative effects. Given the policy mitigation provided through the GCT JCS and Draft GCP, and available at the project level, it is considered that there is the potential for a residual neutral effect against SA Objective 9 with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre offering a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Gloucester Prison (Greater Blackfriars) Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment) Site Ref: 3																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0 ?	0 ?	-	-	+	++	+	- ?	0	+	++	++	++	+	+	+	?
Summary: The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004E), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. Alney Island Local Nature Reserve (LNR) is located over 200m from the site, however the River Severn runs west of the site option and continues to flow adjacent to the LNR. Any potential effects on water quality therefore have the potential to indirectly effect ecological habitats in and around the LNR. The A430 runs immediately between the development site and the River Severn, and as development at the site is likely to increase traffic along this road, it is considered that there is the potential for minor negative effects on water quality through an increase in the associated polluting effects on surface water run-off. This therefore has the potential for minor indirect negative effects on habitats in around the River Severn and Alney Island LNR. It is recommended that site specific policy mitigation includes a requirement for lower level assessment of the potential effects of development on water quality, and requires the use of Sustainable Drainage Systems. Given further policy mitigation provided through the GCT JCS and GCP, and available at the project level, it is considered unlikely that development will lead to any significant negative effects with the potential for a residual neutral effect against SA Objectives 1 and 4, with an element of uncertainty until site level assessments have been completed. However, the cumulative effect of																	

development in this area on the A430, River Severn, and supporting habitats, will need to be considered. The site is also located within the Surface Water Safeguard Zone, and this should be considered alongside the potential effects on water quality discussed above. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4.

The site is almost entirely located within a flood risk area, which would be difficult to avoid, mitigation may be difficult and/or expensive. Potential for a residual long term minor negative effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Quay Street, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given that the site is entirely brownfield, and the design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive against SA Objective 8. The site is also a sensitive heritage setting, it lies wholly within an Area of Principal Archaeological Interest and the Barbican Conservation Area. The prison on site also contains 5 Listed Buildings/Structures (Grade II and Grade II*). It is assumed that Listed Buildings/Structures on site would be retained in development, however, inevitably development at the site would result in a material change of use and is likely to affect the setting of designated heritage assets to some degree, with the potential for both positive and negative effects. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. At this stage of assessment however, taking a precautionary approach, it is considered that development has the potential for minor long-term negative effects on designated heritage assets and their setting (SA Objective 9), with an element of uncertainty until site level assessment have been completed.

The site is located adjacent to the A4031 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre offering a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect

against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Ladybellegate Street Car Park (Greater Blackfriars)

Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment)

Site Ref: 4

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	0	+	- +	+	+	- ?	0	+	++	++	++	+	+	+	?

Summary:

The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004B), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken prior to development.

The site is located within the Surface Water Safeguard Zone. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect

against SA Objective 4. The site is not located within an identified flood zone, and it not known to be at risk of surface water flooding. Potential for a long term minor positive against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Quay Street and Ladybellegate Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly developed brownfield land with no best and most versatile agricultural land. Potential for a minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly developed brownfield land and the design standards outlined in policies in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it contains two Scheduled Monuments (Glevum Roman Colonia) and is located wholly within an area of Principal Archaeological Interest and the Barbican Conservation Area. The site is also surrounded by numerous Listed Buildings. It is assumed that development at the site would; avoid the Scheduled Monument; be sensitively and responsively designed to enhance the Conservation Area designation; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of a nationally designated asset on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located adjacent to the A4031 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Longsmith Street Car Park (Greater Blackfriars) Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment) Site Ref: 5																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	0	+	- +	++	+	- ?	0	+	++	++	++	+	+	+	?
Summary: The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004F), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken prior to development. The site is located within the Surface Water Safeguard Zone. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4. The site is not located within an identified flood zone, and is known to be at risk of surface water flooding. Potential minor positives against SA Objective 5.																

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Ladybellegate Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GTC JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it contains two Scheduled Monuments (Glevum Roman Colonia) and is located wholly within an area of Principal Archaeological Interest and the Barbican Conservation Area. The site is also surrounded by numerous Listed Buildings. It is assumed that development at the site would; avoid the Scheduled Monument; be sensitively and responsively designed to enhance the Conservation Area designation and settings of designated heritage assets; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Mitigation provided through the GTC JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of a nationally designated asset on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of goods and services with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: The Fleece (Greater Blackfriars)

Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment)

Site Ref: 6

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	0	+	-	++	+	- ?	-?	+	++	++	++	+	+	+	?

Summary:

The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004F), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken at the site prior to development.

The site is located within the Surface Water Safeguard Zone. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Ladybellegate Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it is located within the City Centre Conservation Area and an Area of Principal Archaeological Interest, it contains two Listed Buildings and is surrounded by many more. There are also 4 Scheduled Monuments in close vicinity. It is assumed that development at the site would; retain the Listed Buildings; be sensitively and responsively designed to enhance the Conservation Area designation and setting of designated heritage assets; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of a nationally designated asset on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Southgate Moorings (Greater Blackfriars)

Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment)

Site Ref: 7

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25

Appraisal Summary	0 ?	0 ?	0	-	+	++	+	- ?	0	+	++	++	++	+	+	-	?
Summary:	<p>The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004B), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.</p> <p>Alney Island Local Nature Reserve (LNR) is located over 200m from the site, however the Docks are adjacent to the development site, connecting to the River Severn which continues to flow adjacent to the LNR. Any potential effects on water quality therefore have the potential to indirectly effect ecological habitats in and around the LNR. It is recommended that site specific policy mitigation includes a requirement for lower level assessment of the potential effects of development on water quality, and requires the use of Sustainable Drainage Systems. Given further policy mitigation provided through the GCT JCS and GCP, and available at the project level, it is considered unlikely that development will lead to any significant negative effects with the potential for a residual neutral effect against SA Objectives 1 and 4, with an element of uncertainty until site level assessments have been completed. The site is also located within the Surface Water Safeguard Zone, and this should be considered alongside the potential effects on water quality discussed above. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4.</p> <p>The site is located adjacent to Gloucester Docks which is an identified flood zone. Mitigation provided through the GCT JCS and Draft GCP, and available at the project level, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 5.</p> <p>Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Southgate Street, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.</p> <p>The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it is located within the Southgate Street Conservation Area, and an Area of Principal Archaeological Interest, it contains a Listed Building and is adjacent to numerous others. The site is also in close vicinity to Scheduled Monuments within</p>																

the City Centre Conservation Area. It is assumed that development at the site would; retain the Listed Building; be sensitively and responsively designed to enhance the Conservation Area designation; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of a nationally designated asset on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located adjacent to the A301 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is however located over 800m from the closest existing educational facility with the potential for a minor negative effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Victoria Docks (Greater Blackfriars)

Size & Approx. Capacity: Part of the 'Greater Blackfriars' Regeneration Area (total of 7.5ha to deliver 400 dwellings and 0.4ha employment)

Site Ref: 8

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25

Appraisal Summary	0 ?	0 ?	0	-	+	++	+	0 ?	0	+	++	+	++	+	+	+	?
Summary:																	
<p>The site is being promoted as part of a wider regeneration area 'Greater Blackfriars' to contribute to the overall delivery of 400 new dwellings and 0.4ha of employment (retail) land, with the potential for minor long term positive effects against SA Objective 12-13 and 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.</p> <p>Alney Island Local Nature Reserve (LNR) is located over 200m from the site, however the Docks are adjacent to the development site, connecting to the River Severn which continues to flow adjacent to the LNR. Any potential effects on water quality therefore have the potential to indirectly effect ecological habitats in and around the LNR. It is recommended that site specific policy mitigation includes a requirement for lower level assessment of the potential effects of development on water quality, and requires the use of Sustainable Drainage Systems. Given further policy mitigation provided through the GCT JCS and GCP, and available at the project level, it is considered unlikely that development will lead to any significant negative effects with the potential for a residual neutral effect against SA Objectives 1 and 4, with an element of uncertainty until site level assessments have been completed. The site is also located within the Surface Water Safeguard Zone, and this should be considered alongside the potential effects on water quality discussed above. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4.</p> <p>The site contains an area of flood risk along the northern boundary. It is considered that development could avoid this area of the site and that mitigation provided through GCT JCS and GCP policies should ensure that development will not lead to any significant negative effects with the potential for a residual neutral effect against SA Objective 5.</p> <p>Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Southgate Street, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.</p> <p>The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it is located within The Docks Conservation Area and an Area of Principal Archaeological Interest. The site is also in close vicinity to Listed Buildings. It is assumed that development at the site would; be sensitively and responsively designed to enhance the Conservation Area designation and setting of Listed Buildings; and ensure appropriate archaeological</p>																	

investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. It is considered that there is the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: 104 Northgate Street Size & Approx. Capacity: 0.06ha, 50m ² employment land & 20 dwellings Site Ref: 9																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenities	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	0	+	0?	0	+	+	0?	0	+	++	++	++	+	+	+	?
Summary: The site is identified to deliver 20 new dwellings and 50m ² of commercial land with the potential for minor long term positive effects against SA Objectives 18 and 12-13. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004F), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.																

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The northern and eastern areas of the site are located within an area of flood risk. Development can avoid areas of flood risk on site, however this will reduce the developable area. Mitigation provided through the GCT JCS and Draft GCP policies should ensure that development will not lead to any significant negative effect from occurring with the potential for a residual neutral effect against SA Objective 5 with an element of uncertainty until site level assessments have been completed.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Market Street and Worcester Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The majority of the site is brownfield and does not contain any best and most versatile agricultural land. Potential for minor positive against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it is located within the London Road Conservation Area as well as an Area of Principal Archaeological Interest. Adjacent to the site is a Listed Building. Development at the site has the potential to negatively affect the setting of the Listed Building, however it is assumed that development at the site would; be sensitively and responsively designed to enhance the Conservation Area designation and setting of the Listed Building; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancement to the townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. Less than 100 meters to the South West of the site is a Scheduled Monument, however given existing development between the Scheduled Monument and the site it is considered unlikely that development will lead to any significant effects. Overall it is considered that there is the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect

against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land at 'The Wheatridge'
Size & Approx. Capacity: 2.28ha, 50 dwellings and open space
Site Ref: 10

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	+	0	+	-	-	0	0	0	+	+	++	+	+	+	?

Summary:

The site is identified to deliver 50 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain any existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within a designated flood zone, and is not known to be at risk of surface water flooding. Potential for a long term minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated

AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Wheatway and The Wheatridge East, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site does not contain any best and most versatile agricultural land; however, development would result in the loss of greenfield land with the potential for a long term minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown however as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets, development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800 meters of both a District Centre and a Local Centre and the services and facilities on offer, with the potential for a minor positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Norville site, Tarrington Road

Size & Approx. Capacity: 0.84ha, 60 dwellings

Site Ref: 11

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	0	0	+	++	+	0?	0	0	++	++	++	+	+	+	?

Summary:

The site is identified to deliver 60 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Barton and Tredworth 008B), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within a flood zone area along the eastern border. It is considered that development could avoid this area of the site, and mitigation provided through GCT JCS and GCP policies should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Tredworth Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for major positive against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain any designated heritage assets; however, it is located adjacent to a Listed Building which development has the potential to affect the setting of. It is assumed that development at the site would be sensitively and responsively designed to enhance the setting of the Listed Building and it is recognised that there is also the potential for minor positive effects from improvements to townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. Overall it is considered that there is the potential for residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for

major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Helipebs, Sisson Road Size & Approx. Capacity: 1.6ha, 53 dwellings Site Ref: 12																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	+	++	+	0	0	0	+	+	+	+	+	+	?
Summary: The site is identified to deliver 53 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive effect against SA Objective 5.																	

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Elmbridge Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield and does not contain any best and most versatile agricultural land. Potential for major positive against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain, and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage setting with the potential for a neutral effect against SA Objective 9.

The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800m of a Local Centre which offers a small range of service and facility provisions with the potential for a minor positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. It is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Former Civil Service Club

Size & Approx. Capacity: 3.6ha, 60 dwellings and open space

Site Ref: 13

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	--	0	+	-	-	0?	0	0	-	+	+	+	+	+	?

Summary:

The site is identified to deliver 60 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located entirely within a flood zone. It is considered that development would not be able to avoid building on the flood zone and mitigation could be expensive and/or difficult. Potential for a major negative effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Estcourt Road and Kingsholm Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site does not contain any best and most versatile agricultural land; however, development would result in the loss of greenfield land with the potential for a long term minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield land it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site is located within an Area of Principal Archaeological Interest and there are a number of Listed

Buildings adjacent to the site. It is assumed that development at the site would be sensitively and responsively designed to enhance the setting of Listed Buildings and ensure appropriate archaeological investigation prior to development. 150 meters to the west of the site is a Scheduled Monument, however given the existing development between the site and Scheduled Monument, development is considered unlikely to lead to any significant negative effects. Overall it is considered that there is the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is not located within reasonable walking distance (800m) of services and facilities within the City Centre or any local or District Centres with the potential for a minor negative effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: 67-69 London Road																
Size & Approx. Capacity: 0.35ha, 30 dwellings																
Site Ref: 14																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	+	+	0	+	+	0?	0	0	++	++	+	+	+	+	?
Summary: The site is identified to deliver 30 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Kingsholm and Wotton 002C), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.																

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and it not known to be at risk from surface water flooding. Potential for a long term minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along London Road, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly brownfield with no best and most versatile agricultural land. Potential for minor positive effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is located within a sensitive heritage setting, it is located within the London Road Conservation Area and is also located in an Area of Principal Archaeological Interest. It is assumed that development at the site would; be sensitively and responsively designed to enhance the Conservation Area designation; and ensure appropriate archaeological investigation prior to development. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. Although there are Listed Buildings in close proximity to the site, development is unlikely to have a negative effect on their setting due to the distance, and the existing development between them. Potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. It is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Wessex House (Railway Corridor) Size & Approx. Capacity: 0.25ha, Station car park/infrastructure Site Ref: 15																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenities	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	-?	+	++	+	0	0	0	0	0	0	0	0	0	0
Summary: The site is promoted to deliver new car parking spaces and infrastructure supporting the regeneration of the Kings Quarter and bus station area. The nature of the development as car parking is unlikely to lead to any significant effects on the topics of economy & employment (SA Objectives 12-13), City Centre and Local Centres (SA Objective 14), inequalities (SA Objective 16), health (SA Objective 17), housing (SA Objective 18), public open space (SA Objectives 19-20), education (SA Objective 24) or cultural heritage (SA Objective 25) with the potential for a neutral effect against these objectives. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive against SA Objective 5. Development of car parking is likely to increase the number of vehicles accessing the site, with the potential for minor negative effects on local roads, and minor indirect negative effects on air quality. The site is not located in close proximity to a designated AQMA, and mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage to reflect the potential for increased car usage in and around the site, it is considered that there is the potential for a residual minor negative effect against SA Objective 6a																	

with an element of uncertainty until site levels assessments have been completed. The site is located within 800m of the train station which can support access to this mode of transport for longer distance journeys with the potential for a minor positive effect against SA Objective 6b.

The site is entirely brownfield with no best and most versatile agricultural land. Potential for major positive effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as entirely brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is partially located in an Area of Principal Archaeological Interest on the north western side. Given policy mitigation, it is assumed that development at the site would ensure appropriate archaeological investigation prior to development. Potential for a residual neutral effect against SA Objective 9.

Site: Former Telecom House (Railway Corridor)
Size & Approx. Capacity: 0.63ha, Station carpark/infrastructure
Site Ref: 16

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenities	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	-?	+	++	+	0	0	0	0	0	0	0	0	0	0	?

Summary:

The site is promoted to deliver new car parking spaces and infrastructure supporting the regeneration of the Kings Quarter and bus station area. The nature of the development as car parking is unlikely to lead to any significant effects on the topics of economy & employment (SA Objectives 12-13), City Centre and Local Centres (SA Objective 14), inequalities (SA Objective 16), health (SA Objective 17), housing (SA Objective 18), public open space (SA Objectives 19-20), education (SA Objective 24) or cultural heritage (SA Objective 25) with the potential for a neutral effect against these objectives.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive against SA Objective 5.

Development of car parking is likely to increase the number of vehicles accessing the site, with the potential for minor negative effects on local roads, and minor indirect negative effects on air quality. The site is not located in close proximity to a designated AQMA, and mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage to reflect the potential for increased car usage in and around the site, it is considered that there is the potential for a residual minor negative effect against SA Objective 6a with an element of uncertainty until site levels assessments have been completed. The site is located within 800m of the train station which can support access to this mode of transport for longer distance journeys with the potential for a minor positive effect against SA Objective 6b.

The site is entirely brownfield with no best and most versatile agricultural land. Potential for major positive effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely brownfield, and given design standards outlined in GCT JCS and Draft GCP policies it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

Site: Great Western Road Sidings (Railway Corridor)

Size & Approx. Capacity: 4.34ha, 100 dwellings

Site Ref: 17

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	+	+	- +	+	+	0	0	0	++	+	+	++	+	+	?

Summary:

The site is identified to deliver 100 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as predominantly brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Great Western Road and Horton Road, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly brownfield land with no best and most versatile agricultural land. Potential for a minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is partially located in an Area of Principal Archaeological Interest on the eastern side. Given policy mitigation provided in the Draft GCP it is assumed that development at the site would ensure appropriate archaeological investigation prior to development with the potential for a residual neutral effect against SA Objective 9.

The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. It is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is also located within 800m of existing open space with the

potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Former Bishops College Size & Approx. Capacity: 9.18ha, 108 dwellings (to include retained playing pitches) Site Ref: 18																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	0	-	+	-	-	0	0	0	-	+	+	++	+	+	?
Summary: The site is identified to deliver 108 new dwellings with the potential for a major long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within an area of flood risk along the northern boundary of the site, and there are minor areas on site at risk of surface water flooding. It is considered that development could avoid the area of flood risk on site, and mitigation provided through the GCT JCS and GCP should ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 5.																	

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Estcourt Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site contains some previously developed land, however, the majority of the site is greenfield. The site is not known to contain best and most versatile agricultural land, however, the loss of greenfield land is considered to have the potential for a minor long term negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development within a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage settings with the potential for a neutral effect against SA Objective 9.

The site is not located within reasonable walking distance (800m) of service and facility provisions within the City Centre or any Local or District Centres with the potential for a minor negative effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land at Leven Close

Size & Approx. Capacity: 1.4ha, 20 dwellings

Site Ref: 19

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage

	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	+	0	+	++	+	-?	0	0	++	+	+	+	+	+	?

Summary:

The site is identified to deliver 20 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located in an identified flood zone and is not known to be at risk of surface water flooding, with the potential for a minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Paygrove Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield with no best and most versatile agricultural land. Potential for major positive effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is located in a sensitive heritage setting, it is located in the City Centre Conservation Area and also within an Area of Principal Archaeological Interest. Within the site itself there are also 2 Scheduled Monuments (Glevum Roman Colonia) and there are a number of Listed Buildings in close proximity to the south west of the site. It is assumed that development at the site would; avoid the Scheduled Monuments; be sensitively and responsively designed to enhance the Conservation Area designation and setting of designated heritage assets; and ensure appropriate archaeological investigation prior to development. There is also the potential for minor positive effects through enhancements to townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of 2 nationally designated assets on site, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land East of Waterwells

Size & Approx. Capacity: 16.04ha, 150 Dwellings

Site Ref: 20

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	-	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	0	+	0	-	-	--	-	0	0	0	+	+	-	++	+	+	?

Summary:

The site is identified to deliver 150 new residential dwelling with the potential for a major long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone, however there is an area around the stream running through the middle of the site that has a medium to high risk of surface water flooding. Development could avoid this area of the site

and mitigation provided through GCT JCS and Draft GCP policies should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of national cycle routes and Public Rights of Way, however, it is located beyond 800m to a connection to modes of public transport (bus or train) and as such is considered to have the potential for a minor negative effect against SA Objective 6b.

The site is predominantly greenfield and contains some Grade 3a agricultural land. Development could result in the permanent loss of best and most versatile agricultural land with the potential for a major negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site is located within an Area of Archaeological Interest, given policy mitigation provided in the Draft GCP it is assumed that there would be appropriate archaeological investigation prior to development with the potential for a residual neutral effect against SA Objective 9.

The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located just within 800 meters of a Local Centre with the potential for a minor positive effect against SA Objective 14. Although the site is located within 800m of promoted walking routes, it is located beyond 800m to an existing medical facility with the potential for a minor negative effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land at Clearwater Drive
Size & Approx. Capacity: 2.09ha, 30 dwellings and open space
Site Ref: 21

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	-	+	0	0	+	-	-	0	0	0	+	+	++	+	+	+	?

Summary:

The site is identified to deliver 30 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

A large part of the site contains The Causeway Key Wildlife Site, if development were to avoid the designated area, then this would significantly reduce the developable area of the site. Development could therefore result in the loss of locally designated land with the potential for a minor negative effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone however a large part of the site is of medium to high risk from surface water flooding. Mitigation provided through GCT JCS and Draft GCP policies should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect on SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Severn Vale Drive, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely greenfield however it does not contain any best and most versatile agricultural land. Potential for minor negative against SA Objective 8. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of services and facilities within a District Centre with the potential for a minor positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land South of Grange Road

Size & Approx. Capacity: 16.55ha, 250 dwellings

Site Ref: 22

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	+	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	0	+	0	-	+	-	-	0	0	0	+	+	++	++	+	+	?

Summary:

The site is identified to deliver 250 new dwellings with the potential for a major long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within an area of flood risk along the southern border (fluvial and surface water flood risk), and is also adjacent to another area of flood risk north of the site. It is considered that development could avoid the area of

flood risk on site, and mitigation provided through the GCT JCS and GCP should ensure that there will be no significant negative effects, with the potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Chatsworth Avenue and Robert Raikes Avenue, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is not known to contain any best and most versatile agricultural land, however development could result in the loss of greenfield land, with the potential for minor long term negative effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect a heritage setting with the potential for a neutral effect against SA Objective 9.

The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents. Mitigation provided through the GCT JCS and GCP, and available at the project level (including an appropriate buffer), should ensure that development will not lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 11.

The site falls within 800 meters of 3 different Local Centres with the potential for a minor positive effect against SA Objective 14. It is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Spinnaker Park

Size & Approx. Capacity: 8.88ha, 2.54ha employment land

Site Ref: 23

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	--	0	+	+	+	0	-	+	++	+	++	0	+	+	?

Summary:

The site is identified to deliver 2.54ha of employment development with the potential for a minor positive effect against SA Objectives 12-13. The delivery of new employment land can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located entirely within a flood zone. It is considered that development would not be able to avoid building on the flood zone and mitigation could be expensive and/or difficult. Potential for a major negative effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane and St Ann Way, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly brownfield with no best and most versatile agricultural land, potential for minor positive against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8.

The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage setting with the potential for a neutral effect against SA Objective 9.

The site is located in close proximity to Hempsted waste landfill site which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Secunda Way Industrial Estate

Size & Approx. Capacity: 0.7ha, 0.7ha employment land

Site Ref: 24

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	0	0	+	-	-	0	0	+	++	+	++	0	+	+	?

Summary:

The site is identified to deliver 0.7ha of new employment development with the potential for a minor positive effect against SA Objective 12-13. The delivery of new employment land can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is partially located within a flood zone on the northern and eastern boundaries of the site. It is considered possible for development to avoid these areas on site, and mitigation provided through the GCT JCS and GCP should ensure that there will be no significant negative effects, with the potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly greenfield with no best and most versatile agricultural land. Potential for a minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly greenfield it is considered that development has the potential for a minor negative effect against SA Objective 8 as a result of development in an undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land at Rea Lane, Hempsted
Size & Approx. Capacity: 1.5ha, 35 dwellings
Site Ref: 25

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	+	0	+	-	-	0	0	0	-	+	-	+	+	+	?

Summary:
The site is identified to deliver 35 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a long term minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site land is entirely greenfield; however, it does not contain any best and most versatile agricultural land. Potential for minor negative against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site does not

contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage settings with the potential for a neutral effect against SA Objective 9.

The site is not located within reasonable walking distance (800m) of services and facilities within the City Centre, or any local or District Centres with the potential for a minor negative against SA Objective 14. Although the site is located within 800m of promoted walking routes, it is located beyond 800m to an existing medical facility with the potential for a minor negative effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land adjacent to Eastgate Shopping Centre

Size & Approx. Capacity: 0.32ha, 0.5ha employment land

Site Ref: 26

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	+	+	0	+	+	- ?	0	+	++	++	++	0	+	+	?

Summary:

The site is identified to deliver up to 0.5ha of new employment / retail land with the potential for a minor long term positive effect against SA Objective 12-13. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004F), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance

biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken at the site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and it not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Brunswick Road and Parliament Street, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly brownfield with no best and most versatile agricultural land. Potential for a minor positive against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards outlined in policies provided in the GCT JCS and Draft GCP it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is also a sensitive heritage setting, it is located in the City Centre Conservation Area and also within an Area of Principal Archaeological Interest. Within the site itself there are 2 Scheduled Monuments (Glevum Roman Colonia). Just outside the boundary, south east of the site is a Scheduled Monument (Roman wall remains) and to the north west of the site is another Scheduled Monument (Greyfriars Church). There are also a number of Listed Buildings within close proximity of the site. It is assumed that development at the site would; avoid the Scheduled Monuments; be sensitively and responsively designed to enhance the Conservation Area designation and designated heritage asset settings; and ensure appropriate archaeological investigation prior to development. It is considered that there is also the potential for minor positive effects through enhancement to townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of nationally designated assets on site, and the potential for development to affect the setting of designated heritage assets, it is considered that there is the potential for a long-term minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800 meters of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Newark Farm Size & Approx. Capacity: 1.97ha, 48 dwellings Site Ref: 27																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	+	0	+	-	-	0?	0	0	++	+	++	+	+	+	?
Summary: The site is identified to deliver 48 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and it not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5. Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and																	

ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely greenfield with no best and most versatile agricultural land. Potential for a minor negative against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown however, as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area.

The site is located within an Area of Archaeological Importance and to the northern boundary of the site there is a Listed Building. It is assumed that development at the site would be sensitively and responsively design to enhance the setting of designated heritage assets and ensure appropriate archaeological investigation prior to development. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located around 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land at St Oswalds

Size & Approx. Capacity: 2.5ha, 65 dwellings

Site Ref: 28

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	

Appraisal Summary	+	+	--	0	+	+	+	0	0	0	++	++	++	+	+	+	?
<p>Summary: The site is identified to deliver 65 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Westgate 004E), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.</p> <p>The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Given the nature of the site as partially brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.</p> <p>The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located entirely within a flood zone. It is considered that development would not be able to avoid building on the flood zone and mitigation could be expensive and/or difficult. Potential for a major negative effect against SA Objective 5.</p> <p>Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services at St Oswalds Village, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.</p> <p>The site is predominantly brownfield and does not contain any best and most versatile agricultural land with the potential for a minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield and design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.</p> <p>The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.</p>																	

The site is located within 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Allstones, Myers Road (Railway Corridor)
Size & Approx. Capacity: 6.49ha, 250 dwellings
Site Ref: 29

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	+	+	0	-	+	+	0	0	0	+	+	+	++	+	+	?

Summary:

The site identified to deliver 250 dwellings with the potential for a major long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within an area of flood risk along the eastern border of the site. It

is considered that development could avoid this area of the site, and mitigation provided through GCT JCS and GCP policies should ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Horton Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is not known to contain best and most versatile agricultural land, and the majority of the site is brownfield, development therefore has the potential for a minor long term positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly brownfield and given the design standards and mitigation provided through the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage setting with the potential for a neutral effect against SA Objective 9.

The site is located adjacent to a railway line which has the potential for minor negative effects on the amenity of future residents. Mitigation provided through the GCT JCS and GCP, and available at the project level (including an appropriate buffer), should ensure that development will not lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 11.

The site is located partially within a Local Centre boundary with the potential for a minor positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Barnwood Manor

Size & Approx. Capacity: 1.95ha, 20 dwellings

Site Ref: 30

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape		The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25			
Appraisal Summary	0?	+	0	0	+	+	-	+	-	0?	0	0	+	+	--	+	+	+	?

Summary:

The site is identified to deliver 20 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

Barnwood Arboretum Local Nature Reserve is located within 200m of the site, and Wotton Brook flows between the two sites. Given the existing environmental pathway it is considered that development has the potential to affect water quality with the potential for minor indirect negative effects on the LNR. Mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems should ensure that there will be no significant negative effects, with the potential for a residual neutral effect. However, there remains an element of uncertainty until site level assessments have been completed.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. Running from east to west through the middle of the site is an area of flood risk. This area of the site is also subject to surface water flooding. It is possible for development to avoid this area of the site, and mitigation provided through GCT JCS and Draft GCP policies should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Barnwood Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is a roughly equal split of brownfield and greenfield with the potential for both minor positive and minor negative effects against SA Objective 7. There is no best and most versatile agricultural land on the site. At this stage, the Landscape/Townscape sensitivity of the site is unknown. It is considered

that there is the potential for both minor positive and minor negative effects against SA Objective 8 through the regeneration of brownfield land and through development in a previously undeveloped area. The site is located within an Area of Principal Archaeological Importance and to the north of the site there is a Listed Building. Given policy mitigation provided through the Draft GCP it is assumed that development at the site would be sensitively and responsively designed to enhance the setting of designated heritage assets and ensure appropriate archaeological investigation prior to development. Potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800m of a Local Centre with the potential for a minor positive effect against SA Objective 14. The site is located beyond 800m to existing promoted walking routes, and development at the site could result in the loss of existing medical facilities (Wheatstone Palliative Care Medical Centre) with the potential for a major negative effect against SA Objective 17. However, it should be noted that the site is located within 800m of other existing medical facilities. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Redcliffe College, Horton Road																	
Size & Approx. Capacity: 1.3ha, 20 dwellings																	
Site Ref: 31																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	+	-	-	0?	0	0	++	++	+	+	+	--	?
Summary: The site is identified to deliver 20 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located partially within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Kingsholm and Wotton 002C), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.																	

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however it is recommended that existing trees and hedgerows on site are retained where possible. Given the nature of the site as partially brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding with the potential minor positive against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Horton Road and London Road, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly greenfield with some previously developed land also present. There is no best and most versatile agricultural land on the site. Potential for minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown however as the site is predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in an undeveloped area. The site contains a Listed Building. It is assumed that development at the site would retain the Listed Building and be sensitively and responsively designed to enhance the setting. It is considered that there is also the potential for minor positive effects through enhancement to townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects with the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located around 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is also located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20.

Development at the site could result in the loss of existing educational facilities (Redcliffe College) with the potential for a major long-term negative effect against SA Objective 24. However it should be noted that there are other educational facilities within 800m of the site, however these are not at

the college educational level (nursery / early years, primary, secondary and university facilities within 800m). It should also be noted that the loss of this facility does not affect the accessibility findings in this SA for the surrounding site options against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Holly House, Barnwood Size & Approx. Capacity: 1.16ha, 34 dwellings Site Ref: 32																			
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape		The Historic Environment	Pollution and Amenities	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25			
Appraisal Summary	+	+	0	0	+	+	-	+	-	0	0	0	+	++	+	+	+	+	?
Summary: The site is identified to deliver 34 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Barnwood 007E), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as predominantly brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within a flood risk area in the north west of the site. It is considered that development could avoid this part of the site and mitigation provided through GCT JCS and Draft GCP policies should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 5.																			

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hawthorne Avenue and Bittern Avenue, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is neither predominantly brownfield or greenfield, but a mixture of the two. Therefore, there is the potential for both minor positive and minor negative effects against SA Objective 7. There is no best and most versatile agricultural land on the site. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, it is considered that there is the potential for both minor positive and minor negative effects against SA Objective 8 as a result of regeneration of brownfield land and development in a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect any heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of services and facilities within a Local Centre with the potential for a minor positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Fieldview House, Barnwood / Abby																
Size & Approx. Capacity: 0.36ha, 12 dwellings																
Site Ref: 33																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage

	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	+	+	+	0	0	0	+	++	--	+	+	+	?

Summary:

The site is identified to deliver 12 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Barnwood 007E), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as predominantly brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hawthorne Avenue and Bittern Avenue, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly brownfield land with no best and most versatile agricultural land on site. Potential for a minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly brownfield and given design standards in policies provided in the GCT JCS and Draft GCP it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of services and facilities within Local Centres and a District Centre. Potential for a minor positive effect against SA Objective 14. The site is located beyond 800m to both existing medical facilities and promoted walking routes with the potential for a major negative effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land off Horton Road (NHS) Size & Approx. Capacity: 0.72ha, 21 dwellings Site Ref: 34																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	+	-	-	0?	0	0	++	+	+	+	+	+	?
Summary: The site is identified to deliver 21 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Given the nature of the site as partially brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk from surface water flooding. Potential for a minor positive effect against SA Objective 5. Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and																	

ultimately continues to improve in Gloucester. The site is located within 800m of the train station, bus services along Horton Road, national cycle routes and Public Rights of Way with the potential for a major long-term positive effect against SA Objective 6b.

The site is predominantly greenfield with some previously developed land as well. There is no best and most versatile agricultural land present on the site. Potential for a minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. The site does not contain and is not located adjacent to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of the City Centre which contains a wide range of service and facility provisions with the potential for a major positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Hallmark Hotel, Matson Size & Approx. Capacity: 0.43ha, 13 dwellings Site Ref: 35																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	-	++	+	0?	0	0	+	++	++	+	+	+	?

Summary:

The site is identified to deliver 13 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Matson and Robinswood 011B), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site is not known to contain any priority habitats or species, however, it is located within 200m of Matson Wood Key Wildlife Site. There are no significant ecological pathways between the sites, and given the brownfield nature of the site, development will not lead to fragmentation of ecological corridors. It is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located in an identified flood zone and is not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of national cycle routes and Public Rights of Way, however, it is located beyond 800m to a connection to modes of public transport (bus or train) and as such is considered to have the potential for a minor negative effect against SA Objective 6b.

The site is entirely brownfield, with no best and most versatile agricultural land on the site. Potential for major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, given the nature of the site as predominantly brownfield, and design standards identified in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. Adjacent to the site on the western side there is a Listed Building. Given policy mitigation provided through the GCT JCS and Draft GCP it is assumed that development would be sensitively and responsively designed to enhance heritage setting with the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800m of a Local Centre with the potential for minor positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land adjacent to St Aldates Size & Approx. Capacity: 0.5ha, 20 dwellings Site Ref: 37																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	+	+	+	0	+	-	-	0?	0	0	+	++	++	+	+	+	?+
Summary: The site is identified to deliver 20 new dwellings with the potential for a minor long term positive effect against SA Objective 18. As the site is also located partially within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Matson and Robinswood 008C), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16. The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, and development will not lead to fragmentation of ecological corridors. Given the nature of the site as predominantly brownfield land, it is considered that there are potential opportunities to record and enhance biodiversity on site, with the potential for a minor long-term positive effect against SA Objective 1. It is recommended that a Phase 1 Habitat Survey is undertaken on site prior to development. The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5.																	

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Reservoir Road and Finlay Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly greenfield with some previously developed land also on site. There is no best and most versatile agricultural land on site. Potential for minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown however as the site is predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development in a previously undeveloped area. Adjacent to the site on the northern side there is a Listed Building. Given policy mitigation provided through the GCT JCS and Draft GCP it is assumed that development would be sensitively and responsively designed to enhance heritage setting with the potential for a residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located adjacent to the A38 which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800m of services and facilities available within a Local Centre with the potential for a minor positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land East of Hempsted Lane
Size & Approx. Capacity: 3.38ha, 50 dwellings
Site Ref: 39

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage	
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	+	0	+	-	-	0?	0	0	-	+	-	+	+	+	?

Summary:

The site is identified to deliver 50 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is not located within an identified flood zone and is not known to be at risk of surface water flooding. Potential for a minor positive effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely greenfield land with no best and most versatile agricultural land present on the site. Potential for minor negative effects against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield there is the potential for a minor negative effect against SA Objective 8 through development in a previously undeveloped area. The site is partially within the Hempsted Conservation Area. It is assumed that development would be sensitively and responsively designed to enhance the Conservation Area designation. Potential for residual neutral effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is not located within 800m of the City Centre or a Local or District Centre. Potential for minor negative effect against SA Objective 14. Although the site is located within 800m of promoted walking routes, it is located beyond 800m to an existing medical facility with the potential for a minor negative effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: MOD Site, Hempsted

Size & Approx. Capacity: 4.42ha, 85 dwellings

Site Ref: 40

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	0	+	- ?	0 +	-	-	0	-	0	++	+	++	+	+	+	?

Summary:

The site is identified to deliver 85 new dwellings with the potential for a minor long term positive effect against SA Objective 18. The delivery of new housing can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is largely covered by flood zone, with only a small area in the south of the site which is not at risk of flooding. If development were to avoid the area of flood risk on site, this would significantly reduce the developable area. Mitigation is

likely to be difficult and/or expensive. Potential for a residual minor negative effect against SA Objective 5 with an element of uncertainty until site level assessments have been completed.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Hempsted Lane, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly greenfield with a small amount of previously developed land. There is no best and most versatile agricultural land on the site. Potential for a minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development within a previously undeveloped area. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located in close proximity to Hempsted waste landfill site which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800m of the City Centre and a Local Centre with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Former Contract Chemicals

Size & Approx. Capacity: 9.19ha, 340 dwellings

Site Ref: 41

SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	-	+	0	-	+	+	0	0	0	+	++	+	++	+	+	?

Summary:

The site is identified to deliver 340 new dwellings with the potential for a major long term positive effect against SA Objective 18. As the site is also located partially within one of the 10-30% most deprived Lower Level Super Output Areas (LSOAs) in Gloucester (Podsmead 009E), new development could contribute to reducing inequalities, with the potential for major long-term positive effects against SA Objective 16.

The site contains an area of Deciduous Woodland Priority habitat; development has the potential for minor long term negative effects on biodiversity through potential direct loss. Mitigation provided through the GCP should seek to retain the Priority habitat on site, however it is still considered that there is the potential for a residual minor negative effect on biodiversity through increased disturbance as a result of development on site.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The southern area of the site is located partially within a flood zone, and there are small areas in the middle of the site which are at risk of surface water flooding. It is considered that development would be able to avoid the area of flood risk, and that mitigation provided through GCT JCS and Draft GCP policies should ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, although it is considered unlikely to lead to any significant negative effects, given the higher capacity of the site it is considered that there is the potential for a residual minor negative effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Bristol Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is predominantly brownfield and there is no best and most versatile agricultural land on the site. Potential for minor positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is predominantly brownfield and given

design standards outlined in policies provided in the GCT JCS and Draft GCP, it is considered that there is the potential for a minor positive effect against SA Objective 8. The site does not contain and is not located in close proximity to any designated heritage assets. Development is unlikely to affect heritage settings with the potential for a neutral effect against SA Objective 9.

The site is located within 800m of services and facilities within a Local Centre with the potential for a minor positive effect against SA Objective 14. The site is located within 800m of existing medical facilities, however it is located beyond 800m to existing promoted walking routes; potential for a minor positive effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land adjacent to Wall's Factory Size & Approx. Capacity: 6.4ha, 2.79ha employment Site Ref: 44																	
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic		Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25	
Appraisal Summary	0	+	0	-	+	-	-	0	-	++	+	+	--	0	+	+	?
Summary: The site is identified to deliver 2.79ha of new employment land with the potential for a major long term positive effect against SA Objectives 12-13. The delivery of new employment land can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.																	

The site does not contain and is not located in close proximity to any nationally or locally designated biodiversity. The site is not known to contain any priority habitats or species, however development should seek to retain existing trees and hedgerows on site where possible. Potential for a neutral effect against SA Objective 1.

The site is not located in the Surface Water Safeguard Zone, and development is unlikely to lead to any significant negative effects on water quality; potential for a minor positive effect against SA Objective 4. The site is located partially within a flood risk zone along its eastern border. This same area is also at risk of surface water flooding. Development could avoid this area of the site and that mitigation provided through GCT JCS and GCP policies should ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Nine Elms Road, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely greenfield land with no best and most versatile agricultural land on the site. Potential for minor negative effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely greenfield it is considered that there is the potential for a minor negative effect against SA Objective 8 as a result of development within a previously undeveloped area. The site is located within an Area of Principal Archaeological Importance. It is assumed that development at the site would ensure appropriate archaeological investigation prior to development. Potential for a residual neutral effect against SA Objective 9.

The site is located adjacent to a railway line and the A40, which has the potential for minor negative effects on the amenity of future residents at the site. Mitigation provided through the GCT JCS and GCP policies, and available at the project level, including an appropriate buffer, should ensure that development will not lead to any significant negative effects. Potential for a residual neutral effect against SA Objective 11.

The site is located within 800m of a Local Centre with the potential for a minor positive effect against SA Objective 14. The site is located beyond 800m to both existing medical facilities and promoted walking routes with the potential for a major negative effect against SA Objective 17. The site is located within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20, and within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

Site: Land adjacent to Dry Dock Size & Approx. Capacity: 1.35ha, 1.35ha employment Site Ref: 45																
SA Objectives	Biodiversity	Water Quality	Flood Risk	Sustainable Transport & Traffic	Soil Quality	Townscape / Landscape	The Historic Environment	Pollution and Amenity	Economy & Employment	City Centre and Local Centres	Inequalities	Health	Housing	Public Open Space	Education	Cultural Heritage
	1	4	5	6	7	8	9	11	12-13	14	16	17	18	19-20	24	25
Appraisal Summary	0 ?	0 ?	--	0 +	++	+	- ?	0	+	++	+	++	0	+	+	?
<p>Summary: The site is identified to deliver 1.35ha of new employment land with the potential for a minor long term positive effect against SA Objectives 12-13. Potential for minor positive effect on SA Objective 12-13. The delivery of new employment land can also contribute to reducing inequalities with the potential for a minor long-term positive effect against SA Objective 16.</p> <p>Alney Island Local Nature Reserve (LNR) is located within 200m of the site, and the River Severn runs north of the site option and continues to flow adjacent to the LNR. The Docks are also located to the south and east of the site, providing further connections to the River Severn. Any potential effects on water quality therefore have the potential to indirectly effect ecological habitats in and around the LNR. The A430 runs immediately between the development site and the River Severn, and as development at the site is likely to increase traffic along this road, it is considered that there is the potential for minor negative effects on water quality through an increase in the associated polluting effects on surface water run-off. This therefore has the potential for minor indirect negative effects on habitats in around the River Severn and Alney Island LNR. It is recommended that site specific policy mitigation includes a requirement for lower level assessment of the potential effects of development on water quality, and requires the use of Sustainable Drainage Systems. Given further policy mitigation provided through the GCT JCS and GCP, and available at the project level, it is considered unlikely that development will lead to any significant negative effects with the potential for a residual neutral effect against SA Objectives 1 and 4, with an element of uncertainty until site level assessments have been completed. However, the cumulative effect of development in this area on the A430, River Severn, and supporting habitats, will need to be considered. The site is also located within the Surface Water Safeguard Zone, and this should be considered alongside the potential effects on water quality discussed above. It is considered that there is suitable mitigation provided through the GCT JCS and GCP, including the use of sustainable drainage systems, to ensure that there will be no significant negative effects. Potential for a residual neutral effect against SA Objective 4.</p>																

The site is located entirely within a flood risk zone. It is considered that development would not be able to avoid the area at risk and mitigation could be difficult / expensive. Potential for a major negative effect against SA Objective 5.

Transport modelling is unavailable at this stage, however given the size of the proposed development, it is considered unlikely to lead to any significant negative effects, with the potential for a residual neutral effect against SA Objective 6a. The site is not located in close proximity to a designated AQMA, however the cumulative effect of development on air quality will need to be considered to ensure that air quality does not decrease and ultimately continues to improve in Gloucester. The site is located within 800m of bus services along Southgate Street, national cycle routes and Public Rights of Way with the potential for a minor long term positive effect against SA Objective 6b.

The site is entirely brownfield land with no best and most versatile agricultural land on site. Potential for a major positive effect against SA Objective 7. At this stage, the Landscape/Townscape sensitivity of the site is unknown, however, as the site is entirely brownfield and given design standards outlined in policies provided in the GCT JCS and Draft GCP it is considered that there is the potential for a minor positive effect against SA Objective 8. The site is in a sensitive heritage setting however, it lies wholly within an Area of Principal Archaeological Interest, and within The Docks Conservation Area. There are also 4 Listed Buildings on site. It is assumed that development at the site would; retain the Listed Buildings on site; be sensitively and responsively designed to enhance the Conservation Area designation and setting of designated heritage assets; and ensure appropriate archaeological investigation prior to development. It is also considered that there is the potential for minor positive effects through enhancement to townscape, access and signage. Policy mitigation provided through the GCT JCS and Draft GCP should ensure that development will not lead to any significant negative effects. However, at this stage, to reflect the presence of 4 Listed Buildings on site, it is considered that there is the potential for a residual minor negative effect against SA Objective 9, with an element of uncertainty until site level assessments have been completed.

The site is located within 800m of the City Centre which contains a wide range of service and facility provision with the potential for a major positive effect against SA Objective 14. The site is located within 800m of both existing medical facilities and promoted walking routes, with the potential for major long-term positive effects against SA Objective 17, and within 800m of existing open space with the potential for a minor long term positive effect against SA Objectives 19-20. The site is also located within 800m of existing educational facilities with the potential for a minor long-term positive effect against SA Objective 24.

Evidence is unavailable at this stage to effectively assess the effects of development at the site option on cultural heritage (SA Objective 25).

**Draft Gloucester City Plan
Sustainability (Integrated) Appraisal Report:**

**EQUALITY AND DIVERSITY IMPACT ASSESSMENT
SCREENING REPORT**

October 2016

enfusion



EQUALITY AND DIVERSITY IMPACT ASSESSMENT SCREENING REPORT

Draft Gloucester City Plan Sustainability (Integrated) Appraisal Report

<i>date:</i>	October 2016 Draft v02	
<i>prepared for:</i>	Gloucester City Council	
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1.0 Introduction

- 1.1 The Report sets out the process and results of a screening assessment for an Equality and Diversity Impact Assessment (EqIA) of the Draft Gloucester City Plan (GCP). The Draft GCP sets out the draft spatial Vision, Objectives to help deliver the Vision, Policies and potential Site Allocations, of the local plan for the Gloucester City area and including having regard to Gloucester's Cultural Vision and Strategy 2016-2026. Enfusion Ltd has been commissioned to carry out the screening view on behalf of the Council and as part of the Sustainability (Integrated) Appraisal (SA) of the emerging Gloucester City Plan.

Background

- 1.2 The Draft GCP has been prepared to comply with national planning policy guidance using a range of evidence and taking into account responses made to previous consultation. It is based on research into the characteristics of the Borough area, relationships with adjoining areas, past trends and future predictions.
- 1.3 Under the Equality Act 2010, public authorities such as Gloucester City Council must in the exercise of their functions, have due regard to the need to:
- Eliminate unlawful discrimination, harassment and victimisation and other conduct that is prohibited by or under the Act.
 - Advance equality of opportunity between people who share a characteristic and those who do not share a characteristic.
 - Foster good relations between people who share a characteristic and those who do not share a characteristic.
- 1.4 An EqIA is a tool which seeks to improve the work of the Council and ensure that they meet the requirement of the Equality Act 2010.
- 1.5 It is important to note that assessment of equality, diversity, and health/well-being (which is an important aspect of equality) has been detailed through the Sustainability (Integrated) Appraisal (SA) process. All aspects of the developing Draft GCP have been appraised against a SA framework including several SA objectives that directly and indirectly address equality, health and diversity and these include: No.6 – Sustainable Transport, No.8 – Landscape, No.9 – Historic Heritage, No.11 – Pollution, No's.12-13 – Economy & Employment, No.14 – City / Town Centres (access to services and facilities), No.16 – Inequalities, No.17 – Health and Wellbeing, No.18 – Housing, No's.19-20 – Open Space, No.22 – Participation, No.24 – Education, and No.25 – Cultural Heritage. The findings of this EqIA have been integrated into the SA of the Draft GCP and are provided separately as Appendix V to the Draft SA Report.

Consultation

- 1.6 This EqlA Screening Report will be included for consideration alongside the Draft Sustainability (Integrated) Appraisal Report and the Draft Gloucester City Plan for public consultation in 2016. Any comments received on the EqlA will be considered during the preparation of the next stages of the GCP.

Purpose and Structure of Report

- 1.7 The purpose of this Screening Report is to determine whether the Draft GCP is likely to have negative effects on protected characteristics or persons identified under the Equality Act 2010 and whether a full EqlA is required.
- 1.8 This report is structured to demonstrate compliance with the requirements of the Equality Act. Following this introductory section, the Report is organised into three further sections:
- **Section 2** - summarises the requirements of the Equality Act 2010 and the purpose of EqlA.
 - **Section 3** - outlines the Screening process and the findings of the screening assessment.
 - **Section 4** - summarises the findings of the EqlA and sets out the next steps, including consultation arrangements.

2.0 Equality and Diversity Impact Assessment: Equality Act 2010 Requirements

- 2.1 The Equality Act (2010) came into effect in October 2010 with the aim of harmonising all current discrimination law and strengthening the laws that prevent discrimination. The Equality Act applies to the provision of services and public functions and includes the development of Council policies and plans. The Act maintains the protection provided by previous legislation and therefore prevents discrimination on the basis of nine protected characteristics (previously referred to as equality strands): age; disability; gender reassignment; marriage and civil partnership; pregnancy and maternity; race; religion or belief; sex; and sexual orientation.
- 2.2 Inequality can exist in a number of forms and where land use planning is concerned, this can include inadequate provision of and access to services (health, food stores, education facilities), good quality homes, employment opportunities, a healthy living environment and transport infrastructure (roads, pavements, public transport) for all members of society.
- 2.3 In summary, public authorities must in the exercise of their functions, have due regard to the need to:
- Eliminate unlawful discrimination, harassment and victimisation and other conduct that is prohibited by or under the Act.
 - Advance equality of opportunity between people who share a characteristic and those who do not share a characteristic.
 - Foster good relations between people who share a characteristic and those who do not share a characteristic.
- 2.4 The Equality Act 2010 does not specify how public authorities should analyse the effects of their existing or new policies in relation to equality, but doing so is an important part of complying with the general duty. The approach in this Report reflects the principles of the Equality Framework for Local Government¹ and the Gloucester City Council's People Impact Assessment Tool², as applied across Gloucester, Cheltenham and Tewkesbury and other guidance provided by the Department of Health.
- 2.5 An EqlA is a tool which seeks to improve the work of a Council and ensure that the policies and plans it develops do not discriminate in the way they provide services and employment, and that where possible they do all they can to advance equality of opportunity between persons who share a relevant protected characteristic, and persons who do not.

¹ Equality and Human Rights Commission (2009) Equality Impact Assessment Guidance. Online at <http://www.equalityhumanrights.com/about-us/equality-and-diversity/our-assessments-of-impact/>

² Gloucester City Council (2012) People Impact Assessment. Online at <http://www.gloucester.gov.uk/LGNL/Jobsandcareers/Careersadvice/Equalities/PeopleImpactAssessments.aspx>

2.6 The methods and approach used for this assessment involve the following stages - outlined in Table 1. This Report outlines the method and findings for Stage 1 of the assessment - the Screening.

Table 1: Equality and Diversity Impact Assessment: Key Stages	
Stage 1	
Screening for Equality and Diversity Impact Assessment	<ul style="list-style-type: none"> ■ Identify the main purpose and aims of strategy/plan. ■ Identify other plans, programmes and assessments that have influenced the strategy/ plan in relation to equality. ■ Provide baseline information on issues and needs related to each protected characteristic or person. ■ Assess the impacts of the strategy/ plan on the protected characteristics or persons. <hr/> <ul style="list-style-type: none"> ■ <i>If no negative effects are likely then no further assessment will be required.</i> ■ <i>If there are effects are judged likely or uncertainty exists which cannot be easily mitigated – the precautionary principle applies proceed to Stage 2</i>
Stage 2	
Full Equality and Diversity Impact Assessment	<ul style="list-style-type: none"> ■ Complete additional baseline and research. ■ Agree scope and method with wider [public] stakeholders as necessary. ■ Assess strategy/plan in greater detail. ■ Provide recommendations to mitigate negative impacts. ■ Develop measures to monitor, evaluate and review (including timescale and mechanisms) the recommendations. ■ Report outcomes of EqlA and consult with wider [public] stakeholders as necessary. ■ Finalise EqlA following responses from public and implement.

3.0 Equality and Diversity Impact Assessment Stage 1: Screening

- 3.1 As detailed previously in Table 1, EqlA typically involves two stages. This Report sets out our approach and findings for Stage 1, to determine whether the Draft GCP is likely to have negative effects on protected characteristics or persons identified under the Equality Act 2010 and whether a full EqlA is required.

Approach to Equality and Diversity Impact Assessment Screening: Key Tasks

- 3.2 The process of Screening can be broken down into four main task areas. Each Task is outlined in more detail below.

Task 1: Identify the main purpose and aims of strategy/ plan – This is where a description of the strategy/ plan will be provided. The following questions will be used to set out the information required for this task. The questions are:

- What are the main aims, objectives, purpose and outcomes of the policy and how does it fit in with the wider aims of the organisation?
- Who implements or delivers the policy, service or function?
- Who will be affected by the strategy/ plan?

Task 2: Description of other plans, programmes and policies used to develop the strategy/ plan – This will draw out any relevant documents that have influenced the development of the strategy/ plan in relation to equality.

Task 3: Review baseline data and research – This will involve looking at relevant equalities monitoring data covering the nine protected characteristics or persons from existing databases. Any gaps will be identified.

Task 4: Screening Assessment, recording the view and the supporting information and analysis – This is where the information gained from tasks 1 to 3 is brought together to support the screening view.

The assessment uses a simplified version of the SA/SEA appraisal key applied across the strategy/ plan, with the assessment informed by decision aiding questions:

- Will the policy have a negative impact on any of the protected characteristics or persons?
- How can identified negative impacts be minimised or removed?
- How can identified positive impacts be improved or enhanced?
- Is monitoring of the issues required?

Assessment Key	
+	Positive Effect
-	Negative Effect
0	Neutral Effect
?	Unknown or Uncertain Effect

Task 1: Identify the main purpose and aims of strategy/ plan

What are the main aims objectives purpose and outcomes of the policy and how does it fit in with the wider aims of the organisation?

- 3.3 The Draft GCP sets out the proposed strategy to accommodate development allocated to the City from the higher level Gloucester, Cheltenham & Tewkesbury Joint Core Strategy (GCT JCS) up to 2031. When adopted, this document will form a key part of the development plan for Gloucester City, and alongside the GCT JCS, will be used to guide decision-making on planning applications.
- 3.4 The higher level planning document the GCT JCS has also been subject to EqlA Screening during its preparation. The Screening Report³, September 2013, concluded that all of the components of the Submission JCS will lead to positive effects on the protected characteristics with no negative effects being identified. The JCS includes Strategic Objective No. 9 to promote healthy communities and this includes reducing inequalities. The draft GCP has been prepared to be in conformity with the JCS, including compliance with equality requirements.
- 3.5 The Draft GCP sets out how Gloucester City will deliver its housing and employment needs, and includes a strategic Principle to tackle poverty and deprivation. The Draft GCP includes a Vision and 14 proposed Principles to help deliver the Vision. The proposed Vision and the Principles in the Draft GCP are as follows:

GCP Vision:

“Between 2016 and 2031 the City Council, together with its partners, stakeholders and the community will work together in positively delivering the Joint Core Strategy and Gloucester City Plan.

During this time significant progress will have been made in the regeneration of the City Centre and elsewhere within the City. Gloucester will be a flourishing, healthy, modern and ambitious City, where people feel safe and happy in their community and are proud to live and work.

Gloucester will grow as an economy and make a significant contribution to the wider economy of Gloucestershire, building on its strengths as a business location. The City Council will work with partners and neighbouring authorities to ensure that the economic development required beyond its boundary benefits Gloucester, while at the same time, supporting business growth and expansion within the City itself.

³ <http://www.gct-jcs.org/Documents/SustainabilityAppraisal/SA-Appendix-10-EqlA-Screening-Report2013.pdf>

A significant number of new decent homes will have been delivered in a way that reflects the type and tenure needed by the local community and that supports economic growth.

Health and wellbeing will be a key consideration in all planning decisions ensuring the protection and provision of active streets, open spaces, playing fields, community infrastructure, environmental quality, connectivity and access.

New development will be built to the highest possible standard of design and will be focused on protecting the quality and local distinctiveness of the City.

Gloucester's unique heritage, culture, and natural environment will be safeguarded and enhanced to create a highly attractive place that all residents and visitors can enjoy."

GCP Principles:

- 1. To ensure development contributes to the delivery of a transforming City which brings regeneration benefits, promotes sustainable development and makes the most efficient use of brownfield land and buildings;*
- 2. To ensure that new development is supported by the necessary infrastructure;*
- 3. To regenerate the City Centre and other areas of the City in accordance with the Council's adopted strategies and maximise benefits associated with Housing Zone status;*
- 4. To develop a City Centre that provides for the needs of the 21st Century, with increased choice, an improved environment and to protect it from inappropriate competition in other locations.*
- 5. To provide a balanced network of local and district centres that provide for the everyday shops, services and facilities needed by the local community.*
- 6. To provide a balanced mix of new homes that provide for the needs and aspirations of the local community, working with neighbouring authorities where they are providing for housing needs of the Gloucester community.*
- 7. To encourage and facilitate inward and home grown investment, attracting innovative growth sectors, create high and stable levels of economic growth and increases job opportunities.*
- 8. To improve educational attainment, skills and learning opportunities.*
- 9. To protect and enhance the City's leisure, recreation and environmental assets, including valuable heritage, public open space, allotments, areas of nature conservation, sensitive landscapes, playing fields and sporting facilities.*
- 10. To encourage a vibrant and safe evening and night-time economy in the City Centre that appeals to all age groups and encourages more people to stay overnight.*
- 11. To tackle poverty and deprivation in the worst affected areas of the City.*

12. *To deliver development that achieves high quality design that reduces crime and the fear of crime, builds positively on locally distinctiveness and contributes to the creation of an active, connected and sustainable City.*
13. *To ensure that development minimises its impact on climate change through sustainable construction and design, encourages the use of sustainable forms of transport and integrates with and makes the most of existing infrastructure.*
14. *To improve health and wellbeing through good design that promotes opportunities for all residents to lead 'activity lives', by providing access to good quality open spaces, playing fields and community facilities, and protecting air quality and residents from pollution and contamination.*

- 3.6 The Draft GCP proposes new development in order to deliver the scale and distribution proposed in Policies SP1 and SP2 of the Joint Core Strategy insofar as they relate to the need for development in Gloucester City outside the strategic allocations proposed in the JCS. The GCT JCS identifies 14,340 new dwellings to meet Gloucester's needs. Gloucester is unable to fully meet this need with an urban capacity for 7685 new dwellings. The GCT JCS seeks to deliver the remainder of Gloucester's identified needs through strategic allocations / urban extensions proposed in the JCS and in the process of examination. The GCP seeks to allocate the identified sites to deliver 7685 new dwellings within the city boundary.
- 3.7 The Draft GCP includes Policies that set out the local requirements that development in the GCP area will have to meet. A list of the policies are provided below:

A: Housing

- Policy A1: Use of upper floors for residential
- Policy A2: Regeneration of neighbourhoods
- Policy A3: Sub-division of plots for infill
- Policy A4: Intensification of use of existing dwellings
- Policy A5: Housing mix
- Policy A5: Student housing
- Policy A6: Housing choice for older people and supported and special needs housing
- Policy A7: Self build
- Policy A8: Static caravan sites
- Policy A9: Extensions to existing dwellings
- Policy A10: Annexes to existing dwellings

B: Economic Development

- B1: Employment & Skills Plans
- B2: Existing Employment Sites
- B3: New Employment Sites
- B4: Existing Employment Space
- B5: New Employment Space

C: Retail and the City Centre

Policy C1: Maintaining the vitality and viability of city, district and local centres

Policy C2: Proposals located within the City Centre boundary, Primary Shopping Area, primary frontages and secondary frontages

Policy C3: Visitor attractions

Policy C4: Overnight accommodation

Policy C5: Major cultural venue

Policy C6: Evening and night-time uses

D: Health and wellbeing

Policy D1: Active design

Policy D2: Outdoor space

Policy D3: Accessibility

Policy D4: Allotments

Policy D5: Open space

Policy D6: Provision of playing pitches in new development

Policy D7: Protection of open space and playing fields

Policy D8: Community facilities

Policy D9: Mobile catering units

Policy D10: Air quality

Policy D11: Noise

Policy D12: Pollution

Policy D13: Contamination

Policy D14: Cordon sanitaire

Policy D15: Suicide prevention

E: Historic Environment

Policy E1: Historic environment development management

Policy E2: Recording and advancing understanding of heritage assets

Policy E3: Buildings of local importance

Policy E4: Shopfronts, shutters and signs

F: Natural Environment

Policy F1: Landscape

Policy F2: Biodiversity

Policy F3: Nature Improvement Area

Policy F4: Trees and hedgerows

Policy F5: Green Infrastructure

Policy F6: Geodiversity

Policy F7: Flooding

Policy F8: Potential of River and Canal

Policy F9: Efficiency measures

Policy F10: Mitigation through planting and SUDs

G: Design

Policy G1: Living conditions

Policy G2: Car parking

Policy G3: Materials and finishes

Policy G4: Landscape

Policy G5: Bin storage

Policy G6: Cycle parking and storage
Policy G7: Public realm
Policy G8: Public art
Policy G9: Community safety
Policy G10: Delivering strategies
Policy G11: Development alongside main routes
Policy G12: Design standards
Policy G13: Large scale 20th century buildings
Policy G14: Transport arrival nodes
Policy G15: Gulls
Policy G16: Design and climate change
Policy G17: Views of the Cathedral

H: Sustainable transport

Policy H1: Sustainable transport

I: Infrastructure

Policy I1: Infrastructure

Who implements or delivers the policy, service or function?

- 3.8 Gloucester City Council is responsible for implementing the GCP. The Draft GCP will be subject to consultation with wider (public) stakeholders who can influence the policies in the Draft GCP.

Who will be affected by the strategy/ plan?

- 3.9 The GCP applies to the administrative area of Gloucester City Council. It will affect everyone who lives, works and visits these areas.

Task 2: Description of other plans, programmes and assessments used to develop the strategy/ plan

- 3.10 Appendix I provides a summary of each plan, programme and the policies that have influenced the GCT JCS and the Draft GCP in relation to equality. They include:

National

- National Planning Policy Framework (NPPF) (2012)
- Strong and Prosperous Communities White Paper 2006
- Our Shared Future, 2007 (Commission On Integration and Cohesion)
- Planning Policy for Traveller Sites (2015)
- Community Infrastructure Levy (Amended) (2015)
- Lifetime Homes, Lifetime Neighbourhoods - A National Strategy for Housing in an Ageing Society 2008
- Sustainable Communities: A Shared Agenda, A Share of the Action. A guide for Local Authorities 2007
- Healthy Lives, Healthy people: Our Strategy for Public Health in England

Regional/Sub-regional

- Leadership Gloucestershire
- Gloucestershire Health and Wellbeing Strategy 2012 – 2032 – Fit for the Future
- Your Health, Your Care – The Five-year Vision for Health and Social Care
- The Children & Young People's Partnership Plan 2015 – 2018 (CYPPP)

Local

- The Sustainable Community Strategy for Tewkesbury Borough 2008 – 2028 (Refreshed November 2010)
- Gloucester's Cultural Vision & Strategy 2016-2026
- Gloucester City Vision 2012 – 2022
- Tewkesbury Borough Council Housing and Homelessness Strategy 2012 – 2016
- Cheltenham Borough Council Housing and Homelessness Strategy 2012 - 2017
- Gloucester, Cheltenham and Tewkesbury Joint Core Strategy (JCS) Sustainability Appraisal incorporating Strategic Environmental Assessment (SA/SEA) 2014

Task 3: Review baseline data and research

- 3.11 The baseline was sourced from Gloucestershire Equality Profile 2016 (Gloucestershire County Council, 2013) which is available online at <http://www.inform.gloucestershire.gov.uk>.
- 3.12 Given that these statistics have been collated to cover the nine protected characteristics or persons based on the most up-to-date information available under the Equality Act 2010, there are not considered to be any gaps in the data.
- 3.13 The following table summarises the equality and diversity trends in Gloucester, Cheltenham and Tewkesbury areas from the Gloucestershire Population Profile 2016:
- **Age** – Cheltenham and Tewkesbury have a lower population of 0-19 year olds than the national average and Gloucester's population in this age group is higher than the other two Councils. In addition, Tewkesbury has a much higher population aged 65+ than Cheltenham. At 24.9% Gloucester has the highest representation of children and young people and exceeds the county and national average Gloucester and the national average. All the Local Authorities are moving towards an ageing population demographic.
 - **Marriage and civil partnership** – Gloucester and Tewkesbury has a lower proportion of people who are single or separated when compared to the national average. In contrast the proportion of people who are married, divorced or widowed in Tewkesbury exceeds the national average.
 - **Pregnancy and maternity** - Gloucester has the highest proportion of births to mothers aged between 20 and 24, exceeding the county

and the national average. However, Gloucester is below the county and national average with regards to birth to mothers between 30-34.

- **Race** – The majority of Gloucester's, Cheltenham's and Tewkesbury's population is white. Black or Ethnic Minorities make up a very small percentage of their populations, which is considerably lower than reported for England as a whole. Gloucester has the highest proportion of Black or Ethnic Minorities compared to the other Councils. The proportion of people that are classified as Other White is higher in Cheltenham than England as a whole. The proportion of people that are classified a Caribbean and White and Black Caribbean is higher in Gloucester than England. Tewkesbury Borough has a large number of Gypsy, Travellers and Travelling Showpeople compared with other districts in Gloucestershire.
- **Religion or belief** - Gloucester and Tewkesbury have a much higher proportion of Christians in their populations than the national average. Cheltenham has the highest proportion of Buddhists, Hindus and people who have no religion and Gloucester has the highest proportion of Muslims out of the three Councils.
- **Gender reassignment** - There are no official estimates of gender reassignment at either national or local level. However, in a study funded by the Home Office, the Gender Identity Research and Education Society estimate that somewhere between 0.6% and 1% of the UK's adult population are experiencing some degree of gender variance. This figure has been applied to all three Councils.
- **Sexual Orientation** - Estimates from the ONS Integrated Household Survey suggests that nationally Lesbian, Gay and Bisexuals represent 1.6% of people aged 16 and over. Again, this percentage was applied to all three Councils.
- **Sex** – Gloucester, Cheltenham and Tewkesbury have a slightly higher percentage of women to men in their populations than the national average.
- **Disability** - Gloucester, Cheltenham and Tewkesbury all have a lower percentage of their populations with long term limiting illness or disability than the national average.

Task 4: Screening Assessment, recording the view and the supporting information and analysis

- 3.14 The development of the GCT JCS and the Draft GCP have been influenced by a number of other plans, programmes and assessments relating to the protected characteristics or persons under the Equality Act 2010. Furthermore, the proposed GCT JCS itself contains an objective which specifically relates to addressing social inequality and inclusivity, and providing for healthier and safer communities; the Draft GCP has been prepared in the context of this higher level plan.
- 3.15 The draft Vision, Objectives, and the Policies have been assessed to the same level of detail, taking into account the information gathered

in Task 3 to establish any potential impacts on the protected characteristics or persons identified under the Equality Act 2010. The full assessment is contained in Appendix II.

- 3.16 A summary of the assessment for each component of the Draft GCP is provided below under each component heading.

Vision

- 3.17 The Vision is considered to lead to positive effects on all protected characteristics. It should benefit all groups as it aspires to be a place where a good quality of life is open to all. The aim for supporting health and happy communities will have positive effects on all groups improving their quality of life and meeting the needs of each group's distinctive and individual needs.

Principles

- 3.18 Generally, the Principles will have a positive effect on all protected characteristics. In particular, *'To provide a balanced network of local and district centres that provide for the everyday shops, services and facilities needed by the local community'*, *'To provide a balanced mix of new homes that provide for the needs and aspirations of the local community, working with neighbouring authorities where they are providing for housing needs of the Gloucester community'*, *'To improve educational attainment, skills and learning opportunities'*, *'To protect and enhance the City's leisure, recreation and environmental assets, including valuable heritage, public open space, allotments, areas of nature conservation, sensitive landscapes, playing fields and sporting facilities'*, *'To tackle poverty and deprivation in the worst affected areas of the City'*, *'To ensure that development minimises its impact on climate change through sustainable construction and design, encourages the use of sustainable forms of transport and integrates with and makes the most of existing infrastructure'* and *'To improve health and wellbeing through good design that promotes opportunities for all residents to lead 'activity lives', by providing access to good quality open spaces, playing fields and community facilities, and protecting air quality and residents from pollution and contamination'* will have greater positive effects on all social groups by improving accessibility, providing buildings which will meet their needs and be of a good quality and also providing flexible and adaptable buildings and places that are resilient to climate change and flooding. None of the Objectives are biased towards one particular protected characteristic.

Draft Gloucester City Plan Policies

- 3.19 Policies in the Draft GCP seek to ensure that all people (including protected groups) in the GCP area will have a high quality environment in which to live, work, learn and socialise.

- 3.20 Of particular importance to the protected characteristics are Policies which ensure that high quality spaces are provided as part of housing, employment and community facilities which will meet the needs of the all and are accessible to all. The policies also seek to ensure that these places are safe, vibrant, healthy and inclusive. Policies specifically concerned with health and recreation will have positive effects on the protected characteristics. Policies on employment and tourism will support health and equality aims since health/well-being is closely linked with having a job.
- 3.21 The Environmental Policies are also likely to lead to positive effects on the protected characteristics as they aim to protect and enhance the environment in which the protected groups live. This can have benefits in terms of health and cultural well-being for all groups.
- 3.22 At this stage, the Screening Assessment has not any suggestions for enhancements to strengthen the draft GCP and increase the certainty of the positive effects identified for all protected characteristics. The assessment found that the all of the components of the plan will lead to positive effects on the protected characteristics with no negative effects being identified.

Monitoring

- 3.23 Gloucestershire County Council each year publishes a number of equality progress reports demonstrating how the Council advances equality, eliminates discrimination and fosters good relations relating to their workforce, their services and ways of working. Gloucester City Council is also required to prepare a Monitoring Report which includes consideration of equality, health and diversity.
- 3.24 The proposed GCT JCS provides a separate monitoring framework that sets out key indicators and contingencies that are critical to ensure the successful delivery of the plan. These indicators and contingencies are attached to the strategic objectives and policy targets of the plan and directly and indirectly relate to equality, health and diversity. It will also be reviewed on an annual basis. Therefore, further monitoring regarding equality is not considered to be required.

4.0 Summary and Conclusions

- 4.1 The Draft Gloucester City Plan (GCP) sets out the proposed approach to accommodating development in the Gloucester City administrative area. This has been allocated according to need from the Gloucester, Cheltenham and Joint Core Strategy for the period up to 2031.
- 4.2 The development of the Draft GCP has been influenced by a number of other plans, programmes and assessments relating to the protected characteristics or persons under the Equality Act 2010.
- 4.3 The Vision, Objectives, and Policies have been assessed to the same level of detail, taking into account the baseline information gathered to establish any potential impacts on the protected characteristics or persons identified under the Equality Act 2010. The assessment found that the all of the components of the plan will lead to positive effects on the protected characteristics with no negative effects being identified.
- 4.4 A number of reports are already produced on an annual basis which include consideration of equality, health and diversity within the JCS area. Therefore, further monitoring regarding equality and diversity is not considered to be required.
- 4.5 The assessment has found that the Draft GCP is unlikely to have negative effects on protected characteristics or persons identified under the Equality Act 2010 and as a result a full EqlA will not be required.
- 4.6 These findings will be subject to consultation comments from wider stakeholders alongside the Draft Gloucester City Plan: Sustainability (Integrated) Appraisal. Any comments received will be considered during the preparation of the next stages of the GCP.

Appendix I: Gloucester City Plan Equality and Diversity Impact Assessment - Plans, Programmes and Assessments

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
Strong and Prosperous Communities White Paper 2006	The aim of this White Paper is to give local people and local communities more influence and power to improve their lives. It is about creating strong, prosperous communities and delivering better public services through a rebalancing of the relationship between central government, local government and local people.	There will be around 35 priorities for each area, tailored to local needs through Local Area Agreements. Instead of the many hundreds of indicators currently required by central government there will be a single set of about 200 outcome based indicators covering all important national priorities like climate change, social exclusion and anti-social behaviour. This indicator set will include citizen satisfaction and perception measures; and citizens and communities everywhere will be able to examine performance against the indicators to know how well their local area is doing.
Our Shared Future, 2007 (Commission On Integration and Cohesion)	Our Shared Future sets out our practical proposals for building integration and cohesion at a local level.	<ul style="list-style-type: none"> • Sense of shared futures • Emphasis on a new model of rights and responsibilities • New emphasis on mutual respect and civility • Deliver a visible social justice
Community Infrastructure Levy (Amended) (2015)	Provides system to fund new local infrastructure through new development. CIL is a charge that will be payable by developers when they begin construction of new developments	Confirms the funding method for delivery of major aspects of the infrastructure requirements for development.
Healthy lives, healthy people: our strategy for public health in England (2010)	This White Paper sets out the Government's long-term vision for the future of public health in England. The aim is to create a 'wellness' service (Public Health England) and to strengthen both national and local leadership.	The goal is a public health service that achieves excellent results, unleashing innovation and liberating professional leadership. This White Paper builds on Equity and Excellence: Liberating the NHS to set out the overall principles and framework for making this happen.
National Planning Policy Framework (NPPF) (2012)	The national planning policy framework aims to reform the planning system to	Local Plans should set out strategic priorities to deliver: <ul style="list-style-type: none"> ■ To deliver a mix of housing based on current and future demographic

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
	<p>make it less complex and more accessible, and to promote sustainable growth. The NPPF streamlines existing Planning Policy Statements, Planning Policy Guidance Notes and circulars to form a single consolidated document which promotes sustainable development. It provides a framework within which local people and authorities can produce local and neighbourhood plans.</p>	<p>trends, market trends and the needs of different groups in the community (such as, but not limited to, families with children, older people, people with disabilities, service families and people wishing to build their own homes);</p> <ul style="list-style-type: none"> ■ Consider the needs of people with disabilities by all modes of transport.
<p>Planning for Travellers 2015</p>	<p>The document sets out the proposed new, single Planning Policy for traveller sites.</p>	<p>The new policy aims to:</p> <ul style="list-style-type: none"> ■ enable local planning authorities to make their own assessment to set their own pitch/plot targets ■ encourage local planning authorities to plan for sites over a reasonable timescale ■ protect Green Belt from development ■ reduce tensions between settled and traveller communities in the planning system ■ remove repetition of national planning policy that is set out elsewhere ■ remove unjustified differences in policy in the two circulars, and between the two circulars and other policy statements ■ remove unnecessary guidance and context so that planning policy documents contain only policy ■ ensure that local planning authorities, working together, have fair and effective strategies to meet need through the identification of land for sites ■ promote more private traveller site provision while recognising that there will always be those travellers who cannot provide their own sites ■ reduce the number of unauthorised developments and encampments and make enforcement more effective if local planning authorities have had regard to this policy

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
		<ul style="list-style-type: none"> ▪ ensure that the development plan includes fair, realistic and inclusive policies increase the number of traveller sites, in appropriate locations with planning permission, to address under provision and maintain an appropriate level of supply ▪ reduce tensions between settled and traveller communities in plan making and planning decisions ▪ enable provision of suitable accommodation from which travellers can access education, health, and welfare and employment infrastructure.
Lifetime Homes, Lifetime Neighbourhoods - A National Strategy for Housing in an Ageing Society 2008	This strategy sets out the Governments' response to the global challenge of ageing. It also outlines plans for making sure that there is enough appropriate housing available in future to relieve the forecasted unsustainable pressures on homes, health and social care services.	The vision is to prepare communities for the multiple changes that they will face; to 'future proof' society so that it does not alienate or exclude; and to allow everybody, regardless of age, to participate and enjoy their home and their environment for as long as possible. To succeed in providing appropriate housing and effective care to all in a more targeted manner, there must be a coherent, joined-up, plan – that is why we need a National Strategy for Housing in an Ageing Society.
Sustainable Communities: A Shared Agenda, A Share of the Action. A guide for Local Authorities 2007	This guide shows how local outcomes such as those reflected in the seven shared priorities, can be delivered in a way that helps create genuinely sustainable communities. It highlights the cross-cutting issues which need to be addressed for each outcome.	7 Shared Priorities: <ul style="list-style-type: none"> ▪ Creating safer and stronger communities ▪ Improving the quality of life of older people and children, young people and families at risk ▪ Meeting transport needs more effectively ▪ Promoting healthier communities and narrowing health inequalities ▪ Promoting the economic vitality of localities ▪ Raising standards across our schools ▪ Transforming the local environment
Gloucester's Cultural Vision & Strategy 2016-2026	This paper aims to promote Gloucester as a cultural hub and encourage local leaders and communities to transform the city. The paper outlines the positive impacts increased diverse cultural activity will have on the local areas economy and community regeneration.	Objective 1- Develop artists and arts organisations Objective 2- Broaden the cultural offer Objective 3- Develop a vibrant city centre Objective 4- Develop audiences Objective 5- Put Gloucester on the cultural map Objective 6- Make things happen
Leadership Gloucestershire	Leadership Gloucestershire (LG) brings together public sector organisations	

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
	<p>which allocate and spend significant resources in Gloucestershire. Its role is to provide vision, leadership and strategic direction in those areas where it is vital for organisations to work together to meet the needs of the people and communities of Gloucestershire in the most cost effective way. LG will work together to reduce current costs, minimise future costs and deliver better outcomes for the benefit of the people of Gloucestershire. They will work with others to achieve their objectives.</p>	<ul style="list-style-type: none"> ■ Gloucestershire Health & Wellbeing Board - To oversee the effective functioning of the Gloucestershire Health and Wellbeing Board ■ Driving economic Growth - To work with the Gloucestershire Local Enterprise Partnership (LEP) to ensure they lead and champion the economic growth agenda. ■ Police and Crime - To maintain oversight of police and crime issues, recognising the roles of the new Independent Police and Crime Commissioner and the Police and Crime Panel as scrutiny body. ■ Planning and Infrastructure - The adoption of a "Gloucestershire family" approach to planning and infrastructure development. ■ Assets - The development of a "One Gloucestershire" approach to assets/estates. ■ Shared Services - To oversee the public sector approach to shared services. ■ Troubled Families/Community Budgets - To oversee the development of the Troubled Families/Community Budget initiatives. ■ Promoting Gloucestershire - To promote Gloucestershire and the agreed priorities.
<p>The Sustainable Community Strategy for Tewkesbury Borough 2008 – 2028 (Refreshed November 2010)</p>	<p>The original strategy was developed by the Tewkesbury Borough Local Strategic Partnership which brings together key agencies, organisations and partnerships from the public, private, community and voluntary sectors.</p> <p>The Sustainable Community Strategy plays an important role in providing the long term vision which takes into account these challenges whilst continuing to deliver our local communities priorities</p>	<p>Vision: A Borough of healthy, strong, thriving and sustainable communities, both rural and urban, where people want to live, work and visit.</p> <ul style="list-style-type: none"> ● Ambition 1: A Thriving Economy ● Ambition 2: A Healthy, Safe & Inclusive Community ● Ambition 3: A Sustainable Natural & Built Environment

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
Gloucester City Vision 2012 - 2022	The Gloucester City Vision 2012- 2022 document sets out what we want to achieve for the City over the next ten years. The City Vision lays out our key strategic priorities for the City which all public, private and voluntary sector partners will aspire to deliver. The City Vision will provide an overarching framework for all partner's strategic plans including important City Council documents such as the Joint Core Strategy and the Gloucester City Plan.	Gloucester will be a flourishing, modern and ambitious City, which all residents can enjoy. Aims: <ul style="list-style-type: none"> • A flourishing economy and City Centre which meets the needs of our residents, businesses and visitors. • A vibrant evening economy. • A City which improves through regeneration and development. • A City where people feel safe and happy in their community. • A healthy City with opportunities available to all.
Tewkesbury Borough Council Housing and Homelessness Strategy 2012 - 2016	The Housing and Homelessness Strategy 2012-2016 takes into account the aims of the national strategy but also considers how Tewkesbury will need to work at a more local level to make a real difference to residents across Tewkesbury Borough.	The strategy has four main themes under which a number of priority actions have been identified, each with objectives to be achieved: <ol style="list-style-type: none"> 1. Housing supply and delivery of good quality affordable housing 2. Homelessness and Homelessness Prevention 3. Housing to meet the housing needs of specific groups 4. Neighbourhoods and housing standards
Cheltenham Borough Council Housing and Homelessness Strategy 2012 - 2017	The Housing and Homelessness Strategy 2012-2017 takes into account the aims of the national strategy but also considers how Cheltenham will need to work at a more local level to make a real difference to residents across Cheltenham Borough.	Vision: 'is for residents to be able to access and maintain suitable, affordable accommodation within communities that are safer, stronger and healthier. It sets out the following priorities: <ul style="list-style-type: none"> ▪ Priority 1: To increase the provision of Affordable Housing ▪ Priority 2: To make best use of existing housing stock ▪ Priority 3: To improve access into suitable, affordable accommodation and helping households to stay in their homes for longer ▪ Priority 4: To tackle the causes of homelessness ▪ Priority 5: To create stronger, safer and healthier communities

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
Gloucestershire Health and wellbeing Strategy 2012 – 2032 – Fit For The Future	The aspiration of this strategy is to continue to improve the quality of life for everyone in Gloucestershire within available resources. This is why the strategy spans 20 years, and it aims to be implemented through three-year action plans that are refreshed annually. This will enable measurement of progress in the short, medium and longer term.	Uses the life-course approach: <ul style="list-style-type: none"> ■ Starting well – with a focus on pregnancy and early years to give every child the best start in life ■ Developing Well – a focus on children and young people maximising their capabilities and control over their own lives ■ Living and Working Well – a focus on promoting healthy lifestyles; equitable access to ill-health preventative services; healthy and sustainable physical environments; building social networks and communities and access to good employment opportunities ■ Ageing Well – promoting independence, physical and mental health and wellbeing post-retirement. Under each of the above headings it sets aspirations to achieve in the Gloucestershire area.
YOUR HEALTH, YOUR CARE Our five year vision for Health and Social Care	Over the next five years Your Health, Your Care seeks to support the aspiration of the Health and Wellbeing strategy by putting in place the building blocks to ensure that we can continue to improve the quality of life for everyone in Gloucestershire.	The vision for Gloucestershire Health Community is to have: <ul style="list-style-type: none"> ■ Joined up care for the people of Gloucestershire ■ People empowered to take more control over their own care ■ Mainstream services that are accessible by all vulnerable people, wherever they may live ■ Enhanced outcomes for the population ■ Improved use of resources
Gloucestershire Children and Young People’s Partnership Plan 2015-2018	‘To ensure our children and young people thrive and reach their full potential; providing appropriate support for those families who need it most’	Our vulnerable children, young people and families have an entitlement to Early Help; Targeted Interventions and for some, Intensive Intervention to: <ul style="list-style-type: none"> ■ Enjoy the best start in life ■ Maximize their capabilities and have control over their own lives ■ Be safe from injury, exploitation and harm ■ Work well together to provide right and timely effective intervention for vulnerable children and families as early as possible

Plan/Policy/Programme	Key Message	Targets/Indicators/Objectives
Gloucester, Cheltenham and Tewkesbury Joint Core Strategy (JCS) Submission 2014	The document outlines the future of development (both housing and employment) and associated infrastructure for Gloucester, Cheltenham and Tewkesbury and their surrounding areas up until 2031.	Includes specific strategic objective for promoting healthy communities
Gloucester, Cheltenham and Tewkesbury Joint Core Strategy (JCS) Sustainability Appraisal incorporating Strategic Environmental Assessment (SA/SEA) 2014	The SA/SEA of the JCS has been ongoing since 2008 and is being undertaken alongside the preparation of the plan. This report sets out the SA/SEA of alternatives – reasons for consideration, assessment methods and findings, reasons for selection/rejection, reporting and consultation - throughout the period from 2008-2013. The JCS was assessed against a number of environmental objectives and following the assessment the contents of the JCS has been amended accordingly to reduce/ mitigate any significant impacts.	The SA Framework includes a number of Objectives which either directly or indirectly seek to reduce inequalities.

Appendix II: Equality and Diversity Impact Assessment (EqIA)

EqIA Key and Method Notes:

The assessment uses a simplified version of the SA/SEA appraisal key applied across the draft plan's policies, with the assessment informed by decision aiding questions:

- Will the policy have a negative effect on any of the protected characteristics?
- Will the policy have a negative effect on any of the protected characteristics?
- How can identified negative effect be minimised or removed?
- How can identified positive effect be improved or enhanced?
- Is monitoring of the issues required?

Assessment Key	
+	Positive Effect
-	Negative effect
○	Neutral Effect
?	Unknown or Uncertain Effect

Vision & Objectives

EqIA Protected Characteristics	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation
	1	2	3	4	5	6	7	8	9
Vision	+	+	+	+	+	+	+	+	+
Commentary									
<ul style="list-style-type: none"> The vision should benefit all groups as it seeks to provide a place where a good quality of life is open to all; this will have positive effects on all groups improving their quality of life and meeting the needs of each group's distinctive and individual needs. 									

Draft GCP Objectives	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation
	1	2	3	4	5	6	7	8	9
EqIA Protected Characteristics									
Plan Objectives									
1	+	+	+	+	+	+	+	+	+

Draft GCP Objectives	EqIA Protected Characteristics								
	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation
	1	2	3	4	5	6	7	8	9
2	+	+	+	+	+	+	+	+	+
3	+	+	+	+	+	+	+	+	+
4	+	+	+	+	+	+	+	+	+
5	+	+	+	+	+	+	+	+	+
6	+	+	+	+	+	+	+	+	+
7	+	+	+	+	+	+	+	+	+
8	+	+	+	+	+	+	+	+	+
9	+	+	+	+	+	+	+	+	+
10	+	+	+	+	+	+	+	+	+
11	+	+	+	+	+	+	+	+	+
12	+	+	+	+	+	+	+	+	+
13	+	+	+	+	+	+	+	+	+
14	+	+	+	+	+	+	+	+	+
<p>Commentary</p> <p>Generally, the Principles will have a positive effect on all protected characteristics. In particular, 'To provide a balanced network of local and district centres that provide for the everyday shops, services and facilities needed by the local community', 'To provide a balanced mix of new homes that provide for the needs and aspirations of the local</p>									

Draft GCP Objectives	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation									
										1	2	3	4	5	6	7	8	9
										community, working with neighbouring authorities where they are providing for housing needs of the Gloucester community', 'To improve educational attainment, skills and learning opportunities', 'To protect and enhance the City's leisure, recreation and environmental assets, including valuable heritage, public open space, allotments, areas of nature conservation, sensitive landscapes, playing fields and sporting facilities', 'To tackle poverty and deprivation in the worst affected areas of the City', 'To ensure that development minimises its impact on climate change through sustainable construction and design, encourages the use of sustainable forms of transport and integrates with and makes the most of existing infrastructure' and 'To improve health and wellbeing through good design that promotes opportunities for all residents to lead 'activity lives', by providing access to good quality open spaces, playing fields and community facilities, and protecting air quality and residents from pollution and contamination' will have greater positive effects on all social groups by improving accessibility, providing buildings which will meet their needs and be of a good quality and also providing flexible and adaptable buildings and places that are resilient to climate change and flooding. None of the Objectives are biased towards one particular protected characteristic.								

Draft Policies

Draft GCP Policy topics EqIA Protected Characteristics									
	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation
	1	2	3	4	5	6	7	8	9
Historic Environment (E1-E4)	+	+	+	+	+	+	+	+	+
Commentary <ul style="list-style-type: none"> These Policies are also likely to lead to positive effects on the protected characteristics as they aim to protect and enhance the environment in which the protected groups live. This can have benefits in terms of health and cultural well-being for all groups. 									
Health and Wellbeing (D1-D15)	+	+	+	+	+	+	+	+	+
Commentary <ul style="list-style-type: none"> Strongly positive effects for all groups through provision of and access to healthy activities; additional benefits through provision of allotments with locally grown food and health/well-being benefits 									
Flooding and Water Management (F7-F10)	+	+	+	+	+	+	+	+	+
Commentary <ul style="list-style-type: none"> These Policies are likely to lead to positive effects on the protected characteristics as they aim to protect and enhance the environment in which the protected groups live. This can have benefits in terms of health and cultural well-being for all groups. 									
Design (G1-G17)	+	+	+	+	+	+	+	+	+
Commentary									

Draft GCP Policy topics	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation									
										1	2	3	4	5	6	7	8	9
<ul style="list-style-type: none"> These Policies are likely to lead to positive effects on the protected characteristics as they aim to protect and enhance the environment in which the protected groups live. This can have benefits in terms of health and cultural well-being for all groups. 																		
Climate Change (F1-F10, G16)	+	+	+	+	+	+	+	+	+									
Commentary <ul style="list-style-type: none"> These Policies are likely to lead to positive effects on the protected characteristics as they aim to enhance the environment in which the protected groups live and support healthy functioning ecosystems on which people depend. This can have benefits in terms of health and cultural well-being for all groups. 																		
Natural Environment (F1-F10)	+	+	+	+	+	+	+	+	+									
Commentary <ul style="list-style-type: none"> These Policies are likely to lead to positive effects on the protected characteristics as they aim to protect and enhance the environment in which the protected groups live. This can have benefits in terms of health and cultural well-being for all groups. 																		
Retail and City / Town Centres (C1-C6)	+	+	+	+	+	+	+	+	+									
Commentary <ul style="list-style-type: none"> Overall these policies should have positive benefits for all groups through increasing accessibility in the City 																		
Sustainable Transport (H1, G2, G6, G11, G14, I1)	+	+	+	+	+	+	+	+	+									
Commentary																		

Draft GCP Policy topics EqIA Protected Characteristics	Age	Disability	Gender Reassignment	Marriage and Civil partnership	Pregnancy and Maternity	Race	Religion or belief	Sex	Sexual Orientation
	1	2	3	4	5	6	7	8	9
<ul style="list-style-type: none"> Overall these policies should have positive benefits for all groups through increasing accessibility in the City 									
Economy and Employment (B1-B5)	+	+	+	+	+	+	+	+	+
Commentary <ul style="list-style-type: none"> Overall these policies have benefits for all groups and protected characteristics as employment is known to have positive effects on health and well-being 									
Housing (A1-A10)	+	+	+	+	+	+	+	+	+
Commentary <ul style="list-style-type: none"> The housing policies should benefit all groups overall as they seek to increase the availability and quality of housing in the City 									